



Asturia
Community Development District

Susan Coppa, Chairman

Jonathan Tietz, Vice Chairman

Jesse Lamb, Assistant Secretary

Samuel Whitten, Assistant Secretary

Donald Fotz, Assistant Secretary

December 9, 2025

AGENDA

Astoria Community Development District

Agenda

Tuesday
December 9, 2025
6:00 p.m.

Seat 5: - C - Susan Coppa	
Seat 3: - VC - Jonathan Tietz	
Seat 4: - AS - Jesse Lamb	
Seat 2: - AS - Samuel Whitten	
Seat 1: - AS - Donald Foltz	

Astoria Clubhouse
14575 Promenade Parkway
Odessa, FL 33556

Zoom Link: <https://us06web.zoom.us/j/8260385621>

Meeting ID: 826 038 5621

Passcode: dS3D6Q

Zoom Phone #: (305) 224-1968

Audit Committee Meeting

- I. Roll Call
- II. Selection of Audit Evaluation Criteria
- III. Adjournment

Board of Supervisors Meeting

- I. Roll Call
- II. Pledge of Allegiance
- III. Audience Comments on Specific Items on the Agenda (Audience Comments **LIMITED to 3 Minutes per Person for Agenda Items**)
- IV. Staff Reports
 - A. District Engineer
 - B. Land Use Counsel
 - C. Landscape Manager
 1. Landscape Report
 2. Irrigation Inspection Reports
 3. Consideration of the RedTree Proposal for Fertilizer
 4. Consideration of the RedTree Proposal for Watering Truck
 - D. Aquatic's Manager
 1. Report

2. Consideration of Blue Water Aquatics Proposal for Wetland Buffer Areas
- E. Field Manager
 1. Action Item List
 2. Consideration of GMS Proposal for Field Maintenance Services
 3. Consideration of GPS Pools #3 Inc Proposal for Swimming Pool Tile
 4. Consideration of Proposals for Pool Pump Repairs & Sand Replacement
 - i. Stoner Family Spa & Pool
 - F. District Counsel
 1. Discussion of Parking Policy *(To Be Provided Under Separate Cover)*
 - G. District Manager
 1. Discussion of Transition List *(To Be Provided Under Separate Cover)*
 2. Discussion of Letter Sent by Supervisor Coppa to Pasco County
- V. Business Matters
 - A. Approval of the November 11, 2025 Meeting Minutes
 - B. Report of the Audit Committee
 - C. Consideration of Resolution 2026-07 Amending the Designation of Resolution Number 2025-12
 - VI. Financial Reports
 - A. October - November 2025 Check Register
 - B. Combined Balance Sheets
 1. September 2025
 2. October 2025
 - C. Special Assessment Receipts Schedule
 1. September 2025
 2. October 2025
 - VII. Supervisors' Requests and General Audience Comments – New Business (limited to 3 minutes per individual for non-agenda items)
 - VIII. Next Regularly Scheduled Board of Supervisors Workshop is January 13, 2026 at 6:00 p.m. at Asturia Clubhouse
 - IX. Next Regularly Scheduled Board of Supervisors Meeting is January 27, 2026 at 6:00 p.m. at Asturia Clubhouse
 - X. Adjournment

Meetings are open to the public and may be continued to a time, date and place certain. For more information regarding this CDD please visit the website: asturiacdd.org

AUDIT COMMITTEE MEETING

SECTION II

**BOARD OF
SUPERVISOR'S
MEETING**

SECTION IV

SECTION C

SECTION 1



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

Astoria, CDD
LANDSCAPE MAINTENANCE REPORT
November 2025

TO: District Management – Clayton Smith
Astoria, CDD. Board of Supervisors

FROM: John Burkett, Account and Client Manager – RedTree Landscape Systems

Grounds Maintenance

- Mowing operations are on schedule.
- Detail operations are on schedule
- Tree elevations are near completed.

Irrigation

- Wet checks are being performed at the property at this time.

Pest Control and Fertilization

- Integrated Pest Management (IPM) was performed as needed.

Work Orders / Service requests

- Please do not hesitate to send any service requests to our Service Desk at service@redtreelandscape.com. Property name, photographs and coordinates (street names, etc.) are all extremely helpful in assuring that we can address any concerns promptly.

SECTION 2



powered by SmartLink Network ®

Inspection #12

Date: Nov 04, 2025 9:56 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	14826 Renaissance Ave
Location	
Model	
Modules	11
Controller ID	144931

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	Sun , Wed
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S - North of controller	Pass										
2	D - Playground	Pass										
3	S-By controller and Renaissance	Pass										
Bad valve												
4	S- Sidewalk on Verona Lane	Pass										
5	D- Verona Lane	Pass										
6	R-Verona Lane	Pass										
7	S- By road on Verona Lane	Pass										
8	S - North side of Trails Edge Boulevard	Pass										
9	R - North side of Trails Edge Boulevard	Pass						1				
10	D- North side of Trails Edge Boulevard	Pass										
11	R - By Renaissance Avenue	Pass										
12	S- By mailboxes on Renaissance	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
13	D - Down the path, towards the	Pass										
14	B- Down the path, towards the bridge	Pass										
15	R -Down the path, towards the	Pass										
16	S - Down the path, by the house	Pass										
17	B- Northwest Aviles Pkwy	Pass						1				
18	S- Northwest Aviles Pkwy	Pass										
19	S- North Aviles Pkwy	Pass										
20	S- Northeast Aviles Pkwy	Pass										
21		Pass										
22		Pass										
23		Pass										

Zone #1 - 11-04-25 10:01 am CST



Zone #2 - 11-04-25 10:08 am CST



Zone #3 - 11-04-25 10:01 am CST



Zone #4 - 11-04-25 10:09 am CST



Zone #5 - 11-04-25 10:10 am CST



Zone #6 - 11-04-25 10:11 am CST



Zone #7 - 11-04-25 10:12 am CST



Zone #8 - 11-04-25 10:12 am CST



Zone #10 - 11-04-25 10:14 am CST



Zone #10 - 11-04-25 10:14 am CST



Zone #11 - 11-04-25 10:15 am CST



Zone #12 - 11-04-25 10:15 am CST



Zone #13 - 11-04-25 10:16 am CST



Zone #13 - 11-04-25 10:16 am CST



Zone #14 - 11-04-25 10:17 am CST



Zone #15 - 11-04-25 10:18 am CST



Zone #16 - 11-04-25 10:19 am CST



Zone #17 - 11-04-25 10:21 am CST



Zone #20 - 11-04-25 10:25 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 18, 2025 7:42 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15138 Caravan Ave
Location	
Model	
Modules	10
Controller ID	146020

Water Days as of Nov 18, 2025	
Program A	Sun , Tue
Program B	Sun , Tue
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- In plant beds, by Gathering Way	Pass										
2	S- Center by Gathering Way	Pass			1							
3	S- Road by Gathering Way	Pass										
4	S- In plant bed, by controller	Pass										
5	R- By controller	Pass										
6	Bubbler by timer	Pass										
7	S- In plant bed by mailboxes	Pass										
8	S- Road by mailboxes	Pass										
9	S- Both sides of Hearth Drive	Pass										
10	S- In plant beds both ends of Island	Pass										
11	Bed on the right side	Pass										
12	Bubblers field	Pass							1			
13	S-Plant bed by Delancey Street	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	N/A	Pass										
15	S- Both ends of island	Pass										
16	N/A	Pass										
17	R-North end of island	Pass										
18	R-Center island	Pass										
19	R-South end of island	Pass										
20		Pass										

Zone #1 - 11-18-25 7:48 am CST



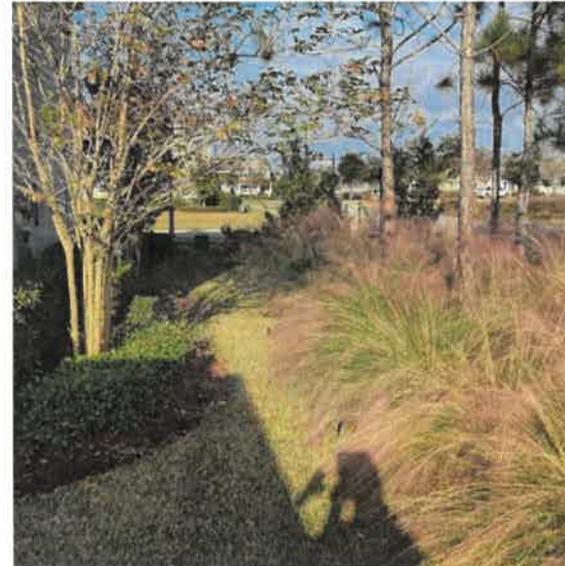
Zone #2 - 11-18-25 7:48 am CST



Zone #3 - 11-18-25 7:50 am CST



Zone #4 - 11-18-25 7:52 am CST



Zone #5 - 11-18-25 7:55 am CST



Zone #7 - 11-18-25 7:58 am CST



Zone #8 - 11-18-25 8:00 am CST



Zone #9 - 11-18-25 8:02 am CST



Zone #10 - 11-18-25 8:03 am CST



Zone #11 - 11-18-25 8:06 am CST



Zone #12 - 11-18-25 8:07 am CST



Zone #12 - 11-18-25 8:08 am CST



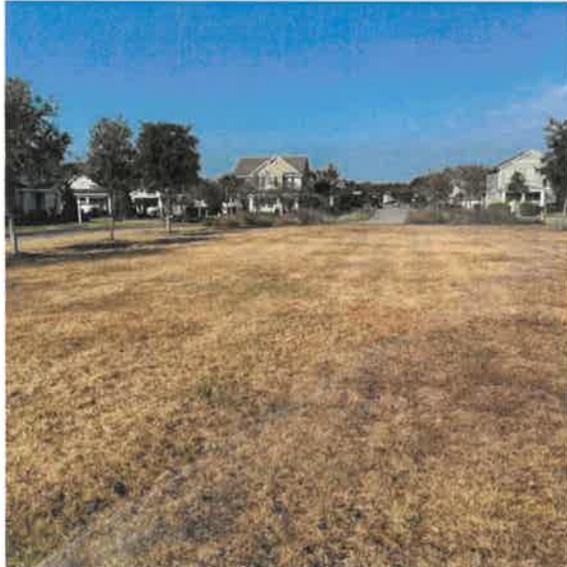
Zone #13 - 11-18-25 8:11 am CST



Zone #14 - 11-18-25 8:15 am CST



Zone #18 - 11-18-25 8:17 am CST



Zone #19 - 11-18-25 8:19 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 18, 2025 8:53 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15216 Caravan Ave
Location	
Model	
Modules	8
Controller ID	146008

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- By Gathering Way	Pass										
2	S- In plant beds by Gathering Way	Pass										
3	S- By road by Gathering Way	Pass										
4	S- Center grass by Gathering Way	Pass										
5	B on trees	Pass										
6	S- Both ends of island	Pass										
7	R- Southwest in island	Pass										
8	R- Southeast island	Pass										
9	R- Northeast of island	Pass										
10	R- Northwest of island	Pass										
11	NA	Pass										
12	NA	Pass										
13	S-By controller, road	Pass	1									

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	S-By controller, center	Pass										
15	S- By controller, plant beds	Pass										
16		Pass										

Zone #1 - 11-18-25 8:58 am CST



Zone #2 - 11-18-25 8:59 am CST



Zone #3 - 11-18-25 9:01 am CST



Zone #4 - 11-18-25 9:03 am CST



Zone #6 - 11-18-25 9:07 am CST



Zone #7 - 11-18-25 9:08 am CST



Zone #8 - 11-18-25 9:11 am CST



Zone #9 - 11-18-25 9:12 am CST



Zone #10 - 11-18-25 9:15 am CST



Zone #10 - 11-18-25 9:15 am CST



Zone #11 - 11-18-25 9:17 am CST



Zone #13 - 11-18-25 9:17 am CST



Zone #14 - 11-18-25 9:18 am CST



Zone #15 - 11-18-25 9:20 am CST





powered by SmartLink Network ®

Inspection #9

Date: Nov 18, 2025 7:22 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15233 Renaissance Ave
Location	
Model	
Modules	5
Controller ID	145999

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- By controller	Pass										
2	S- West of Zone 1	Pass										
3	S- West end by road	Pass										
4	S- West end by sidewalk	Pass										
5	R- By lake	Pass										
6	B- By Zone 5	Pass										
7	R- By controller	Pass										
8	D- By controller	Pass										
9	B- By controller	Pass										
10		Pass										



powered by SmartLink Network ®

Inspection #9

Date: Nov 18, 2025 7:16 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15301 Aviles Pkwy
Location	
Model	
Modules	3
Controller ID	145026

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	Bubbler	Pass										
2	S- By controller	Pass										
3	S- West of Zone 2	Pass										
4	S- Across the street from Zone 3	Pass										
5	S-East of Zone 4	Pass										
6		Pass										



powered by SmartLink Network ®

Inspection #10

Date: Nov 04, 2025 9:32 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	2781 Long Bow Way
Location	
Model	
Modules	5
Controller ID	144906

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	R-By controller	Pass										
2	D-By controller	Pass										
3	S- Along road	Pass										
4	R- By park bench	Pass										
5	R- By mailboxes	Pass										
6		Pass										
7	S-Bike trail entrance	Pass										
8	D-Bike trail exit	Pass										
9	S-Bike trail entrance	Pass										
10	S-By controller	Pass										
11		Pass										

Zone #1 - 11-04-25 9:36 am CST



Zone #2 - 11-04-25 9:37 am CST



Zone #3 - 11-04-25 9:38 am CST



Zone #4 - 11-04-25 9:39 am CST



Zone #5 - 11-04-25 9:40 am CST



Zone #7 - 11-04-25 9:42 am CST



Zone #8 - 11-04-25 9:43 am CST



Zone #9 - 11-04-25 9:44 am CST



Zone #10 - 11-04-25 9:44 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 04, 2025 9:24 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	2995 Long Bow Way
Location	
Model	
Modules	6
Controller ID	144919

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	R-By controller	Pass										
2	S-By controller	Pass										
3	D-By controller	Pass										
4	R-North of park benches	Pass										
5		Pass										
6		Pass										
7	Zone 7	Pass										
8	D-North of lake	Pass										
9	B-North end of lake	Pass										
10	D- End of Trails Edge Blvd	Pass										
11	R-End of Trails Edge Blvd	Pass										
12	S-End of Trails Edge Blvd	Pass										
13		Pass										

Zone #1 - 11-04-25 9:26 am CST



Zone #2 - 11-04-25 9:26 am CST



Zone #3 - 11-04-25 9:27 am CST



Zone #4 - 11-04-25 9:27 am CST





powered by SmartLink Network ®

Inspection #12

Date: Nov 18, 2025 7:01 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturlan Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	Clubhouse A
Location	
Model	
Modules	49
Controller ID	121174

Water Days as of Nov 18, 2025	
Program A	Mon , Wed , Fri
Program B	Tue , Fri
Program C	Sun , Wed , Sat
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	N/A	Pass										
2	S-R- of Clubhouse / C / Island	Pass										
3	R-L-Front Clubhouse	Pass										
4	S-L-Front of Clubhouse	Pass										
5	S/B Outside Parking Clubhouse	Pass										
6	S/B Back of Clubhouse, near	Pass										
7	S-Cornerstone / Caravan	Pass										
8	D-Cornerstone / Caravan	Pass										
9	R-Cornerstone/Caravan	Pass										
10	R-Cornerstone / Caravan Park /	Pass										
11	S- of End of Cornerstone / Park	Pass										
12	12 D-of End of Cornerstone / Park	Pass										
13	13 R- of end of Cornerstone / Park	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	14 R-of End of Comerstone / Park	Pass										
15	15 R-of End of Comerstone / Park	Pass										
16	16 N/A	Pass										
17	17 N/A	Pass										
18	18 N/A	Pass										
19	19 S-14515-14465 Promenade	Pass										
20	20 N/A	Pass										
21	21 N/A	Pass										
22	22 Corner of Promenade	Pass										
23	23 Corner of Promenade	Pass										
24	24 R-Main Intersection Clubhouse	Pass										
25	25 Ann / D C / Island front of	Pass										
26	26 S-Asturia Pkwy	Pass										
27	27 R-Asturia Pkwy	Pass										
28	28 S-Asturia Pkwy C / Island	Pass										
29	29 S-Asturia Pkwy exit	Pass										
30	30 Ann-Asturia Pkwy monument	Pass										
31	31 R-Asturia Pkwy exit	Pass										
32	32 Stub, entrance side N/A	Pass										
33	33 S-Asturia Pkwy entrance	Pass										
34	34 S -Asturia Pkwy entrance	Pass										
35	35 S -Asturia Pkwy entrance	Pass										
36	36 S -Asturia Pkwy entrance	Pass										
37	37 N/A	Pass										
38	38 Ann-Promenade C / Island	Pass										
39	39 S- East of Asturian on Promenade	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
40	40 N/A	Pass										
41	41 N/A	Pass										
42	42 N/A	Pass										
43	43 N/A	Pass										
44	43 N/A	Pass										
45	45 N/A	Pass										
46	46 N/A	Pass										
47	47 N/A	Pass										
48	48 N/A	Pass										
49	49 N/A	Pass										
50	50 N/A	Pass										
51	51 N/A	Pass										
52	52 N/A	Pass										
53	54 N/A	Pass										
54	54 N/A	Pass										
55	55 N/A	Pass										
56	56 D-Parking Clubhouse	Pass										
57	57 S-Parking Clubhouse	Pass										
58	58 S-Comerstone	Pass										
59	59 D-Front Clubhouse	Pass										
60	60 D-inside Pool Area	Pass										
61	61 R- Back Clubhouse	Pass										
62	62 S-Back Clubhouse Pool	Pass										
63	63 R-Back Clubhouse Pool	Pass										
64	64 D-Back Clubhouse Pool	Pass										
65	65 R-Back Clubhouse Pool	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
66	66 R-Back Clubhouse Pool	Pass										
67	67 R-Back Clubhouse Pool	Pass										
68	68 D-Back Clubhouse Pool	Pass										
69	69 N/A	Pass										
70	70 R-Clubhouse	Pass										
71	71 D - Ann / Clubhouse Intersection	Pass										
72	72 R-Clubhouse	Pass										
73	73 S-Front Well Clubhouse	Pass										
74	74 N/A S-Promenade/Claymoor	Pass										
75	75 S-Promenade/Claymore	Pass										
76	76 S-Promenade, Between Claymore	Pass										
77	77 S-Promenade, between Claymore	Pass										
78	78 S-Promenade, between Claymore	Pass										
79	79 S-Promenade, between Claymore	Pass										
80	80 S-Promenade, between Claymore	Pass										
81	81 S-Promenade, between Claymore	Pass										
82	82 S- Promenade, between Hearth &	Pass										
83	83 S-Promenade Between Hearth	Pass										
84	Station 084	Pass										
85	85 S-Promenade, between Gathering	Pass										
86	86 S-Promenade Between Gathering	Pass										
87	87 S-Promenade, between Gathering	Pass										
88	88 S-Promenade, between Pergola &	Pass										
89	89 S-Promenade, between Pergola &	Pass										
90	90 S-Promenade, between Pergola &	Pass										
91	91 D-Promenade, left Stone Table	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
92	92 s-Promenade, right Stone Table	Pass										
93	93 s-Promenade, between Stone	Pass										
94	94 S-Promenade, between Stone	Pass										
95	95 S-Promenade, right of Secret	Pass										
96	96 S-Promenade, Secret Cove &	Pass										
97	97 S-Promenade, between Stone	Pass										
98	98 S-Promenade Between Stone Table	Pass										
99		Pass										



powered by SmartLink Network ®

Inspection #12

Date: Nov 04, 2025 9:56 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	14826 Renaissance Ave
Location	
Model	
Modules	11
Controller ID	144931

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	Sun , Wed
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S - North of controller	Pass										
2	D - Playground	Pass										
3	S-By controller and Renaissance	Pass										
Bad valve												
4	S- Sidewalk on Verona Lane	Pass										
5	D- Verona Lane	Pass										
6	R-Verona Lane	Pass										
7	S- By road on Verona Lane	Pass										
8	S - North side of Trails Edge Boulevard	Pass										
9	R - North side of Trails Edge Boulevard	Pass						1				
10	D- North side of Trails Edge Boulevard	Pass										
11	R - By Renaissance Avenue	Pass										
12	S- By mailboxes on Renaissance	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
13	D - Down the path, towards the	Pass										
14	B- Down the path, towards the bridge	Pass										
15	R -Down the path, towards the	Pass										
16	S - Down the path, by the house	Pass										
17	B- Northwest Aviles Pkwy	Pass						1				
18	S- Northwest Aviles Pkwy	Pass										
19	S- North Aviles Pkwy	Pass										
20	S- Northeast Aviles Pkwy	Pass										
21		Pass										
22		Pass										
23		Pass										

Zone #1 - 11-04-25 10:01 am CST



Zone #2 - 11-04-25 10:08 am CST



Zone #3 - 11-04-25 10:01 am CST



Zone #4 - 11-04-25 10:09 am CST



Zone #5 - 11-04-25 10:10 am CST



Zone #6 - 11-04-25 10:11 am CST



Zone #7 - 11-04-25 10:12 am CST



Zone #8 - 11-04-25 10:12 am CST



Zone #10 - 11-04-25 10:14 am CST



Zone #10 - 11-04-25 10:14 am CST



Zone #11 - 11-04-25 10:15 am CST



Zone #12 - 11-04-25 10:15 am CST



Zone #13 - 11-04-25 10:16 am CST



Zone #13 - 11-04-25 10:16 am CST



Zone #14 - 11-04-25 10:17 am CST



Zone #15 - 11-04-25 10:18 am CST



Zone #16 - 11-04-25 10:19 am CST



Zone #17 - 11-04-25 10:21 am CST



Zone #20 - 11-04-25 10:25 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 18, 2025 7:42 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15138 Caravan Ave
Location	
Model	
Modules	10
Controller ID	146020

Water Days as of Nov 18, 2025	
Program A	Sun , Tue
Program B	Sun , Tue
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- In plant beds, by Gathering Way	Pass										
2	S- Center by Gathering Way	Pass			1							
3	S- Road by Gathering Way	Pass										
4	S- In plant bed, by controller	Pass										
5	R- By controller	Pass										
6	Bubbler by timer	Pass										
7	S- In plant bed by mailboxes	Pass										
8	S- Road by mailboxes	Pass										
9	S- Both sides of Hearth Drive	Pass										
10	S- In plant beds both ends of Island	Pass										
11	Bed on the right side	Pass										
12	Bubblers field	Pass							1			
13	S-Plant bed by Delancey Street	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	N/A	Pass										
15	S- Both ends of island	Pass										
16	N/A	Pass										
17	R-North end of island	Pass										
18	R-Center island	Pass										
19	R-South end of island	Pass										
20		Pass										

Zone #1 - 11-18-25 7:48 am CST



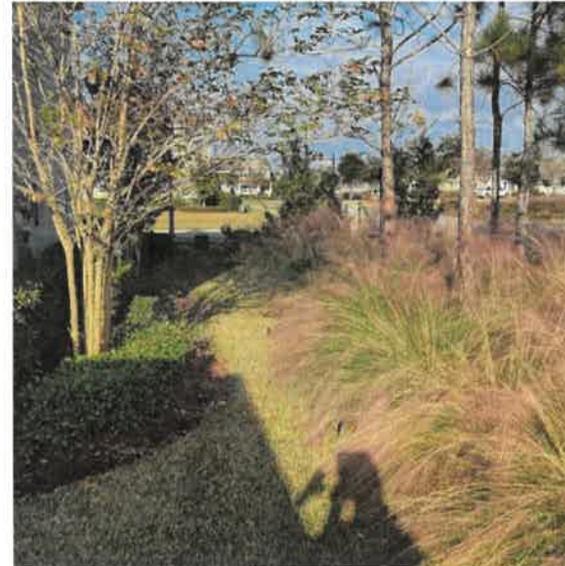
Zone #2 - 11-18-25 7:48 am CST



Zone #3 - 11-18-25 7:50 am CST



Zone #4 - 11-18-25 7:52 am CST



Zone #5 - 11-18-25 7:55 am CST



Zone #7 - 11-18-25 7:58 am CST



Zone #8 - 11-18-25 8:00 am CST



Zone #9 - 11-18-25 8:02 am CST



Zone #10 - 11-18-25 8:03 am CST



Zone #11 - 11-18-25 8:06 am CST



Zone #12 - 11-18-25 8:07 am CST



Zone #12 - 11-18-25 8:08 am CST



Zone #13 - 11-18-25 8:11 am CST



Zone #14 - 11-18-25 8:15 am CST



Zone #18 - 11-18-25 8:17 am CST



Zone #19 - 11-18-25 8:19 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 18, 2025 8:53 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15216 Caravan Ave
Location	
Model	
Modules	8
Controller ID	146008

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- By Gathering Way	Pass										
2	S- In plant beds by Gathering Way	Pass										
3	S- By road by Gathering Way	Pass										
4	S- Center grass by Gathering Way	Pass										
5	B on trees	Pass										
6	S- Both ends of island	Pass										
7	R- Southwest in island	Pass										
8	R- Southeast island	Pass										
9	R- Northeast of island	Pass										
10	R- Northwest of island	Pass										
11	NA	Pass										
12	NA	Pass										
13	S-By controller, road	Pass	1									

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	S-By controller, center	Pass										
15	S- By controller, plant beds	Pass										
16		Pass										

Zone #1 - 11-18-25 8:58 am CST



Zone #2 - 11-18-25 8:59 am CST



Zone #3 - 11-18-25 9:01 am CST



Zone #4 - 11-18-25 9:03 am CST



Zone #6 - 11-18-25 9:07 am CST



Zone #7 - 11-18-25 9:08 am CST



Zone #8 - 11-18-25 9:11 am CST



Zone #9 - 11-18-25 9:12 am CST



Zone #10 - 11-18-25 9:15 am CST



Zone #10 - 11-18-25 9:15 am CST



Zone #11 - 11-18-25 9:17 am CST



Zone #13 - 11-18-25 9:17 am CST



Zone #14 - 11-18-25 9:18 am CST



Zone #15 - 11-18-25 9:20 am CST





powered by SmartLink Network ®

Inspection #9

Date: Nov 18, 2025 7:22 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15233 Renaissance Ave
Location	
Model	
Modules	5
Controller ID	145999

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	S- By controller	Pass										
2	S- West of Zone 1	Pass										
3	S- West end by road	Pass										
4	S- West end by sidewalk	Pass										
5	R- By lake	Pass										
6	B- By Zone 5	Pass										
7	R- By controller	Pass										
8	D- By controller	Pass										
9	B- By controller	Pass										
10		Pass										



powered by SmartLink Network ®

Inspection #9

Date: Nov 18, 2025 7:16 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	15301 Aviles Pkwy
Location	
Model	
Modules	3
Controller ID	145026

Water Days as of Nov 18, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	Bubbler	Pass										
2	S- By controller	Pass										
3	S- West of Zone 2	Pass										
4	S- Across the street from Zone 3	Pass										
5	S-East of Zone 4	Pass										
6		Pass										



powered by SmartLink Network ®

Inspection #10

Date: Nov 04, 2025 9:32 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	2781 Long Bow Way
Location	
Model	
Modules	5
Controller ID	144906

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	R-By controller	Pass										
2	D-By controller	Pass										
3	S- Along road	Pass										
4	R- By park bench	Pass										
5	R- By mailboxes	Pass										
6		Pass										
7	S-Bike trail entrance	Pass										
8	D-Bike trail exit	Pass										
9	S-Bike trail entrance	Pass										
10	S-By controller	Pass										
11		Pass										

Zone #1 - 11-04-25 9:36 am CST



Zone #2 - 11-04-25 9:37 am CST



Zone #3 - 11-04-25 9:38 am CST



Zone #4 - 11-04-25 9:39 am CST



Zone #5 - 11-04-25 9:40 am CST



Zone #7 - 11-04-25 9:42 am CST



Zone #8 - 11-04-25 9:43 am CST



Zone #9 - 11-04-25 9:44 am CST



Zone #10 - 11-04-25 9:44 am CST





powered by SmartLink Network ®

Inspection #10

Date: Nov 04, 2025 9:24 am
Inspector: Shaun Seymour

Site	
Name	Asturia CDD
Address	Asturian Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	2995 Long Bow Way
Location	
Model	
Modules	6
Controller ID	144919

Water Days as of Nov 04, 2025	
Program A	Sun , Wed
Program B	
Program C	
Program D	

	Location	Valve Status	Clogged Nozzle	Blocked Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	R-By controller	Pass										
2	S-By controller	Pass										
3	D-By controller	Pass										
4	R-North of park benches	Pass										
5		Pass										
6		Pass										
7	Zone 7	Pass										
8	D-North of lake	Pass										
9	B-North end of lake	Pass										
10	D- End of Trails Edge Blvd	Pass										
11	R-End of Trails Edge Blvd	Pass										
12	S-End of Trails Edge Blvd	Pass										
13		Pass										

Zone #1 - 11-04-25 9:26 am CST



Zone #2 - 11-04-25 9:26 am CST



Zone #3 - 11-04-25 9:27 am CST



Zone #4 - 11-04-25 9:27 am CST





powered by SmartLink Network ®

Inspection #12

Date: Nov 18, 2025 7:01 am
Inspector: Shaun Seymour

Site	
Name	Asturla CDD
Address	Asturlan Parkway
City	Odessa
ST	Florida
Zip	33556

Controller	
Name	Clubhouse A
Location	
Model	
Modules	49
Controller ID	121174

Water Days as of Nov 18, 2025	
Program A	Mon , Wed , Fri
Program B	Tue , Fri
Program C	Sun , Wed , Sat
Program D	

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
1	N/A	Pass										
2	S-R- of Clubhouse / C / Island	Pass										
3	R-L-Front Clubhouse	Pass										
4	S-L-Front of Clubhouse	Pass										
5	S/B Outside Parking Clubhouse	Pass										
6	S/B Back of Clubhouse, near	Pass										
7	S-Cornerstone / Caravan	Pass										
8	D-Cornerstone / Caravan	Pass										
9	R-Cornerstone/Caravan	Pass										
10	R-Cornerstone / Caravan Park /	Pass										
11	S- of End of Cornerstone / Park	Pass										
12	12 D-of End of Cornerstone / Park	Pass										
13	13 R- of end of Cornerstone / Park	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
14	14 R-of End of Comerstone / Park	Pass										
15	15 R-of End of Comerstone / Park	Pass										
16	16 N/A	Pass										
17	17 N/A	Pass										
18	18 N/A	Pass										
19	19 S-14515-14465 Promenade	Pass										
20	20 N/A	Pass										
21	21 N/A	Pass										
22	22 Corner of Promenade	Pass										
23	23 Corner of Promenade	Pass										
24	24 R-Main Intersection Clubhouse	Pass										
25	25 Ann / D C / Island front of	Pass										
26	26 S-Asturia Pkwy	Pass										
27	27 R-Asturia Pkwy	Pass										
28	28 S-Asturia Pkwy C / Island	Pass										
29	29 S-Asturia Pkwy exit	Pass										
30	30 Ann-Asturia Pkwy monument	Pass										
31	31 R-Asturia Pkwy exit	Pass										
32	32 Stub, entrance side N/A	Pass										
33	33 S-Asturia Pkwy entrance	Pass										
34	34 S -Asturia Pkwy entrance	Pass										
35	35 S -Asturia Pkwy entrance	Pass										
36	36 S -Asturia Pkwy entrance	Pass										
37	37 N/A	Pass										
38	38 Ann-Promenade C / Island	Pass										
39	39 S- East of Asturian on Promenade	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
40	40 N/A	Pass										
41	41 N/A	Pass										
42	42 N/A	Pass										
43	43 N/A	Pass										
44	43 N/A	Pass										
45	45 N/A	Pass										
46	46 N/A	Pass										
47	47 N/A	Pass										
48	48 N/A	Pass										
49	49 N/A	Pass										
50	50 N/A	Pass										
51	51 N/A	Pass										
52	52 N/A	Pass										
53	54 N/A	Pass										
54	54 N/A	Pass										
55	55 N/A	Pass										
56	56 D-Parking Clubhouse	Pass										
57	57 S-Parking Clubhouse	Pass										
58	58 S-Comerstone	Pass										
59	59 D-Front Clubhouse	Pass										
60	60 D-inside Pool Area	Pass										
61	61 R- Back Clubhouse	Pass										
62	62 S-Back Clubhouse Pool	Pass										
63	63 R-Back Clubhouse Pool	Pass										
64	64 D-Back Clubhouse Pool	Pass										
65	65 R-Back Clubhouse Pool	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
66	66 R-Back Clubhouse Pool	Pass										
67	67 R-Back Clubhouse Pool	Pass										
68	68 D-Back Clubhouse Pool	Pass										
69	69 N/A	Pass										
70	70 R-Clubhouse	Pass										
71	71 D - Ann / Clubhouse Intersection	Pass										
72	72 R-Clubhouse	Pass										
73	73 S-Front Well Clubhouse	Pass										
74	74 N/A S-Promenade/Claymoor	Pass										
75	75 S-Promenade/Claymore	Pass										
76	76 S-Promenade, Between Claymore	Pass										
77	77 S-Promenade, between Claymore	Pass										
78	78 S-Promenade, between Claymore	Pass										
79	79 S-Promenade, between Claymore	Pass										
80	80 S-Promenade, between Claymore	Pass										
81	81 S-Promenade, between Claymore	Pass										
82	82 S- Promenade, between Hearth &	Pass										
83	83 S-Promenade Between Hearth	Pass										
84	Station 084	Pass										
85	85 S-Promenade, between Gathering	Pass										
86	86 S-Promenade Between Gathering	Pass										
87	87 S-Promenade, between Gathering	Pass										
88	88 S-Promenade, between Pergola &	Pass										
89	89 S-Promenade, between Pergola &	Pass										
90	90 S-Promenade, between Pergola &	Pass										
91	91 D-Promenade, left Stone Table	Pass										

	Location	Valve Status	Clogge d Nozzle	Blocke d Head	Broken Head	Raise Head	Lower Head	Broken Drip Micro Spray	Broken Lateral	Broken Main	Scope	Estimated Cost
92	92 s-Promenade, right Stone Table	Pass										
93	93 s-Promenade, between Stone	Pass										
94	94 S-Promenade, between Stone	Pass										
95	95 S-Promenade, right of Secret	Pass										
96	96 S-Promenade, Secret Cove &	Pass										
97	97 S-Promenade, between Stone	Pass										
98	98 S-Promenade Between Stone Table	Pass										
99		Pass										

SECTION 3



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

AMENITIES CENTER AND FIELD AREA
NEAR POOL:
SUPPLEMENTAL FERTILIZATION PROPOSAL
FOR
ASTURIA CDD

Attention: Brian Young, District Manager
November 24th, 2025

Scope of Work:

This project includes the application of Milorganite with Iron at the amenities center and field area near pool.

Work includes:

- Application of Milorganite with Iron at the amenities center and field area near pool.
- All labor, materials, equipment and dumping fees.



Price: **\$2,500.00**

Authorized Signature to Proceed

_____/_____/_____
Date of Authorization

Proposal submitted by John Burkett, Account Manager
jburkett@redtreelandscape.com / Cell phone: (727) 267-2059

SECTION 4



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday, FL 34690

November 18, 2025

Watering Truck Proposal

For

Astoria CDD

Attn: Matt Azriel

Mazriel@gms-tampa.com

- Total of 2 landscape specialists on the property from 8:00 a.m. to 3:30 p.m. (1 hour lunch during this time).
- 2000-gallon watering truck.
- Targeting stressed turf areas when the county shuts water down.
- Includes all labor & fuel

Total: \$2,500.00 per day plus water fees (Water will be sourced from fire hydrants on the property and will be metered)

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.com / Cell phone: (727) 426.3679

SECTION D

SECTION 1

Aquatic Services Report

Technician

Doug Fitzhenry

Job Details

Service Date	11/14/2025
Customer	Asturia CDD
Weather Conditions	Sunny
Wind	2ene
Temperature	72
Multiple Sites Treated	Yes



Ponds Treated Information

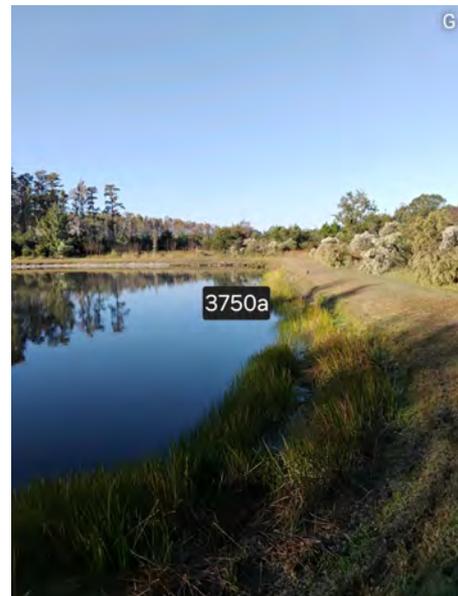
Repeatable - 3 Count

1 of 3

Pond Numbers	All
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Grasses
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	Low
Restrictions	None
Observations/Recommendations	Sites treated for invasive growth

Pictures

Aquatic Services Report



Aquatic Services Report



Aquatic Services Report



2 of 3

Pond Numbers

3 2 x 5 3740c 3410

Service Performed

Treatment

Work Performed

Algae

Equipment Used

ATV/UTV

Water Level

Low

Restrictions

None

Observations/Recommendations

Sites treated for algae

3 of 3

Pond Numbers

Star sumps

Service Performed

Treatment

Work Performed

Midge Fly / Mosquito Control

Equipment Used

Backpack

Water Level

Low

Restrictions

None

Observations/Recommendations

Sumps treated for mosquitoes

Aquatic Services Report



Aquatic Services Report

Technician

Doug Fitzhenry

Job Details

Service Date	11/21/2025
Customer	Asturia CDD
Weather Conditions	Sunny
Wind	2e
Temperature	79
Multiple Sites Treated	Yes

 Ponds Treated Information	Repeatable - 1 Count
1 of 1	

Pond Numbers	2 3 4 5 x
Service Performed	Treatment
Work Performed	<input checked="" type="checkbox"/> Algae
Equipment Used	<input checked="" type="checkbox"/> ATV/UTV
Water Level	Low
Restrictions	None
Observations/Recommendations	Sites treated for algae

SECTION 2



Special Service Agreement

This Special Service Agreement, dated December 5, 2025, is made between **Blue Water Aquatics, Inc.** (hereinafter “Blue Water Aquatics”) located at 5119 State Road 54, New Port Richey, FL 34652, and **Asturia CDD** (hereinafter the “Customer”), c/o Government Management Services 4530 Eagle Falls Pl., Tampa, FL 33619.

Project Site: Wetland Buffer Areas by Ponds 3510C, 3500D, (3) WCS along Aviles Pkwy

Contract Term: This Agreement is for a one-time service as described herein. Any additional services will be provided only upon additional terms as agreed to by the parties in writing.

General Conditions: Blue Water Aquatics will provide the following services:

1. **Item A: Wetland Buffer Mowing by Marsh Master** - Restore 10ft wide path via brush mowing along the path outlined in blue on the attached map.
2. **Item B: Repair Hog Damage** – Utilize a mini excavator to level and regrade the pond bank and path outlined in green on the attached map. Sod is not included.
3. **Item C: Clear Water Control Structure and Culverts** – Treat Primrose Willow within the areas indicated in blue on the attached map. Primrose will be mowed via excavator and/or Marsh Master machinery. No vegetation will be removed from site. The vegetation will be masticated on site and left in the wetland.

Item D: Labor and Supplemental Materials – All material and labor are included.

Item A:	Marsh Master Mowing	\$2,500.00
Item B:	Repair Hog Damage	\$500.00
Item C:	Clear MES and Culverts	\$1,000.00
Item D:	Labor & Supplemental Materials	Included

TOTAL COST OF PROJECT:	\$4,000.00
-------------------------------	-------------------

The above price is effective for ninety (90) days from the date of this proposal.

Customer is aware that weather conditions such as, but not limited to, rain and wind may cause a delay in service. It is understood that depending on the length and severity of weather conditions, it may take Blue Water Aquatics varying amounts of time to fulfill all work covered under this Agreement. Blue Water Aquatics will exercise its best judgment for the services needed, based upon existing conditions at that time. Blue Water Aquatics shall not be liable for any delay in performing the services, nor liable for any failure to provide the services, due to any cause beyond its reasonable control.

Payment of Services: Customer agrees to pay Blue Water Aquatics within thirty (30) days of invoice for work performed. *Accepted forms of payments are Cash, Money Order, Check, Zelle, ACH or Credit Card (credit card payments will incur a 3.5% credit card fee for every credit card transaction).* Any account



over sixty (60) days past due is subject to suspension of future work under this Agreement. Customer will be charged interest at the rate of one and one-half percent (1 ½%) per month until the account is fully paid.

In the event that Blue Water Aquatics shall institute any collection proceedings against Customer with respect to its delinquent account, then Customer agrees to pay to Blue Water Aquatics on demand, an amount which is equal to all costs, charges and expenses paid or incurred by Blue Water Aquatics in pursuing such collection, including, without limitation, all reasonable attorney's fees, court costs and other litigation expenses in connection therewith.

Disclaimer: While Blue Water Aquatics makes every effort to thoroughly inspect the site before providing this contract proposal or beginning any work, it is possible, without fault or negligence, that unforeseen circumstances may arise, or that hidden conditions on the site might be found in the course of the performance of the contract work. Such conditions may result in additional time or material costs that exceed this contract pricing. Should this occur, the Customer will be notified of these unforeseen circumstances or conditions and what the anticipated costs may be.

By signing this Agreement, the Customer acknowledges that they have informed Blue Water Aquatics of all known and relevant current site conditions that would be reasonable to successfully complete the contracted work. (Possible conditions may include: permits, site access, site parking, staging areas, fencing, obstructions or gate codes)

Insurance: Blue Water Aquatics will maintain the following insurance coverage: Workers' Compensation, General Liability, Automotive Liability and Property and Casualty. A Certificate of Insurance will be provided upon request. A Certificate of Insurance naming the Customer as "Additional Insured" may be provided upon Customer request, with Customer agreeing to pay for any additional costs associated with such request.

E-Verify: Blue Water Aquatics utilizes the federal E-Verify program in contracts with public employers as required by Florida State Law and acknowledges all the provisions of Florida Statute 448.095 are incorporated herein by reference and hereby certifies it will comply with the same.

Addenda: See attached map, survey, and report (where applicable).

*Chris Thompson, President
Blue Water Aquatics, Inc.*

Customer Signature

Printed Name & Title

12/5/2025
Date

Date

ASTURIA CDD Wetland Buffer Mowing, Hog Damage Repair Project Site Map



ASTURIA CDD WCS and Culvert Clearing Project Site Map



SECTION E

SECTION 1

ASTURIA CDD- FIELD ACTION ITEMS LIST

ASTURIA CDD- FIELD MANAGEMENT ACTION ITEMS LIST					
Description	Vendor	Status	Proposal \$	Priority	Notes
Proposal for Fertilization install	RedTree	Proposal	\$ 2,500.00	High	Install Milorganite to the areas around the clubhouse and stressed turf areas.
Proposal for Watering Truck	RedTree	Proposal	\$2500 p/day Plus water fees	High	Targeting stressed turf areas when the county shuts water down.
Pool Filtration systems leaking	Pool Vendor	Proposal	Stoner Pools \$12,418.39 Florida Pools \$	Not Started	Proposal to be presented at meeting.
Pool Resurfacing- Seeking Proposals	GMS/Vendor	Proposal		Not Started	Multiple patch repairs made in previous years. patches are failing and other areas deteriorating. seeking proposals for resurfacing from vendors.
Golf Cart Bridge @Aviles Pkwy- Timber Intentions	Timber Intentions	Proposal		Not Started	Proposal received is high. GMS inspecting bridge for other repair options more cost effective.
ADA Warning Pads	Tampa Maintenance	Discussion		Not Started	10/30 Initial site report multiple intersections and walking areas with severely worn ADA Strips. Discussion with board, Comprehensive list would be needed to determine actual amount of intersections
Pond @ Gathering Way & Renaissance- Erosion @ Culvert	Aquatics	Discussion		Not Started	Upon initial site report Pond found to have erosion around culvert. Field Manager MA to follow up with aquatics vendor for proposal
Property Power Washing	Vendor	Proposal			Seeking proposals from vendors to perform extensive power wash clean up
Solar Lighting for all bridges- Includes lighted Bollards for Aviles Bridge	Tampa Maintenance	Proposal		Not Started	GMS team to install Solar lights to all 3 Bridges to illuminate walk paths. Will be on site to install a few test options to caravan bridge and monitor aesthetics and quality of use prior to presenting board a proposal .
Signs- Missing/ Loose	Tampa Maintenance/Vendor	In Progress		Medium	Romaner Graphics actively working on street signs. 1- MISSING crosswalk ahead and crosswalk here signs on crosswalk at Edge Blvd & Eve Ct. 2-MISSING street name sign on corner Aviles pkwy & Santilla Lp.
New Outlet Added on Golf Cart Side for Xmas Lights	Field Staff	Completed		High	Unable to reach DGH electric, field staff installed new outlet

SECTION 2



DATE: December 4, 2025
 TO: Asturia Community Development District Board Of Supervisors
 FROM: Clayton Smith, Governmental Management Services
 SUBJECT: Proposal for Field Maintenance Services

Governmental Management Services – Central Florida, LLC. (“GMS”) was contracted by the Asturia Community Development District (“DISTRICT”) for District and Field Management Services effective October 25th, 2025.

Pursuant to our prior discussions, attached is a Proposal (“Exhibit A”) to modify the scope of services in this Agreement to include providing GMS Field Maintenance Services to your Community.

We currently service 90+ CDD clients in the State of Florida with our maintenance team and are well positioned to support this District. In this Proposal, I am providing Field Maintenance service options for your consideration. We look forward to continuing to serve this Board and the Asturia community. Thank you,

/s/ Clayton Smith

Clayton Smith
 Director of GMS Field Operations & Maintenance Services
 Mobile: (407) 201-1514
 Email: csmith@gmscfl.com

Accepted and approved as of the _____ day of December,
 2025, Asturia Community Development District

By: _____
 Name, Title

Signature

CC: Brian Young, Asturia CDD District Manager
 Jason Greenwood – GMS Tampa Managing Director
 Darrin Mossing, GMS President
 Keith Nelson, GMS Chief Operating Officer

ORLANDO
 219 E. Livingston St.
 Orlando, FL 32801
 (407) 941-3324

JACKSONVILLE
 3636 Florida Mining Blvd. W
 Suite 303
 Jacksonville, FL 32227
 (904) 944-3333

ST. AUGUSTINE
 475 West Town Place
 Suite 114
 St. Augustine, FL 32052
 (904) 200-7007

FT. LAUDERDALE
 3636 N. US 90 SW
 Sunrise, FL 33301
 (954) 121-0001

TAMPA
 4555 Eagle Falls Pl
 Tampa, FL 33619
 (813) 344-4044

PALM COAST
 363 Palm Coast Parkway SW
 Suite 4
 Palm Coast, FL 32137
 (904) 344-3333

KNOXVILLE
 100 Bradford Way
 Kingston, TN 37763
 (603) 111-1100



Exhibit A

GOVERNMENTAL MANAGEMENT SERVICES-CFL, LLC

1. Field Maintenance Services Proposal

The following standard services are proposed under the Field Operations Management and Maintenance Services agreement between Governmental Management Services-CFL, LLC ("MANAGER") and the Asturia Community Development District ("DISTRICT").

Field Maintenance Services

- At the direction of the Board of Supervisors, District Manager, and/or Field Operations Manager, maintenance staff will facilitate and complete maintenance requests for the Community; by performing general handyman services, pressure washing, painting, basic concrete repairs, basic non-licensed plumbing repairs, basic non-licensed electrical repairs, cleaning when needed, trash removal, basic carpentry, interior and exterior building maintenance, preventative maintenance inspections as defined further below.
- Field Maintenance staff will keep a monthly log of all maintenance tasks performed.
- Field maintenance staff will take direction from the Field Operations manager and report any identified deficiencies.
- Field Maintenance staff will arrive onsite ready to work with proper hand tools, power tools, ladders, and other required tools. They will arrive in a GMS Maintenance vehicle.
- Additional gas powered equipment, trailers or other supplemental equipment will be at an additional cost.
- At any time should a task require additional labor, allotted hours can be used to provide additional staff for a day or the district can pay for additional maintenance hours at the normal GMS maintenance rates.

Field Maintenance Staff Services include but are not limited to the following and are based on GMS Discretion:

- Plumbing: Unclog drains and toilets; repair faucets, pipes, and fittings; install and maintain water filters.
Note: Any tasks requiring a licensed plumber are excluded and must be referred to a licensed professional.
- Electrical: Replace light bulbs, fixtures, and electrical outlets; install ceiling fans and smoke detectors; troubleshoot minor electrical issues.
Note: Any work requiring a licensed electrician is excluded and must be referred to a licensed professional.
- Carpentry: Build or repair shelves, cabinets, and furniture; repair or replace wooden trim, molding, and doors; install or repair flooring and deck boards.
- Painting and Drywall: Prepare and paint interior and exterior surfaces; repair and patch drywall, including sanding and texturing; perform touch-ups and refinishing as needed.
- Installation Tasks: Assemble and install furniture, appliances, and fixtures; install blinds, curtains, and other window treatments; mount televisions, mirrors, and artwork.
- Preventive Maintenance: Conduct regular property inspections to identify and address potential issues early; perform routine maintenance such as changing air filters, cleaning gutters, and removing trash.
- Customer Service: Communicate professionally with residents, board members, and district staff.
- Construction Services: Perform minor concrete repairs, including sidewalk grinding.

Compensation

The above outlined and Field Maintenance Services will be provided for the fixed monthly fee outlined in the following chart plus reimbursable expenses for but not limited to postage, courier services, printing, copying, and repair materials/supplies.



<p align="center">Services (Charged In Equal Monthly Amounts Excludes Reimbursable Expenses)</p>	<p align="center">GMS Annual Fees</p>
<p>Field Maintenance & Repair Services:</p> <ul style="list-style-type: none"> ● The Maintenance Technician is an <u>onsite</u> part-time position. <ul style="list-style-type: none"> ● Including: General handyman services, Pressure Washing, Basic non-licensed Electrical Repairs, Basic non-licensed Plumbing Repairs, Painting, cleaning, trash removal, etcetera. ● The proposal includes <u>One Full Day</u> per week <u>onsite</u> at the District. ● The Agreement is based on a daily rate of \$495, which includes labor, mobilization, and charges for non-gas-powered equipment. It also provides priority, dedicated hours allocated to the District each week. The hours and days of service will be scheduled at the direction of the District Manager and/or the Field Operations Manager. ● A separate proposal may be submitted for pre-approval for larger-scope repair projects. 	<p align="center">\$ 25,740.00</p>
<p>Additional Services:</p> <ul style="list-style-type: none"> ● All other requested items not specifically denoted in Exhibit “A” will be subject to either a flat rate proposal or an hourly rate proposal to the District. 	

References

GMS prides itself on the timely delivery of quality services to its clients. As a result, our clients as well as the other CDD industry professionals have come to recognize and appreciate the quality of the services we provide. GMS encourages its prospective clients to call our references and learn what other district supervisors, developers, attorneys, engineers, and financial professionals are saying about us. The following table contains just a few of the clients and professionals that are pleased to serve as our references:

Paul Cilia

Chair, Forest Brooke CDD
Vista Palms, 5019 Grist Mill Ct,
Wimauma, FL 33598
seat3@forestbrookecdd.org

Kristen Brooks

Chair, Belmont CDD
10050 Paseo Al Mar Blvd,
Wimauma, FL 33598
Boardmember5@belmontcdd.com

Tami Taylor

Chair, Estancia CDD
4000 Estancia Blvd,
Wesley Chapel, FL 33543
seat1@estanciawiregrasscdd.com



SECTION 3

Estimate

7844 Land O Lakes Blvd
Land O Lakes, FL 34638

Date	Estimate #
11/13/2025	Pool

Name / Address
Asturia CDD 14575 Promenade Parkway Odessa, Fl. 33556 248-832-1386

Item	Description	Qty	Cost	Class	Total
TILE 1 (non up...	Install 6x6 swimming pool tile. (the upper pool tile is in good shape and we can retain the upper waterline tile and save money on the pool project if you decide to retain the pool tile)	320	27.00		8,640.00
Tile (Deco)	Numerical tile on upper pool tile line (optional if you decide not to replace the upper waterline tile)	50	25.00		1,250.00
Tile 3 - Upgrad...	Install Tile 2x3 swimming pool tile (upgrade non skid gutter tile- code requirement) TO INCLUDE THE GUTTER, STEPS, AND BENCH EDGES	490	28.00		13,720.00
Tile (Deco)	Swim lane and kick off 6x6 non skid	75	30.00		2,250.00
Tile (Deco)	white belly band dividers in the pool (removal of old band and float the floor to accept new tile)	105	35.00		3,675.00
Floor Fitting M01	floor return extension collar and top grate	28	39.99		1,119.72
	2x4 frame and grate for gutter	36	32.50		1,170.00
18X18 WHITE...	18X18 WHITE .75" DEEP STAR SUCTION COVER SET (MAIN DRAINS IN THE POOL)	2	475.00		950.00
16x32 Plaster P...	Process of resurfacing the interior Blue Stone with Black flakes A. Drain pool B. Remove hydrostatic plug in the main drain	1	48,500.00		48,500.00

Subtotal		
Sales Tax (7.5%)		
Total		

Estimate

7844 Land O Lakes Blvd
 Land O Lakes, FL 34638

Date	Estimate #
11/13/2025	Pool

Name / Address
Asturia CDD 14575 Promenade Parkway Odessa, Fl. 33556 248-832-1386

Item	Description	Qty	Cost	Class	Total
	C. Saw cut line under existing water level tile (only if keeping old tile) E. Remove hollow spots in the old marcite finish (up to 15% of surface area) F. Apply bonding agent to pool area to insure proper adhesion of new finish (some areas by jets or tile line may not get covered all the way around) H. Hand trowel to a smooth finish (see Premix Marbletite for more info on dips, bumps and trowel marks on the finish.) I. Install new VGBA main drain(s) J. Install new remodel fittings for pool jet returns K. Refill from owners water supply, hoses need to be present and reach the pool (if on a well please alert us immediately so we can recommend chems for the initial fill up to reduce staining) Premix Marbletite Corporation, Marquis Series. Warranty is provided by Premix Marbletite Corporation for a 10 year period from the install date for defects in the material. See www.premixmarbletite.com for details on their warranty. (Water by nature is very corrosive and the pool balance needs to be taken care of and tested regularly) A one year labor warranty is provided by GPS Pools on workmanship of projects provided all invoices are paid in full once the project is completed.				
			Subtotal		\$81,274.72
			Sales Tax (7.5%)		\$0.00
			Total		\$81,274.72

SECTION 4

SECTION i

ESTIMATE



Prepared For

Matt Azriel @asturia
(813) 344-4844

Stoner Family Spa And Pool

Phone: (727) 277-9645
Email: stonerfamilypools@gmail.com

Estimate # 602
Date 08/03/2025

Description	Rate	Quantity	Total
Filter sand per 50 lb 4000 lbs per filter	\$21.7594	160	\$3,481.50
Pea gravel per 50 lb 2500 lbs per filter	\$22.7956	100	\$2,279.56
Miami filter top gasket	\$253.8597	2	\$507.72
Miami filter flange/gasket/bolt kit	\$191.69	2	\$383.38
Labor Sand change labor	\$1,865.0917	2	\$3,730.18
Exhaust fan for vac pac	\$336.7527	1	\$336.75
2.5" valve	\$46.6273	1	\$46.63
1" water meter	\$259.0405	1	\$259.04

4" pvc	\$15.5424	8	\$124.34
4 in PVC fittings, \$15 each			
6" butterfly valve	\$414.4648	1	\$414.46
6" pvc fittings	\$25.9041	3	\$77.71
Display for variable speed drive	\$777.1215	1	\$777.12
Subtotal			\$12,418.39
Total			\$12,418.39

Notes:

Here is the estimate you requested for replacing the sand in two commercial filters, repairing leaky plumbing, replacing gaskets, install exhaust fan and equipment area, flow meter for autofill.

Pool will need to be closed for 2 days,









SECTION G

SECTION 2

Susan Coppa, Chairperson
Asturia Community Development District
14575 Promenade Parkway

Pantos Nectarios, Pasco County Planning
RE: Land Development Feedback and Requests - Planned Construction of Rangeland Boulevard and Impact on Asturia CDD

To Whom it May Concern,

On behalf of the Asturia Community Development District (CDD), I am writing to provide feedback and requests regarding the planned construction of Rangeland Boulevard and its impact on our community.

We understand that Rangeland Boulevard will be constructed and wish to work collaboratively with Pasco County to ensure the project addresses the needs of Asturia residents.

To minimize disruption to our community, we request that Long Bow Way and Trails Edge Drive be terminated at their current endpoints to prevent through traffic, with access maintained for emergency vehicles only. Removable barriers, such as bollards or gates, should be installed to prevent unauthorized vehicle access. We anticipate that residents will utilize Lakepointe Parkway to access Rangeland Boulevard.

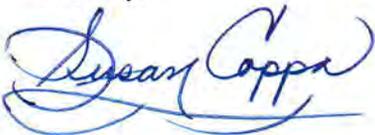
For the pedestrian crossing of Rangeland Boulevard, we strongly recommend the option that includes a pedestrian underpass to ensure safe and convenient passage for our residents.

To mitigate the impact of the new roadway, a substantial green space and vegetative buffer should be established between Rangeland Boulevard and Asturia. Ideally, this buffer would have a minimum width of 100 feet and incorporate a dense planting of evergreen trees and shrubs to effectively reduce noise and visual intrusion. We understand there may be space constraints, and we are open to discussing a narrower buffer, provided it still provides adequate mitigation for our residents. In addition, effective sound screening measures, such as a sound wall or berm, should be implemented.

Finally, we strongly encourage Pasco County to improve access to the Starkey Wilderness Preserve by developing a formal park entrance with amenities such as parking, trails, and restrooms. This would provide significant recreational benefits to Asturia residents and the wider community.

We appreciate your attention to these matters and are available to meet with you and/or County staff for further discussion.

Sincerely,



Susan Coppa, Chairperson, Asturia Community Development District

SECTION V

SECTION A

**MINUTES OF MEETING
ASTURIA
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Asturia Community Development District was held on Tuesday, **November 11, 2025** at 6:00 p.m. at the Asturia Clubhouse, 14575 Promenade Parkway, Odessa, Florida.

Present and constituting a quorum:

Susan Coppa	Chairwoman
Jonathan Tietz	Vice Chairman
Samuel Whitten	Assistant Secretary
Donald Foltz	Assistant Secretary

Also present were:

Brian Young	District Manager, GMS
Lindsay Moczynski <i>by Zoom</i>	District Counsel, Kilinski Van Wyk
Matt Azriel	GMS
Chris Thompson	Aquatics Vendor
John Burkett	RedTree Landscaping
Jane Graham <i>by Zoom</i>	Land Use Counsel, Sunshine City Law
Kendall Hahn <i>by Zoom</i>	MBS Capital Markets

The following is a summary of the discussions and actions taken at the November 11, 2025 Asturia Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Young called the meeting to order at 6:00 p.m. and called roll. Four Board members were present constituting a quorum.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Board and staff participated in the pledge of allegiance.

THIRD ORDER OF BUSINESS

Audience Comments on Specific Items on the Agenda

Mr. Young opened the meeting for audience comments. Hearing no comments, he asked if Supervisors had any requests or comments on agenda items.

The Board asked that staff contact DGH Electric because the new outlet near the golf cart area has not been installed yet. He noted that they need the new outlet before they install Christmas lights.

Resident (Denise Greco) asked if the Board was able to look into the Traffic Enforcement Agreement. Ms. Coppa stated they did find that they have an agreement; she noted they would also be talking about changing some procedures for parking.

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Engineer

Mr. Young stated that he touched base with the District Engineer but did not have any updates from her. Ms. Coppa stated that the engineers were working on speed bumps. Mr. Tietz noted that they have a basic site plan for speed bumps from the engineers, which details location and signage requirements. He noted that those locations are slightly different than what they identified, but they are similar enough that there shouldn't be any issue with using the same site plans. Mr. Tietz stated that Pasco County has no process for CDDs to submit approval, they said they would come up with one but they did not hear back from the county. Mr. Young noted that if the roads are privately owned, Pasco County typically allows communities to make changes as long as they are compliant with DOT.

Ms. Coppa brought up speed bump requirements regarding bus stops, and the Board discussed moving the bus stop location.

B. Land Use Counsel

1. Consideration of Sunshine City Law Proposal for Additional Funds

Ms. Jane Graham stated that at the last meeting the Board asked her to move forward with writing a letter to Land Tower relating to the cost share agreement. She noted that she was still working on drafting that letter but had almost finished the 22 hours she was allotted to work. She asked the Board for additional hours to complete drafting the letter and to start discussions with Land Tower's counsel. Mr. Young noted that Ms. Graham was request an additional 8 hours totaling \$2,800.

On MOTION by Mr. Tietz, seconded by Mr. Whitten, with all in favor, the Sunshine City Law Proposal for Additional Funds, was approved.

FIFTH ORDER OF BUSINESS

Business Items

A. MBS Capital Presentation for the Series 2016 Bond Refunding

Ms. Hahn presented bond refunding information for the Series 2016 bonds which were eligible for a May 1, 2026 refunding. Ms. Coppa questioned if they would be required to move their money again to a different bank, like they did for the 2014 refunding. Ms. Hahn stated that was not on the table for this refunding.

On MOTION by Mr. Foltz, seconded by Ms. Coppa, with all in favor, Authorizing MBS Capital to Keep the Board Informed on the Series 2016 Bond Refunding, was approved.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Landscape Manager

1. Landscape Report

Mr. John Burkett with RedTree reviewed the landscape report that was included in the agenda package. He reported that mowing operations are on schedule and they have been evaluating trees throughout the community. They have been aggressively treating plant bed weeds and weeds growing in plants and ornamental grasses. He noted that they started the Fusilade program.

Ms. Coppa asked Mr. Burkett to keep her informed on when they start fertilizer so they can put signs up and flyers in the community to warn homeowners. The Board noted that the sod along the main boulevard coming into the community looks dead and questioned if that would come back.

2. Irrigation Inspection Reports

Mr. Burkett reported that the Irrigation Department will be submitting reclaimed water requests to Pasco County every Tuesday until further notice. The ongoing request schedule is necessary due to Pasco County main line breaks the prior week, which temporarily reduced irrigation water supply in the area.

B. Aquatic's Manager

1. Report

Mr. Chris Thompson reviewed the Aquatic Services Report from Blue Water Aquatics, Inc. which was included in the agenda package for Board review. Mr. Thompson noted that District counsel sent drainage issue letter. Pond 350, two residents did not respond. Three have been fixed completely and five have responded to the letters. Mr. Thompson discussed erosion on Pond 350. The Board asked staff to work with SWFWMD regarding an extension on the District's inspection.

2. Consideration of Blue Water Aquatic's Proposal for Brazilian Peppers and Chinese Tallows

Mr. Thompson reviewed the proposal for Brazilian Peppers and Chinese Tallows. The Board directed Mr. Young to add this cost as a line item in the Fiscal Year 2027 budget.

C. Field Manager

1. Site Report

Mr. Azriel reviewed the site report which was included in the agenda package for the Board to review. He noted that the pavers are complete and two of the three bridges are complete and have been reopened.

2. Action Items List

Mr. Azriel reviewed the action items list and which items were currently in progress and which items had not been started yet. The Board directed Mr. Azriel to obtain proposals for the third bridge repair and obtain quotes for solar lighting on all the bridges. Mr. Young noted that they are working with a vendor to assess the community for ADA compliance.

D. District Counsel

Ms. Moczynski noted that they will be monitoring the 2026 legislative sessions for any items that could affect the District. She reminded Board members to complete their ethics training before December 31st.

E. District Manager

1. Discussion of Transition List *(To Be Provided Under Separate Cover)*

Mr. Young noted that they found a duplicate resolution for 2025, and on the next agenda they will have a resolution to clean that item up. Mr. Young reviewed the transition list for the Board. Ms. Coppa noted that the District had been charged multiple times to fix the sensors on the treadmill. The Board directed Mr. Young and Mr. Azriel to review the treadmills and optional services, and after discussion the Board approved a not to exceed amount of \$950 for Phenomenal Exercise for the treadmills.

On MOTION by Ms. Coppa, seconded by Mr. Foltz, with all in favor, a Not to Exceed of \$950 for Estimate from Phenomenal Exercise and Direction for Mr. Young and Mr. Azriel to review details and remove optional services, was approved.

SEVENTH ORDER OF BUSINESS

Business Matters

A. Approval of the October 14, 2025 Meeting Minutes

Mr. Young presented the minutes from the October 14, 2025 meeting and asked for any comments, corrections, or changes.

On MOTION by Mr. Tietz, seconded by Mr. Whitten with all in favor, the October 14, 2025 Meeting Minutes, were approved.

B. Consideration of Resolution 2026-06 Announcement of Board Seats Up for the November General Election

Mr. Young stated that seat 4 and seat 5 would be up for general election in November.

On MOTION by Mr. Tietz, seconded by Mr. Foltz, with all in favor, Resolution 2026-02 Announcement of Board Seats Up for the November General Election, was approved.

C. Discussion of Parking Procedures and Permit Process

Mr. Young opened the discussion for parking procedures and permit process. Ms. Coppa was appointed by the Board as the liaison to work with counsel on the policies. POA will be the enforcement for towing.

On MOTION by Mr. Tietz, seconded by Mr. Foltz, with all in favor, Authorizing Ms. Coppa as the Liaison to Work with District counsel on Parking and Towing Policy, was approved.

D. Appointment of Audit Committee

Mr. Young stated that they suggest the current Board sit as the Audit Committee. The Audit Committee will review proposals from audit firms and select the audit vendor.

On MOTION by Mr. Tietz, seconded by Mr. Foltz, with all in favor, Appointing the Board of Supervisors as the Audit Committee, was approved.

EIGHTH ORDER OF BUSINESS

Supervisors’ Requests and General Audience Comments

Mr. Young asked for Supervisor requests and audience comments.

Mr. Foltz requested that staff follow up with the sign vendor, Romaner, as he is not happy with the company’s work. The Board would like the sidewalks pressure washed around the community.

Ms. Coppa stated that she would like to hire a part time maintenance worker. Ms. Coppa asked that Judy have the ability to purchase necessary items for the community, and Mr. Young stated that he would give Judy access to their Amazon account to make those purchases.

NINTH ORDER OF BUSINESS

Next Scheduled Board Meeting is December 9, 2025 at 6:00 p.m. at Asturia Clubhouse

Mr. Young stated the next scheduled meeting is Tuesday, December 9, 2025 at 6:00 p.m. at Asturia Clubhouse.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Young asked for a motion to adjourn the meeting.

On MOTION by Mr. Tietz, seconded by Mr. Foltz, with all in favor, the meeting was adjourned at 9:04 p.m.

Secretary/Assistant Secretary

Chair/Vice Chair

SECTION C

RESOLUTION 2026-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT AMENDING THE DESIGNATION OF RESOLUTION NUMBER OF RESOLUTION 2025-12, APPROVING THE FISCAL YEAR 2026 PROPOSED BUDGET AND SETTING THE PUBLIC HEARING; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Asturia Community Development District (“District”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, on June 10, 2025, the Board of Supervisors of the District (“Board”) adopted Resolution 2025-12, approving the proposed budget for Fiscal Year 2025/2026 (the “**Proposed Budget**”) and setting a public hearing on the Proposed Budget, attached hereto as **Exhibit A**; and

WHEREAS, the District had previously assigned number “2025-12” to a resolution setting forth the specific terms of the District’s Special Assessment Refunding Bond, Series, 2025; and

WHEREAS, the Board desires to re-designate the resolution number for Resolution 2025-12, approving the Proposed Budget and setting a public hearing on the Proposed Budget, attached hereto as **Exhibit A**, as “Resolution 2025-12A.”

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The recitals as stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

SECTION 2. The Board hereby re-designates the resolution number for Resolution 2025-12, approving the Proposed Budget and setting a public hearing on the Proposed Budget, attached hereto as **Exhibit A**, as “Resolution 2025-12A.”

SECTION 3. All other provisions of Resolution 2025-12A, as re-designated, shall remain in full force and effect and shall be construed to the maximum extent of the law to effectuate the purpose of this Resolution.

SECTION 4. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 5. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 9th day of December 2025.

ATTEST:

**ASTURIA COMMUNITY DEVELOPMENT
DISTRICT**

Secretary / Assistant Secretary

By: _____
Its: _____

Exhibit A: Resolution 2025-12, approving the Proposed Budget and setting a public hearing on the Proposed Budget, now “Resolution 2025-012A.”

Exhibit A:

Resolution 2025-12, now “Resolution 2025-12A”

[Resolution attached beginning on the following page]

RESOLUTION 2025- _12_

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2025/2026 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Asturia Community Development District (“**District**”) prior to June 15, 2025, a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2025 and ending September 30, 2026 (“**Fiscal Year 2025/2026**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2025/2026 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE:	August 12, 2025
HOUR:	6:00 p.m.
LOCATION:	Asturia Clubhouse 14575 Promenade Parkway Odessa, Florida 33556

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Pasco County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District’s Secretary is further directed to post the approved Proposed Budget on the District’s website at least two days before the budget hearing date as set forth in Section 2 and to ensure that it remains on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

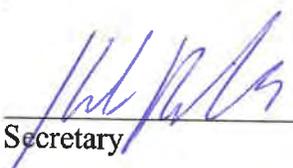
6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 10th day of June, 2025.

ATTEST:

**ASTURIA COMMUNITY
DEVELOPMENT DISTRICT**



Secretary

By: 

Its: Chairwoman

Exhibit A: Proposed Budget



FY 2026 PROPOSED BUDGET

STATEMENT 1
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
GENERAL FUND (O&M)

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
I. REVENUE						
SPECIAL ASSMNTS- TAX COLLECTOR	\$ 1,003,227	\$ 1,028,251	\$ 1,020,959	\$ 999,002	\$ 1,253,761	232,802
SPECIAL ASSMNTS- DISCOUNTS	(6,793)		-		-	-
FUND BALANCE FORWARD			20,000		-	(20,000)
INTEREST - INVESTMENTS	3,820	49,105		38,627	-	-
OTHER MISCELLANEOUS REVENUES	15,015	17,381	15,000	330	-	(15,000)
CLUBHOUSE RENTALS	10,580	7,097	4,000	3,423	-	(4,000)
EVENT FEES	518		2,500		-	(2,500)
ACCESS CARDS		360	200		-	(200)
TOTAL REVENUE	1,026,367	1,102,194	1,062,659	1,041,382	1,253,761	191,102
II. EXPENDITURES						
GENERAL ADMINISTRATIVE						
SUPERVISOR FEES	14,200	14,982	15,000	5,800	15,000	-
PAYROLL FEES & WORKMANS COMP INSURANCE				-	1,800	1,800
PAYROLL TAXES-FICA	384	1,190	1,377	736	1,377	-
DISTRICT MANAGER	54,322	48,800	48,000	22,297	48,000	-
TRUSTEE FEES	6,000	6,015	8,500	2,500	8,500	-
ARBITRAGE	1,900	650	1,300	1,300	1,300	-
DISSEMINATING AGENT	-	-	-	-	-	-
PUBLIC OFFICIALS INSURANCE	3,730	3,458	4,496	3,700	4,496	-
LEGAL ADVERTISEMENTS	1,887	2,305	1,500	1,085	3,000	1,500
DUES, LICENSES, SUBSCRIPTIONS	175	175	175	175	175	-
WEBSITE HOSTING	5,724	3,602	5,500	2,765	5,500	-
LEGAL SERVICES- GENERAL	67,022	15,785	30,000	11,660	30,000	-
LEGAL SERVICES LITIGATION	-	-	20,000	177	20,000	-
LEGAL SERVICES LAND USES	1,386	19,563	20,000	2,494	30,000	10,000

STATEMENT 1
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
GENERAL FUND (O&M)

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
LEGAL SERVICES DEFECT		-	10,000	-	10,000	-
MISCELLANEOUS ADMINISTRATIVE EXPENSES					-	-
MAILED NOTICES - POSTAGE	1,349	322	1,000	35	1,000	-
ENGINEERING SERVICES	4,275	11,065	20,000	-	20,000	-
AUDITING	3,575	3,575	3,715	-	4,000	285
MISC - ASSESSMENT COLLECTION COST	3,253		-	-	-	-
TAX COLLECTOR/PROPERTY APPRAISER FEES	150	150	650	150	650	-
TOTAL GENERAL ADMINISTRATIVE	169,332	131,637	191,213	54,873	204,798	13,585
UTILITY SERVICES						
UTILITY - IRRIGATION		3,978	5,134	1,682	5,134	-
ELECTRICITY - RECREATION CENTER	1,873	24,633	24,150	9,834	24,150	-
ELECTRICITY - STREETLIGHTS	161,565	121,605	219,365	52,293	219,365	-
UTILITY SERVICES	86		1,380	-	1,380	-
TOTAL UTILITY SERVICES	163,524	150,216	250,029	63,809	250,029	-
GARBAGE/SOLID WASTE SERVICES						
GARBAGE - RECREATION FACILITY	780	953	1,100	590	1,100	-
SOLID WASTE ASSESSMENT	731	1,250	2,500	1,337	3,000	500
TOTAL GARBAGE/SOLID WASTE SERVICES	1,511	2,203	3,600	1,927	4,100	500
WATER-SEWER COMB SERVICES						
UTILITY - RECLAIMED WATER	23,757	39,223	60,000	27,871	65,000	5,000
UTILITY - POTABLE WATER	335		15,000	-	15,000	-
TOTAL WATER-SEWER COMB SERVICES	24,092	39,223	75,000	27,871	80,000	5,000

STATEMENT 1
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
GENERAL FUND (O&M)

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
STORMWATER CONTROL						
STORMWATER ASSESSMENT	624	624	1,400	611	1,400	-
AQUATIC MAINTENANCE	12,319	18,840	22,000	9,500	34,000	12,000
TOTAL STORMWATER CONTROL	12,943	19,464	23,400	10,111	35,400	12,000
PHYSICAL ENVIRONMENT						
INSURANCE - PROPERTY	15,033	20,714	26,930	23,805	30,000	3,070
INSURANCE - GENERAL LIABILITY	4,678	6,289	8,176	4,886	8,176	-
LANDSCAPE MAINTENANCE - GENERAL	167,263	129,000	142,200	73,815	165,000	22,800
LANDSCAPE MAINTENANCE - FERTILIZATION		9,600	9,600	4,048	12,000	2,400
LANDSCAPE MAINTENANCE - PEST CONTROL		5,100	5,100	2,151	5,100	-
LANDSCAPE MAINTENANCE - IRRIGATION	11,332	18,989	12,000	13,015	25,000	13,000
LANDSCAPE MAINTENANCE - MULCH		25,650	24,750	-	35,000	10,250
LANDSCAPE MAINTENANCE - ANNUALS		18,823	11,340	4,813	14,000	2,660
LANDSCAPE REPLACEMENT	2,000	11,000	25,000	9,000	35,000	10,000
FIELD OPERATIONS	4,599		-	-	-	-
R&M-IRRIGATION		1,937	10,000		20,000	10,000
HOLIDAY LIGHTING & DECORATIONS	1,410	3,020	2,140	4,300	6,000	3,860
TOTAL OTHER PHYSICAL ENVIRONMENT	206,315	250,122	277,236	139,833	355,276	78,040
ROAD AND STREET FACILITIES						
R&M-SIDEWALKS	-	9,025	-	-	-	-
ROADWAY REPAIR & MAINTENANCE	-	6,350	58,000	-	58,000	-
SIGN REPAIRS AND PAINTING					10,000	
R&M-PRESSURE WASHING	207	-	5,500	200	5,500	-
TOTAL ROAD AND STREET FACILITIES	207	15,375	63,500	200	73,500	-

**STATEMENT 1
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
GENERAL FUND (O&M)**

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
PARKS AND RECREATION - GENERAL						
FIELD SERVICES DIST. MANAGEMENT AMENITY MANAGER	20,788	31,648	70,000	14,327	70,000 14,700	- 14,700
POOL MAINTENANCE	11,853	13,772	13,560	6,162	15,000	1,440
CONTRACTS-CLEANING SERVICES	14,700	18,220	16,000	14,725	20,000	4,000
CONTRACTS-PEST CONTROL	662	660	730	330	730	-
TELEPHONE/FAX/INTERNET SERVICES	2,077	2,742	3,600	832	3,600	-
FITNESS EQUIPMENT	825	5,363	4,500	5,829	10,000	5,500
AMENITY MAINTENANCE & REPAIRS	6,252	5,463	10,000	5,707	10,000	-
PLAYGROUND FENCING & MAINTENANCE					10,000	
BOARDWALK AND BRIDGE MAINTENANCE	9	1,500	2,500	100	2,500	-
POOL FURNITURE REPAIR & REPLACEMENT	2,357	9,646	4,000	11,963	6,000	2,000
SECURITY SYSTEM MONITORING & MAINT.		145	12,000	1,942	12,000	-
DOG PARK MAINTENANCE	45		500	133	500	-
CLUBHOUSE - FACILITY JANITORIAL SUPPLIES	1,341	1,759	3,600	535	3,600	-
GARBAGE & DOG WASTE STATION	1,727	1,405	3,000	1,752	3,000	-
DOG WASTE STATION					20,337	
CLUB HOUSE OFFICE SUPPLIES	437	280	600	763	2,000	1,400
CLUB HOUSE LIGHTING REPLACEMENT					600	
PRESSURE WASHING					-	-
PROFSERV-WILDLIFE MANAGEMENT SERVICE		168	2,400	-	2,400	-
FACILITY A/C & HEATING MAINTENANCE & REPAIR	1,755		1,500	-	3,000	1,500
DOG PARK MULCHING		1,800	2,000	-	2,500	500
MISCELLANEOUS EXPENSES	2,848		-	-	10,000	10,000

**STATEMENT 1
 ASTURIA COMMUNITY DEVELOPMENT DISTRICT
 FY 2026 PROPOSED BUDGET
 GENERAL FUND (O&M)**

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
POOL PERMITS	280	280	300	-	300	-
TOTAL PARKS AND RECREATION - GENERAL	67,956	94,851	150,790	65,100	222,767	41,040
SPECIAL EVENTS						
SPECIAL EVENTS	13	4,200	2,500	-	2,500	-
TOTAL SPECIAL EVENTS	13	4,200	2,500	-	2,500	-
CONTINGENCY						
MISC-CONTINGENCY	94,137	30,121	25,391	6,259	25,391	-
TOTAL CONTINGENCY	94,137	30,121	25,391	6,259	25,391	-
RESERVES						
RESERVE - FITNESS	-	-	-	-	-	-
RESERVE - POOL	-	-	-	-	-	-
RESERVE - ROADS	-	-	-	-	-	-
RESERVE - MISC	-	-	-	-	-	-
TOTAL RESERVES	-	-	-	-	-	-
OTHER SOURCES AND USES						
CONTINGENCY & FUND BALANCE CARRIED FORWARD				-		-
TOTAL OTHER SOURCES AND USES	-	-	-	-	-	-
TOTAL EXPENDITURES	740,030	737,412	1,062,659	369,983	1,253,761	150,165

**STATEMENT 1
 ASTURIA COMMUNITY DEVELOPMENT DISTRICT
 FY 2026 PROPOSED BUDGET
 GENERAL FUND (O&M)**

III. FUND BALANCE
 NET CHANGE IN FUND BALANCE
 FUND BALANCE - BEGINNING
 TRANSFER OUT (GF TO CIRF)
 FUND BALANCE FORWARD
FUND BALANCE - ENDING

ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
286,337	364,782	-	671,399	-	
78,445	364,782	1,028,956	978,956	978,956	
		(30,000)			
		(20,000)			
\$ 364,782	\$ 1,028,956	\$ 978,956	\$ 1,650,355	\$ 978,956	-

STATEMENT 2
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
CAPITAL IMPROVEMENT RESERVE FUND

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
1 I. REVENUE						
2 SPECIAL ASSESSMENTS - TAX COLLECTOR	\$ 18,021	\$ 200,735	\$ 200,000	\$ 195,699	\$ 221,200	\$ 21,200
3 SPECIAL ASSESSMENTS - DISCOUNTS	(122)					
4 MISCELLANEOUS REVENUE		64				
5 INTEREST & MISCELLANEOUS						
6 TOTAL REVENUE	17,899	200,799	200,000	195,699	221,200	
7 II. EXPENDITURES						
8 PROPERTY SITE COMPONENTS						
9 ASPHALT PAVEMENT, PATCH	-				-	
10 ASPHALT PAVEMENT, MILL AND OVERLAY, PHASED	-				-	
11 ASPHALT PAVEMENT, TOTAL REPLACEMENT, WALKING PATHS	-				-	
12 BOARDWALKS, WOOD, PHASED	-				-	
13 CONCRETE CURBS AND GUTTERS, PARTIAL	-				-	
14 CONCRETE SIDEWALKS, PARTIAL	-				-	
15 ENTRANCE MONUMENTS, RENOVATIONS	-				-	
16 IRRIGATION SYSTEM, PARTIAL	-				-	
17 LANDSCAPE, PARTIAL REPLACEMENTS	-		10,712		-	
18 MAILBOX STATIONS	-				-	
19 MAINTENANCE CART	-				-	
20 PLAYGROUND EQUIPMENT	-				-	
21 SIGNAGE, STREET IDENTIFICATION AND TRAFFIC MANAGEMENT	-				-	
22 SITE FURNITURE	-				-	
23 STORMWATER SYSTEM, PARTIAL	-				-	
24 TOTAL PROPERTY SITE COMPONENTS	-	-	10,712	-	-	-
25						
26 CLUBHOUSE AND FITNESS CENTER COMPONENTS						
27 AIR HANDLING AND CONDENSING UNITS, SPLIT SYSTEMS	-		55,704		-	
28 EXERCISE EQUIPMENT, CARDIOVASCULAR	-				-	
29 EXERCISE EQUIPMENT, STRENGTH TRAINING	-				-	
30 INTERIOR RENOVATIONS, COMPLETE	-				-	
31 INTERIOR RENOVATIONS, PARTIAL	-				-	
32 REST ROOMS, RENOVATIONS	-				-	

STATEMENT 2
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
FY 2026 PROPOSED BUDGET
CAPITAL IMPROVEMENT RESERVE FUND

	ACTUAL FY 2023	ACTUAL FY 2024	ADOPTED FY 2025	ACTUAL THRU 03.31.2025	FY 2026 PROPOSED BUDGET	VARIANCE FY 2025-2026
33 ROOFS, METAL	-				-	
34 WINDOWS AND DOORS	-				-	
35 TOTAL CLUBHOUSE AND FITNESS CENTER COMPONENTS	-	-	55,704	-	-	-
36						
37 POOL COMPONENTS						
38 DECK, PAVERS	-				-	
39 FENCE, ALUMINUM (INCL. DOG PARK AND PLAYGROUND)	-				-	
40 FURNITURE, PHASED	-				15,522	
41 LIGHT POLES AND FIXTURES, POOL	-				-	
42 MECHANICAL EQUIPMENT, PHASED	-				15,522	
43 POOL FINISHES, PLASTER AND TILE (INCL. COPING)	-				-	
44 MISC- ASSESSMENT COLLECTION COST	-					
45 CONTINGENCY	-					
46 TOTAL POOL COMPONENTS	-	-	-	-	31,044	-
47						
48 OTHER FINANCING SOURCES/USES						
49 INCREASE IN FUND BALANCE		200,000	133,584	-	190,156	
50 TOTAL OTHER FINANCING SOURCES/USES	-	200,000	133,584	-	190,156	-
51						
52 TOTAL EXPENDITURES	-	200,000	200,000	-	221,200	-
53						
54 III. FUND BALANCE						
55 NET CHANGE IN FUND BALANCE	17,899	799	-	195,699	-	
56 FUND BALANCE - BEGINNING	28,361	46,260	247,059	247,059	410,643	
57 INCREASE IN FUND BALANCE		200,000	133,584		190,156	
58 TRANSFER IN (GF TO CIRF)			30,000			
59 FUND BALANCE - ENDING	\$ 46,260	\$ 247,059	\$ 410,643	\$ 442,758	\$ 600,799	-

**STATEMENT 2
ASTURIA CDD
RESERVE CASH FLOW FUNDING PLAN**

FY	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032
Beginning of Year Reserves	\$44,908	\$70,424	\$271,234	\$414,938	\$602,865	\$745,308	\$855,109	\$972,480	\$1,153,127	\$1,270,672
Recommended Reserve Contributions	25,000	200,000	207,000	214,200	221,700	229,500	237,500	245,800	254,400	263,300
Anticipated Interest Earned (1.15%)	516	810	3,119	4,772	6,933	8,571	9,834	11,184	13,261	14,613
Projected Expenditures	0	0	(66,416)	(31,044)	(86,190)	(128,270)	(129,963)	(76,337)	(150,116)	(70,871)
Projected Year End Reserves	70,424	271,234	414,938	602,865	745,308	855,109	972,480	1,153,127	1,270,672	1,477,713

FY	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042
Beginning of Year Reserves	\$1,477,713	\$1,584,238	\$1,756,381	\$2,015,592	\$2,281,441	\$2,620,378	\$2,950,657	\$2,971,245	\$2,574,920	\$2,194,324
Recommended Reserve Contributions	272,500	282,000	291,900	302,100	312,700	323,600	334,900	346,600	358,700	371,300
Anticipated Interest Earned (1.15%)	16,994	18,219	20,198	23,179	26,237	30,134	33,933	34,169	29,612	25,235
Projected Expenditures	(182,969)	(128,076)	(52,887)	(59,430)	0	(23,455)	(348,245)	(777,094)	(768,908)	(829,944)
Projected Year End Reserves	1,584,238	1,756,381	2,015,592	2,281,441	2,620,378	2,950,657	2,971,245	2,574,920	2,194,324	1,760,914

FY	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053
Beginning of Year Reserves	\$1,760,914	\$1,220,315	\$698,351	\$364,166	\$151,923	\$235,046	\$136,896	\$430,542	\$843,383	\$982,537	\$1,208,382
Recommended Reserve Contributions	384,300	397,800	411,700	426,100	441,000	456,400	472,400	488,900	506,000	523,700	542,000
Anticipated Interest Earned (1.15%)	20,251	14,034	8,031	4,188	1,747	2,703	1,574	4,951	9,699	11,299	13,896
Projected Expenditures	(945,150)	(933,798)	(753,916)	(642,531)	(359,624)	(557,253)	(180,328)	(81,010)	(376,545)	(309,154)	(872,141)
Projected Year End Reserves	1,220,315	698,351	364,166	151,923	235,046	136,896	430,542	843,383	982,537	1,208,382	892,138

**STATEMENT 2
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
RESERVE EXPENDITURES**

Line Item	Component	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	
		2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Property Site Components												
1	Asphalt Pavement, Patch	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$105,950
2	Asphalt Pavement, Mill and Overlay, Phased	\$0	\$0	\$0	\$0	\$86,190	\$0	\$0	\$0	\$0	\$0	\$0
3	Asphalt Pavement, Total Replacement, Walking Paths	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$77,019
4	Boardwalks, Wood, Phased	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
5	Concrete Curbs and Gutters, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
6	Concrete Sidewalks, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$90,627	\$0	\$0	\$0	\$0
7	Entrance Monuments, Renovations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
8	Irrigation System, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
9	Landscape, Partial Replacements	\$0	\$0	\$10,712	\$0	\$0	\$0	\$0	\$12,723	\$0	\$0	\$0
10	Mailbox Stations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
11	Maintenance Cart	\$0	\$0	\$0	\$0	\$0	\$0	\$9,834	\$0	\$0	\$0	\$0
12	Playground Equipment	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
13	Signage, Street ID & Traffic Mgmt	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
14	Site Furniture	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
15	Stormwater System, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$131,681	\$0	\$0
	Subtotal	\$0	\$0	\$10,712	\$0	\$86,190	\$0	\$100,461	\$12,723	\$131,681	\$0	\$182,969
Clubhouse and Fitness Center Components												
16	Air Handling and Condensing Units, Split Systems	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
17	Exercise Equipment, Cardiovascular	\$0	\$0	\$55,704	\$0	\$0	\$0	\$29,502	\$0	\$0	\$70,871	\$0
17.1	Exercise Equipment, Strength Training	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$45,802	\$0	\$0	\$0
18	Interior Renovations, Complete	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
18.1	Interior Renovations, Partial	\$0	\$0	\$0	\$0	\$0	\$52,258	\$0	\$0	\$0	\$0	\$0
19	Rest Rooms, Renovations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
20	Roofs, Metal	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
21	Windows and Doors	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	Subtotal	\$0	\$0	\$55,704	\$0	\$0	\$52,258	\$29,502	\$45,802	\$0	\$70,871	\$0
Pool Components												
22	Deck, Pavers	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
23	Fence, Aluminum	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
24	Furniture, Phased	\$0	\$0	\$0	\$15,522	\$0	\$0	\$0	\$17,812	\$0	\$0	\$0
25	Light Poles and Fixtures, Pool	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
26	Mechanical equipment, Phased	\$0	\$0	\$0	\$15,522	\$0	\$0	\$0	\$0	\$18,435	\$0	\$0
27	Pool Finishes, plaster and Tile (Including Cpoing)	\$0	\$0	\$0	\$0	\$0	\$76,012	\$0	\$0	\$0	\$0	\$0
	Subtotal	\$0	\$0	\$0	\$31,044	\$0	\$76,012	\$0	\$17,812	\$18,435	\$0	\$0
	Total	\$0	\$0	\$66,416	\$31,044	\$86,190	\$128,270	\$129,963	\$76,337	\$150,116	\$70,871	\$182,969

**STATEMENT 2
ASTORIA COMMUNITY DEVELOPMENT DISTRICT
RESERVE EXPENDITURES**

Line Item	Component	Year 11	Year 12	Year 13	Year 14	Year 15	Year 16	Year 17	Year 18	Year 19	Year 20	Year 21
		2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044
Property Site Components												
1	Asphalt Pavement, Patch	\$0	\$0	\$0	\$0	\$0	\$130,240	\$0	\$0	\$0	\$0	\$0
2	Asphalt Pavement, Mill and Overlay, Phased	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$587,059	\$607,607	\$628,873	\$650,883
3	Asphalt Pavement, Total Replacement, Walking Paths	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
4	Boardwalks, Wood, Phased	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$245,341	\$0
5	Concrete Curbs and Gutters, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$51,360	\$53,157	\$55,018	\$56,943
6	Concrete Sidewalks, Partial	\$107,636	\$0	\$0	\$0	\$0	\$127,838	\$0	\$0	\$0	\$0	\$151,832
7	Entrance Monuments, Renovations	\$0	\$0	\$25,023	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
8	Irrigation System, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$96,125	\$0	\$0
9	Landscape, Partial Replacements	\$0	\$15,111	\$0	\$0	\$0	\$0	\$17,947	\$0	\$0	\$0	\$0
10	Mailbox Stations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
11	Maintenance Cart	\$0	\$0	\$12,512	\$0	\$0	\$0	\$0	\$0	\$0	\$15,918	\$0
12	Playground Equipment	\$0	\$0	\$0	\$0	\$0	\$0	\$134,601	\$0	\$0	\$0	\$0
13	Signage, Street ID & Traffic Mgmt	\$0	\$0	\$0	\$0	\$0	\$0	\$272,791	\$0	\$0	\$0	\$0
14	Site Furniture	\$0	\$37,777	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
15	Stormwater System, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Subtotal		\$107,636	\$52,888	\$37,535	\$0	\$0	\$258,078	\$425,339	\$638,419	\$756,889	\$945,150	\$859,658
Clubhouse and Fitness Center Components												
16	Air Handling and Condensing Units, Split Systems	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$46,140	\$0	\$0
17	Exercise Equipment, Cardiovascular	\$0	\$0	\$0	\$0	\$0	\$90,167	\$0	\$0	\$0	\$0	\$0
17.1	Exercise Equipment, Strength Training	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$74,140
18	Interior Renovations, Complete	\$0	\$0	\$0	\$0	\$0	\$0	\$125,627	\$0	\$0	\$0	\$0
18.1	Interior Renovations, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
19	Rest Rooms, Renovations	\$0	\$0	\$0	\$0	\$0	\$0	\$111,270	\$0	\$0	\$0	\$0
20	Roofs, Metal	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
21	Windows and Doors	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Subtotal		\$0	\$0	\$0	\$0	\$0	\$90,167	\$236,897	\$0	\$46,140	\$0	\$74,140
Pool Components												
22	Deck, Pavers	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
23	Fence, Aluminum	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$104,484	\$0	\$0	\$0
24	Furniture, Phased	\$20,440	\$0	\$0	\$0	\$23,455	\$0	\$0	\$0	\$26,915	\$0	\$0
25	Light Poles and Fixtures, Pool	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
26	Mechanical equipment, Phased	\$0	\$0	\$21,895	\$0	\$0	\$0	\$0	\$26,005	\$0	\$0	\$0
27	Pool Finishes, plaster and Tile (Including Coping)	\$0	\$0	\$0	\$0	\$0	\$0	\$114,859	\$0	\$0	\$0	\$0
Subtotal		\$20,440	\$0	\$21,895	\$0	\$23,455	\$0	\$114,859	\$130,489	\$26,915	\$0	\$0
Total		\$128,076	\$52,888	\$59,430	\$0	\$23,455	\$348,245	\$777,095	\$768,908	\$829,944	\$945,150	\$933,798

**STATEMENT 2
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
RESERVE EXPENDITURES**

Component	Year 22	Year 23	Year 24	Year 25	Year 26	Year 27	Year 28	Year 29	Year 30	Total
	2045	2046	2047	2048	2049	2050	2051	2052	2053	
Property Site Components										
Asphalt Pavement, Patch	\$0	\$0	\$0	\$0	\$0	\$0	\$196,801	\$0	\$0	\$432,991
Asphalt Pavement, Mill and Overlay, Phased	\$673,664	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,234,276
Asphalt Pavement, Total Replacement, Walking Paths	\$0	\$0	\$0	\$0	\$0	\$0	\$143,061	\$0	\$0	\$220,080
Boardwalks, Wood, Phased	\$0	\$0	\$0	\$291,388	\$0	\$0	\$0	\$0	\$0	\$536,729
Concrete Curbs and Gutters, Partial	\$58,936	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$275,414
Concrete Sidewalks, Partial	\$0	\$0	\$0	\$0	\$180,328	\$0	\$0	\$0	\$206,931	\$757,556
Entrance Monuments, Renovations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Irrigation System, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$135,594	\$0	\$231,719
Landscape, Partial Replacements	\$21,315	\$0	\$0	\$0	\$0	\$25,316	\$0	\$0	\$0	\$88,013
Mailbox Stations	\$0	\$0	\$359,624	\$0	\$0	\$0	\$0	\$0	\$0	\$359,624
Maintenance Cart	\$0	\$0	\$0	\$0	\$0	\$20,253	\$0	\$0	\$0	\$46,005
Playground Equipment	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$134,601
Signage, Street ID & Traffic Mgmt	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$272,791
Site Furniture	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$70,170	\$70,170
Stormwater System, Partial	\$0	\$220,611	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$352,292
Subtotal	\$753,915	\$220,611	\$359,624	\$291,388	\$180,328	\$45,569	\$339,862	\$135,594	\$277,101	\$7,012,261
Clubhouse and Fitness Center Components										
Air Handling and Condensing Units, Split Systems	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$46,140
Exercise Equipment, Cardiovascular	\$0	\$114,718	\$0	\$0	\$0	\$0	\$0	\$0	\$145,953	\$506,915
Exercise Equipment, Strength Training	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$119,942
Interior Renovations, Complete	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$125,627
Interior Renovations, Partial	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$52,258
Rest Rooms, Renovations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$111,270
Roofs, Metal	\$0	\$0	\$0	\$265,865	\$0	\$0	\$0	\$0	\$0	\$265,865
Windows and Doors	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$449,087	\$449,087
Subtotal	\$0	\$114,718	\$0	\$265,865	\$0	\$0	\$0	\$0	\$595,040	\$1,677,104
Pool Components										
Deck, Pavers	\$0	\$157,186	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$157,186
Fence, Aluminum	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$104,484
Furniture, Phased	\$0	\$30,886	\$0	\$0	\$0	\$35,442	\$0	\$0	\$0	\$126,577
Light Poles and Fixtures, Pool	\$0	\$88,245	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$88,245
Mechanical equipment, Phased	\$0	\$30,886	\$0	\$0	\$0	\$0	\$36,682	\$0	\$0	\$127,530
Pool Finishes, plaster and Tile (Including Cpoing)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$173,560	\$0	\$364,431
Subtotal	\$0	\$307,203	\$0	\$0	\$0	\$35,442	\$36,682	\$173,560	\$0	\$968,453
Total	\$753,915	\$642,532	\$359,624	\$557,253	\$180,328	\$81,011	\$376,544	\$309,154	\$872,141	\$9,657,818

**STATEMENT 2
 ASTURIA COMMUNITY DEVELOPMENT DISTRICT
 FY 2026 PROPOSED BUDGET
 CAPITAL IMPROVEMENT RESERVE FUND**

RESERVE EXPENDITURES	PROJECT		REMAINING
PROPERTY SITE COMPONENTS	COSTS	EXPENSED	COSTS
ASPHALT PAVEMENT, PATCH	\$432,991	\$0	\$432,991
ASPHALT PAVEMENT, MILL AND OVERLAY, PHASED	\$3,234,276	\$0	\$3,234,276
ASPHALT PAVEMENT, TOTAL REPLACEMENT, WALKING PATHS	\$220,080	\$0	\$220,080
BOARDWALKS, WOOD, PHASED	\$536,729	\$0	\$536,729
CONCRETE CURBS AND GUTTERS, PARTIAL	\$275,414	\$0	\$275,414
CONCRETE SIDEWALKS, PARTIAL	\$757,556	\$0	\$757,556
ENTRANCE MONUMENTS, RENOVATIONS	\$0	\$0	\$0
IRRIGATION SYSTEM, PARTIAL	\$231,719	\$0	\$231,719
LANDSCAPE, PARTIAL REPLACEMENTS	\$88,013	\$0	\$88,013
MAILBOX STATIONS	\$359,624	\$0	\$359,624
MAINTENANCE CART	\$46,005	\$0	\$46,005
PLAYGROUND EQUIPMENT	\$134,601	\$0	\$134,601
SIGNAGE, STREET IDENTIFICATION AND TRAFFIC MANAGEMENT	\$272,791	\$0	\$272,791
SITE FURNITURE	\$70,170	\$0	\$70,170
STORMWATER SYSTEM, PARTIAL	\$352,292	\$0	\$352,292
TOTAL PROPERTY SITE COMPONENTS			
CLUBHOUSE AND FITNESS CENTER COMPONENTS			
AIR HANDLING AND CONDENSING UNITS, SPLIT SYSTEMS	\$46,140	\$0	\$46,140
EXERCISE EQUIPMENT, CARDIOVASCULAR	\$506,915	\$0	\$506,915
EXERCISE EQUIPMENT, STRENGTH TRAINING	\$119,942	\$0	\$119,942
INTERIOR RENOVATIONS, COMPLETE	\$125,627	\$0	\$125,627
INTERIOR RENOVATIONS, PARTIAL	\$52,258	\$0	\$52,258
REST ROOMS, RENOVATIONS	\$111,270	\$0	\$111,270
ROOFS, METAL	\$265,865	\$0	\$265,865
WINDOWS AND DOORS	\$449,087	\$0	\$449,087
TOTAL CLUBHOUSE AND FITNESS CENTER COMPONENTS			
POOL COMPONENTS			
DECK, PAVERS	\$157,186	\$0	\$157,186
FENCE, ALUMINUM (INCL. DOG PARK AND PLAYGROUND)	\$104,484	\$0	\$104,484
FURNITURE, PHASED	\$126,577	\$0	\$126,577
LIGHT POLES AND FIXTURES, POOL	\$88,245	\$0	\$88,245
MECHANICAL EQUIPMENT, PHASED	\$127,530	\$0	\$127,530
POOL FINISHES, PLASTER AND TILE (INCL. COPING)	\$364,431	\$0	\$364,431
TOTAL PROJECT COSTS	\$9,657,818	\$0	\$9,657,818

**STATEMENT 3
ASTURIA CDD
FY 2026 GENERAL FUND BUDGET
O&M ASSESSMENT ALLOCATION**

A. ERU Assignment

Equalized Costs

Lot Width	Assigned ERU	Lot Count	Total ERU	% ERU
All	1.00	668	668.00	100.00%

Stratified Costs

Lot Width	Assigned ERU	Lot Count	Total ERU	% ERU
Townhomes	0.40	118	47.20	7.95%
Single Family 36' TND	0.65	32	20.95	3.53%
Single Family 45' TND	0.82	84	68.73	11.58%
Single Family 50'	0.91	7	6.37	1.07%
Single Family 55' TND	1.00	82	82.00	13.82%
Single Family 55'	1.00	217	217.00	36.56%
Single Family 65'	1.18	128	151.27	25.49%
Total		668	593.52	100.00%

B. Expenditures (O&M Assessment)

1. Equalized (O&M)

Total Expenditures (net)	\$860,496.35
County collection charges & early	\$ 54,925.30
Total O&M Assessment, if all ON	\$ 915,421.65
Total ERUs in District	668.00
O&M Assessment per ERU (Gross)	\$ 1,370.39
O&M Assessment per ERU (Net)	\$ 1,288.17

2. Stratified (O&M)

Total Expenditures (net)	\$393,265.00
County collection charges & early	\$ 25,102.02
Total O&M Assessment, if all ON	\$ 418,367.02
Total ERUs in District	593.52
O&M Assessment per ERU (Gross)	\$ 704.90
O&M Assessment per ERU (Net)	\$ 662.60

2. Reserve

Total Expenditures (net)	\$ 221,200.00
County collection charges & early	\$ 14,119.15
Total O&M Assessment, if all ON	\$ 235,319.15
Total ERUs in District	668.00
O&M Assessment per ERU (Gross)	\$ 352.27
O&M Assessment per ERU (Net)	\$ 331.14

C. Assessment Allocation

Table 1. - Current FY 2026 Allocation of AR (as if all On-Roll)

Lot Width	Assigned ERU	Net Assmt/Lot	Total Net Assmt	Gross Assmt/Lot	Total Gross Assmt
Townhomes	0.40	\$ 1,884.35	\$ 222,352.95	\$ 2,004.62	\$ 236,545.69
Single Family 36' TND	0.65	\$ 2,053.01	\$ 65,696.31	\$ 2,184.05	\$ 69,889.69
Single Family 45' TND	0.82	\$ 2,161.44	\$ 181,560.58	\$ 2,299.40	\$ 193,149.55
Single Family 50'	0.91	\$ 2,222.27	\$ 15,555.92	\$ 2,364.12	\$ 16,548.85
Single Family 55' TND	1.00	\$ 2,281.91	\$ 187,116.51	\$ 2,427.56	\$ 199,060.12
Single Family 55'	1.00	\$ 2,281.91	\$ 495,174.19	\$ 2,427.56	\$ 526,781.05
Single Family 65'	1.18	\$ 2,402.38	\$ 307,504.89	\$ 2,555.73	\$ 327,132.86
Total			\$ 1,474,961.35		\$ 1,569,107.82

Table 2. - Adopted FY 2025 Allocation of AR (as if all On-Roll)

Lot Width	Assigned ERU	Net Assmt/Lot	Total Net Assmt	Gross Assmt/Lot	Total Gross Assmt
Townhomes	0.40	\$ 1,526.33	\$ 180,106.35	\$ 1,623.75	\$ 191,602.50
Single Family 36' TND	0.65	\$ 1,683.41	\$ 53,869.07	\$ 1,790.86	\$ 57,307.52
Single Family 45' TND	0.82	\$ 1,784.39	\$ 149,888.98	\$ 1,898.29	\$ 159,456.36
Single Family 50'	0.91	\$ 1,841.06	\$ 12,887.39	\$ 1,958.57	\$ 13,709.99
Single Family 55' TND	1.00	\$ 1,896.59	\$ 155,520.46	\$ 2,017.65	\$ 165,447.30
Single Family 55'	1.00	\$ 1,896.59	\$ 411,560.25	\$ 2,017.65	\$ 437,830.05
Single Family 65'	1.18	\$ 2,008.80	\$ 257,126.25	\$ 2,137.02	\$ 273,538.56
Total			\$ 1,220,958.74		\$ 1,298,892.28

Table 3. Difference per Lot between Adopted FY 2025 and Proposed FY 2026

Lot Width	Lots	FY 2026 / Lot Gross	FY 2026 / Assmt Gross	FY 2025 / Lot Gross	FY 2025 / Assmt Gross	Gross Increase Total	Gross Increase Per Month
Townhomes	118	\$ 2,004.62	\$ 236,545.69	\$ 1,623.75	\$ 191,602.50	\$ 380.87	\$ 31.74
Single Family 36' TND	32	\$ 2,184.05	\$ 69,889.69	\$ 1,790.86	\$ 57,307.52	\$ 393.19	\$ 32.77
Single Family 45' TND	84	\$ 2,299.40	\$ 193,149.55	\$ 1,898.29	\$ 159,456.36	\$ 401.11	\$ 33.43
Single Family 50'	7	\$ 2,364.12	\$ 16,548.85	\$ 1,958.57	\$ 13,709.99	\$ 405.55	\$ 33.80
Single Family 55' TND	82	\$ 2,427.56	\$ 199,060.12	\$ 2,017.65	\$ 165,447.30	\$ 409.91	\$ 34.16
Single Family 55'	217	\$ 2,427.56	\$ 526,781.05	\$ 2,017.65	\$ 437,830.05	\$ 409.91	\$ 34.16
Single Family 65'	128	\$ 2,555.73	\$ 327,132.86	\$ 2,137.02	\$ 273,538.56	\$ 418.71	\$ 34.89
Total	668		\$ 1,569,107.82		\$ 1,298,892.28		

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
GENERAL ADMINISTRATIVE:				
SUPERVISOR FEES	Board of Supervisors	1510000	Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. This expense includes an average \$ 121 per month for payroll and \$29 per month for workman's compensation.	\$ 15,000
PAYROLL FEES & WORKMAN'S INSURANCE	ADP	New line	Covers fees associated with payroll processing services provided by ADP, including employee payments, tax filings, and compliance reporting.	\$ 1,800
PAYROLL TAXES-FICA		1510020	Amount is for employer taxes related to the payroll calculated at 7.65% Of BOS Payroll	\$ 1,377
DISTRICT MANAGER	Breeze	1510080	The District received Management, Accounting and Assessment services as part of a Management Agreement.	\$ 48,000
TRUSTEE FEES	TBD	1510180	The District deposits amounts related to a Bond Series with a Trustee stipulated in the trust indenture. The annual trustee fees are based on fees estimated by the Trustee	\$ 8,500
ARBITRAGE	TBD	1510240	The District receives services from an independent specialist to calculate the District's Arbitrage Rebate Liability on respective bond issuances.	\$ 1,300
DISSEMINATING AGENT	TBD		The District is required by the Securities & Exchange Commission to comply with Rule 15c2-12(b)-(5) which relates to additional reporting requirements for bond issues. The budgeted amount is based on standard fees charged for this service.	\$ -
PUBLIC OFFICIALS INSURANCE		1510260	The District's General Liability & Public Officials Liability Insurance policy is with Public Risk Insurance Agency, Inc. They specialize in providing governmental insurance coverage.	\$ 4,496
LEGAL ADVERTISEMENTS	Local Newspaper	1510280	The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation	\$ 3,000
DUES, LICENSES, SUBSCRIPTIONS		1510300	The District is required to pay an annual fee of \$175 to the Department of Economic Opportunity Division of Community Development	\$ 175
WEBSITE HOSTING	Campus Suite	1510320	The District is mandated to post on the internet the approved and adopted budgets as well as agendas and other items in accordance with State requirements.	\$ 5,500
LEGAL SERVICES- GENERAL	KE Law	1510340	The District's attorney provides general legal services to the District; i.e. attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisor and the District Manager	\$ 30,000

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
LEGAL SERVICES LITIGATION		1510350	Covers legal representation and support for litigation matters involving the District, including case preparation, court appearances, settlement negotiations, and coordination with outside counsel as necessary. These services are provided in response to disputes, claims, or legal actions involving the District and are separate from routine general counsel services.	\$ 20,000
LEGAL SERVICES LAND USES	Jimmerson & Birr	1510360	Covers legal support for land use, zoning, and permitting matters. Includes help with agreements, easements, and coordination with agencies related to the District's property and development needs.	\$ 30,000
LEGAL SERVICES DEFECT				\$ 10,000
MISCELLANEOUS ADMINISTRATIVE EXPENSES		1510360	Covers small or unexpected costs that don't fall under other budget categories. This may include office supplies, minor repairs, or one-time service fees needed to support District operations.	
MAILED NOTICES - POSTAGE		1513070	Covers the cost of preparing and mailing notices to property owners regarding proposed assessment increases, as required under Chapter 170, Florida Statutes. These notices inform residents of public hearings and provide details on the proposed changes to assessments.	\$ 1,000
ENGINEERING SERVICES			The District Engineer provides general engineering services to the District; i.e. attendance and preparation for monthly board meetings, review of contractor plans and invoices, and other specifically requested assignments.	\$ 20,000
AUDITING	DiBartolomeo		Florida Statute mandates an audit of its financial records to be performed on an annual basis by an independent Certified Public Accounting firm. Increased to \$4,000 to account for cost increase.	\$ 4,000
MISC - ASSESSMENT COLLECTION COST	Pasco County		The District reimburses the Tax Collector for administrative costs such as staffing, supplies, and postage. Per Florida Statutes, the District also pays the greater of the actual collection cost or 2% of the special assessments collected.	\$ -
TAX COLLECTOR/PROPERTY APPRAISER FEES	Pasco County		The District shall incur an invoice from Pasco County Prop. Appraiser for property appraiser fees.	\$ 650
UTILITY SERVICES				
UTILITY - IRRIGATION		1530005	The District will incur electric utility expenditures for irrigation timers.	\$ 5,134
ELECTRICITY - RECREATION CENTER		1530010	The District will incur electric utility expenditures for the lights associated for the recreation facility.	\$ 24,150
ELECTRICITY - STREETLIGHTS		1530020	The District may have expenditures relating to streetlights throughout the community. These may be restricted to main arterial roads or in some cases, to all streetlights within the District's boundaries.	\$ 219,365

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
UTILITY SERVICES			The District will incur water/sewer utility expenditures related to District Operations.	\$ 1,380
GARBAGE SOLID WASTER SERVICES				
GARBAGE - RECREATION FACILITY		1530080	The District shall incur a monthly expense for the removal of garbage and solid waste.	\$ 1,100
SOLID WASTE ASSESSMENT		1530100	The District may have an assessment levied by another local government for solid waste.	\$ 3,000
WATER-SEWER COMB SERVICES				
UTILITY - RECLAIMED WATER		1530060	The District may incur expenses related to the use of reclaimed water for irrigation.	\$ 65,000
UTILITY - POTABLE WATER			Provides for the cost of clean, drinkable water supplied to District-owned facilities such as amenity centers, pools, parks, restrooms, and other common areas.	\$ 15,000
STORMWATER CONTROL				
STORMWATER ASSESSMENT		1550010	The District may have an assessment levied by another local government for storm water	\$ 1,400
AQUATIC MAINTENANCE	Blue Water Aquatics	1550025	Blue Water Aquatics, Inc. provides monthly aquatic maintenance services for Asturia CDD's 17 ponds (25.23 surface acres) at a total contracted annual cost of \$16,440.00, effective May 1, 2023, with automatic annual renewal and CPI-based price adjustments; an additional \$5,560.00 is budgeted separately for unforeseen aquatic service needs. Also includes maintenance and future erosion repairs of 4 ponds within the district	\$ 34,000
PHYSICAL ENVIRONMENT				
INSURANCE - PROPERTY		1550070	The District will incur fees to insure items owned by the district for its property needs.	\$ 30,000
INSURANCE - GENERAL LIABILITY		1550080	The District's General Liability & Public Officials Liability Insurance policy is with Egis Insurance Agency, Inc. They specialize in providing governmental insurance coverage.	\$ 8,176
LANDSCAPE MAINTENANCE - GENERAL	Red Tree Landscape Systems	1550100	Pursuant to the contract with RedTree Landscape Systems, LLC dated December 28, 2021, the District provides landscape and irrigation maintenance services for the Asturia community, including mowing, edging, pruning, weeding, irrigation inspections, and routine maintenance across all common areas identified in Parts 1 through 4 of the contract scope, at an annual cost of \$95,610.00, and additional maintenance for Phase 4 areas at an annual cost of \$37,200.00, for a combined total of \$132,810.00. An additional \$32,190 contingency has been budgeted for unforeseen landscape maintenance needs and contract cost increases.	\$ 165,000
LANDSCAPE MAINTENANCE - FERTILIZATION		1550105	Provides for fertilizer to keep the District's grass, plants, and trees healthy and looking good.	\$ 12,000

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
LANDSCAPE MAINTENANCE - PEST CONTROL		1550110	Covers routine treatment to manage insects and pests around the District's facilities and common areas.	\$ 5,100
LANDSCAPE MAINTENANCE - IRRIGATION		1550115	Covers repairs and upkeep of the District's irrigation system to ensure proper watering of landscaped areas.	\$ 25,000
LANDSCAPE MAINTENANCE - MULCH	Red Tree Landscape Systems		Pursuant to the District's contract with RedTree Landscape Systems, LLC dated December 28, 2021, the District budgets for pine bark mulch installations and top-dressings as outlined under Part 5 of the contract scope. Mulch services are performed as needed, subject to District approval, at an annual amount not to exceed \$24,750.00.	\$ 35,000
LANDSCAPE MAINTENANCE - ANNUALS	Red Tree Landscape Systems		Pursuant to the District's contract with RedTree Landscape Systems, LLC dated December 28, 2021, the District budgets for the installation of seasonal annual flowers as outlined under Part 6 of the contract scope. This includes four rotations of approximately 1,890 four-inch (4") annuals per year, subject to District approval, at an annual amount not to exceed \$11,340.00.	\$ 14,000
LANDSCAPE REPLACEMENT		1550120	The District will incur expenses for the landscape replacement of annuals, perennials and shrubberies.	\$ 35,000
R&M-IRRIGATION			This is for any repair and maintenance expenses pertaining to the District's irrigation that are not covered in the contract.	\$ 20,000
HOLIDAY LIGHTING & DECORATIONS		1550125	The District will incur expenses for holiday lighting and decoration.	\$ 6,000
ROAD AND STREET FACILITIES				
R&M-SIDEWALKS			Expenses related to sidewalks located in the right of way of streets the District may own.	\$ -
ROADWAY REPAIR & MAINTENANCE			Expenses related to the repair and maintenance of roadways owned by the District.	\$ 58,000
SIGN REPAIRS AND PAINTING			The District budgets for sign repairs and painting to maintain the appearance and visibility of community signage, including routine touch-ups, repainting, and replacement of damaged or faded	\$ 10,000
R&M-PRESSURE WASHING			Expenses related to pressure washing of the roads and streets throughout the District.	\$ 5,500
PARKS AND RECREATION - GENERAL				
FIELD SERVICES DIST. MANAGEMENT		1520000	Salary related to the maintenance person for the District.	\$ 70,000
AMENITY MANAGER		NEW LINE	averages \$1,225 per month	\$ 14,700

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
POOL MAINTENANCE	Suncoast Pool Service	1520020	Pursuant to the contract with Connerty Pools dba Suncoast Pool Service, as amended on September 17, 2023, the District provides for routine pool maintenance services at an annual cost of \$12,324.00 based on a monthly rate of \$1,027.00. To account for potential additional services or unforeseen cost adjustments, pool chair replacement, an additional buffer has been budgeted, bringing the total annual allocation to \$13,560.00.	\$ 15,000
CONTRACTS-CLEANING SERVICES	Cleaning Commandos	1520030	Expenses related to the cleaning of the facility and ancillary supplies such as trash bags. Current rate is esitmated at \$1,425 per month. An additional \$2,900 has been included for additional cleaning supplies such as trash bags.	\$ 20,000
CONTRACTS-PEST CONTROL		1520040	Monthly service for the control of rodents and general pests.	\$ 730
TELEPHONE/FAX/INTERNET SERVICES		150060	The District may incur telephone, fax and internet expenses related to the recreational facilities.	\$ 3,600
FITNESS EQUIPMENT	Phenomenal Service	1520080	Expenses related to the repair and maintenance of the fitness equipment. Includes a contract with Phenomenal Service for equipment maintenance in the amount of \$235 per quarter.	\$ 10,000
AMENITY MAINTENANCE & REPAIRS		1520085	The District may incur expenses for the repair and maintenance of the Amenity Center	\$ 10,000
PLAYGROUND FENCING & MAINTENANCE		New line	For the expenses associated with the installation and maintenance of the fence around the playground.	\$ 10,000
BOARDWALK AND BRIDGE MAINTENANCE		1520090	The District may incur expenses to maintain its boardwalk and bridges.	\$ 2,500
POOL FURNITURE REPAIR & REPLACEMENT		1520095	The District may incur expenses for the repair or replacement of the pool furniture in the recreation facilities.	\$ 6,000
SECURITY SYSTEM MONITORING & MAINT.		1520100	The District will incur monthly expenses for the monitoring of the security system including repairs.	\$ 12,000
DOG PARK MAINTENANCE		1520105	Expenses related to the maintenance of the dog park.	\$ 500
CLUBHOUSE - FACILITY JANITORIAL SUPPLIES		1520110	Covers cleaning products, paper goods, and other janitorial supplies used to maintain cleanliness and hygiene in the clubhouse and related facilities.	\$ 3,600
GARBAGE & DOG WASTE STATION	Office Pride of Tampa-Clearwater	1520115	Includes an additional \$3,000 for garbage and dog station supplies.	\$ 3,000

**STATEMENT 4
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
CONTRACT SUMMARY**

FINANCIAL STATEMENT CATEGORY	VENDOR	GL ACCOUNT	COMMENTS/SCOPE OF SERVICE	ANNUAL COST OF CONTRACT
DOG WASTE STATION			Pursuant to the agreement with Office Pride of Tampa-Clearwater dated October 24, 2024, the District provides for dog waste station and trash can cleaning services at its community parks and dog parks. Services include cleaning and restocking dog waste stations and trash cans two (2) times per week, additional servicing of high-use stations three (3) times per week, and periodic cleaning of the dog park, at an annual cost not to exceed \$19,744.80. Includes a 3% cost increase	\$ 20,337
CLUB HOUSE OFFICE SUPPLIES		1520120	Provides for general office supplies used to support the administration and operations of the District's parks and recreation facilities and includes a new printer	\$ 2,000
CLUB HOUSE LIGHTING REPLACEMENT			Replacement of the club house lighting	\$ 600
PRESSURE WASHING		1541098	The District budgets for pressure washing services to maintain cleanliness and appearance of sidewalks, community monuments, amenity areas, and other common surfaces through routine removal of dirt, mildew, and debris.	
PROFSERV-WILDLIFE MANAGEMENT SERVICE			Expenses related to the capture of Boars in the District.	\$ 2,400
FACILITY A/C & HEATING MAINTENANCE & REPAIR			The District may incur expenses for the repair and maintenance of the air conditioning system.	\$ 3,000
DOG PARK MULCHING			Covers the cost of mulch installation in the Dog Park to improve appearance, reduce erosion, and provide a cleaner, safer surface for pets and residents.	\$ 2,500
MISCELLANEOUS EXPENSES			Covers unplanned or minor costs related to park and recreation areas, such as small repairs, supplies, or improvements not budgeted under other line items.	\$ 10,000
POOL PERMITS			Required annual licenses from the Florida Department of Health for the pool in the District	\$ 300
SPECIAL EVENTS				
SPECIAL EVENTS			The District will incur expenses for special events provided by the District.	\$ 2,500
CONTINGENCY				
MISC-CONTINGENCY		155101	The District may incur additional expenses that were not budgeted in any expense line.	\$ 25,391
TOTAL EXPENDITURES:				\$ 1,253,761.35

**STATEMENT 5
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE SCHEDULES**

	SERIES 2025	SERIES 2016A-1	FY 2026 TOTAL
REVENUE			
SPECIAL ASSESSMENTS - ON ROLL - GROSS	\$ 498,698	\$ 150,211	\$ 648,909
SPECIAL ASSESSMENTS - DISCOUNTS 4%	(19,948)	(6,008)	(25,956)
TOTAL REVENUE	478,750	144,202	478,750
EXPENDITURES			
COUNTY - ASSESSMENT COLLECTION FEES	9,974	3,004	12,978
INTEREST EXPENSE			
May 1, 2026	134,066	45,455	179,521
November 1, 2026	129,710	45,455	175,165
PRINCIPAL RETIREMENT			
May 1, 2026	205,000	45,000	250,000
TOTAL EXPENDITURES	478,750	138,914	617,664
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	-	5,288	5,288
FUND BALANCE - ENDING (REVENUE TRUST ACCOUNT)	\$ -	\$ 5,288	\$ 5,288

Table 1. Series 2025 Allocation of Maximum Annual Debt Service (Gross MADS)

LOT WIDTH	LOTS	ERU	Total ERU	% ERU	TOTAL ASSMTS	ASSMT / LOT
Single Family 36' TND	32	0.65	20.80	4.42%	\$ 25,369	\$ 793
Single Family 45' TND	84	0.82	68.88	14.63%	\$ 77,108	\$ 918
Single Family 55' TND	82	1.00	82.00	17.42%	\$ 85,536	\$ 1,043
Single Family 55'	195	1.00	195.00	41.43%	\$ 211,546	\$ 1,085
Single Family 65'	88	1.18	104.00	22.10%	\$ 99,139	\$ 1,127
Total	481		470.68	100.00%	\$ 498,698	

Table 2. Series 2016A-1 Allocation of Maximum Annual Debt Service (Gross MADS)

LOT WIDTH	LOTS	ERU	Total ERU	% ERU	TOTAL ASSMTS	ASSMT / LOT
Townhomes	118	1.00	118.00	60.74%	\$ 59,000	\$ 500
Single Family 50'	7	1.00	7.00	3.60%	\$ 8,925	\$ 1,275
Single Family 55'	22	1.00	22.00	11.32%	\$ 28,600	\$ 1,300
Single Family 65'	40	1.18	47.27	24.33%	\$ 54,000	\$ 1,350
Total	187		194.27	100.00%	\$ 150,525	

STATEMENT 6
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REFUNDING BONDS, SERIES 2025 (ASSESSMENT AREA ONE)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Par Outstanding
11/1/2025			123,639	123,639	123,639	6,309,000
5/1/2026	205,000	4.25%	134,066	339,066		6,104,000
11/1/2026			129,710	129,710	468,776	6,104,000
5/1/2027	213,000	4.25%	129,710	342,710		5,891,000
11/1/2027			125,184	125,184	467,894	5,891,000
5/1/2028	223,000	4.25%	125,184	348,184		5,668,000
11/1/2028			120,445	120,445	468,629	5,668,000
5/1/2029	232,000	4.25%	120,445	352,445		5,436,000
11/1/2029			115,515	115,515	467,960	5,436,000
5/1/2030	242,000	4.25%	115,515	357,515		5,194,000
11/1/2030			110,373	110,373	467,888	5,194,000
5/1/2031	253,000	4.25%	110,373	363,373		4,941,000
11/1/2031			104,996	104,996	468,369	4,941,000
5/1/2032	264,000	4.25%	104,996	368,996		4,677,000
11/1/2032			99,386	99,386	468,383	4,677,000
5/1/2033	275,000	4.25%	99,386	374,386		4,402,000
11/1/2033			93,543	93,543	467,929	4,402,000
5/1/2034	287,000	4.25%	93,543	380,543		4,115,000
11/1/2034			87,444	87,444	467,986	4,115,000
5/1/2035	300,000	4.25%	87,444	387,444		3,815,000
11/1/2035			81,069	81,069	468,513	3,815,000
5/1/2036	313,000	4.25%	81,069	394,069		3,502,000
11/1/2036			74,418	74,418	468,486	3,502,000
5/1/2037	326,000	4.25%	74,418	400,418		3,176,000
11/1/2037			67,490	67,490	467,908	3,176,000
5/1/2038	341,000	4.25%	67,490	408,490		2,835,000
11/1/2038			60,244	60,244	468,734	2,835,000
5/1/2039	355,000	4.25%	60,244	415,244		2,480,000
11/1/2039			52,700	52,700	467,944	2,480,000
5/1/2040	371,000	4.25%	52,700	423,700		2,109,000
11/1/2040			44,816	44,816	468,516	2,109,000
5/1/2041	387,000	4.25%	44,816	431,816		1,722,000
11/1/2041			36,593	36,593	468,409	1,722,000
5/1/2042	404,000	4.25%	36,593	440,593		1,318,000
11/1/2042			28,008	28,008	468,600	1,318,000
5/1/2043	421,000	4.25%	28,008	449,008		897,000
11/1/2043			19,061	19,061	468,069	897,000
5/1/2044	439,000	4.25%	19,061	458,061		458,000

STATEMENT 6
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REFUNDING BONDS, SERIES 2025 (ASSESSMENT AREA ONE)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Par Outstanding
11/1/2044			9,733	9,733	467,794	458,000
5/1/2045	458,000	4.25%	9,733	467,733	467,733	0
Total	6,309,000				9,488,155	

Maximum Annual Debt Service: 468,776

Footnote:

(a) Data herein for the CDD's budgetary process purposes only.

STATEMENT 7
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2016A-1 (ASSESSMENT AREA ONE)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Par Outstanding
						1,880,000
5/1/2023	40,000	5.75%	48,526	89,436		1,840,000
11/1/2023			48,526	48,526	137,963	1,840,000
5/1/2024	45,000	5.75%	47,503	93,526		1,795,000
11/1/2024			47,503	47,503	141,029	1,795,000
5/1/2025	45,000	5.75%	46,479	92,503		1,750,000
11/1/2025			46,479	46,479	138,981	1,750,000
5/1/2026	45,000	5.75%	45,455	91,479		1,705,000
11/1/2026			45,455	45,455	136,934	1,705,000
5/1/2027	50,000	5.75%	44,143	95,455		1,655,000
11/1/2027			44,143	44,143	139,598	1,655,000
5/1/2028	50,000	5.75%	42,830	94,143		1,605,000
11/1/2028			42,830	42,830	136,973	1,605,000
5/1/2029	55,000	5.75%	41,386	97,830		1,550,000
11/1/2029			41,386	41,386	139,216	1,550,000
5/1/2030	60,000	5.75%	39,811	101,386		1,490,000
11/1/2030			39,811	39,811	141,198	1,490,000
5/1/2031	60,000	5.75%	38,236	99,811		1,430,000
11/1/2031			38,236	38,236	138,048	1,430,000
5/1/2032	65,000	5.75%	36,530	103,236		1,365,000
11/1/2032			36,530	36,530	139,766	1,365,000
5/1/2033	65,000	5.75%	34,824	101,530		1,300,000
11/1/2033			34,824	34,824	136,354	1,300,000
5/1/2034	70,000	5.75%	32,986	104,824		1,230,000
11/1/2034			32,986	32,986	137,810	1,230,000
5/1/2035	75,000	5.90%	31,018	107,986		1,155,000
11/1/2035			31,018	31,018	139,004	1,155,000
5/1/2036	80,000	5.90%	28,918	111,018		1,075,000
11/1/2036			28,918	28,918	139,935	1,075,000
5/1/2037	85,000	5.90%	26,631	113,918		990,000
11/1/2037			26,631	26,631	140,549	990,000
5/1/2038	90,000	5.90%	24,210	116,631		900,000
11/1/2038			24,210	24,210	140,841	900,000
5/1/2039	90,000	5.90%	21,789	114,210		810,000
11/1/2039			21,789	21,789	135,999	810,000
5/1/2040	95,000	5.90%	19,234	116,789		715,000
11/1/2040			19,234	19,234	136,023	715,000
5/1/2041	105,000	5.90%	16,409	124,234		610,000
11/1/2041			16,409	16,409	140,643	610,000
5/1/2042	110,000	5.90%	13,450	126,409		500,000
11/1/2042			13,450	13,450	139,859	500,000
5/1/2043	115,000	5.90%	10,357	128,450		385,000
11/1/2043			10,357	10,357	138,807	385,000

STATEMENT 7
ASTURIA COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2016A-1 (ASSESSMENT AREA ONE)

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Par Outstanding
5/1/2043	120,000	5.90%	7,129	130,357		265,000
11/1/2043			7,129	7,129	137,485	265,000
5/1/2044	130,000	5.90%	3,632	137,129		135,000
11/1/2044			3,632	3,632	140,760	135,000
5/1/2045	135,000	5.90%	3,628	138,632	138,632	0
Total	1,880,000				3,332,407	

Maximum Annual Debt Service: 141,198

Footnote:

(a) Data herein for the CDD's budgetary process purposes only.

STATEMENT 7
ASTORIA CDD
FY 2026 TOTAL ASSESSMENT ALLOCATION

	Equalized	Stratified Costs		Reserve Fund	
NET O&M EQUALIZED BUDGET LESS REVENUE	\$ 860,496.55	NET O&M STRATIFIED	\$ 393,265.00	NET RESERVE FUND	\$ 221,200
GROSS EQUALIZED COSTS	\$ 915,421.649	GROSS EQUALIZED COSTS	\$ 418,367.021	GROSS EQUALIZED COSTS	\$ 235,319.15

Lot Size	Phase	UNITS ASSESSED			ALLOCATION OF ADMIN O&M ASSESSMENT					ALLOCATION OF ADMIN O&M ASSESSMENT					ALLOCATION OF CAPITAL RESERVE ASSESSMENT				
		O&M	2014-1 DEBT SERVICE	2016-1 DEBT SERVICE	ERR Factor	TOTAL ERUN	ERUN % TOTAL	TOTAL ADMIN BUDGET	ADMIN O&M PER LOT	ERR Factor	TOTAL ERUN	ERUN % TOTAL	TOTAL FIELD BUDGET	FIELD O&M PER LOT	ERR Factor	TOTAL ERUN	ERUN % TOTAL	TOTAL ADMIN BUDGET	ADMIN O&M PER LOT
Single Family 36' TND	1	32	32	0	1	32	4.79%	\$43,852.53	\$1,370.39	0.65	20.95	3.53%	\$14,764.38	\$461.39	1	32	4.79%	\$11,272.77	\$352.27
Single Family 45' TND	1	41	41	0	1	41	6.14%	\$56,186.06	\$1,370.39	0.82	33.55	5.65%	\$23,646.08	\$576.73	1	41	6.14%	\$14,443.24	\$352.27
Single Family 55' TND	1	57	57	0	1	57	8.53%	\$78,112.33	\$1,370.39	1.00	57.00	9.60%	\$40,179.11	\$704.90	1	57	8.53%	\$20,079.63	\$352.27
Single Family 55'	1	69	69	0	1	69	10.33%	\$94,557.03	\$1,370.39	1.00	69.00	11.63%	\$48,637.86	\$704.90	1	69	10.33%	\$24,306.92	\$352.27
Single Family 65'	1	49	49	0	1	49	7.34%	\$67,149.19	\$1,370.39	1.18	57.91	9.76%	\$40,819.92	\$833.06	1	49	7.34%	\$17,261.43	\$352.27
Single Family 55'	2	126	126	0	1	126	18.86%	\$172,669.35	\$1,370.39	1.00	126.00	21.23%	\$88,816.97	\$704.90	1	126	18.86%	\$44,386.55	\$352.27
Single Family 65'	2	31	31	0	1	31	4.64%	\$42,482.14	\$1,370.39	1.18	36.64	6.17%	\$25,824.85	\$833.06	1	31	4.64%	\$10,920.50	\$352.27
Single Family 45' TND	3	43	43	0	1	43	6.44%	\$58,926.84	\$1,370.39	0.82	35.18	5.93%	\$24,799.54	\$576.73	1	43	6.44%	\$15,147.79	\$352.27
Single Family 55' TND	3	25	25	0	1	25	3.74%	\$4,259.79	\$1,370.39	1.00	25.00	4.21%	\$17,622.41	\$704.90	1	25	3.74%	\$8,806.85	\$352.27
Single Family 65'	3	8	8	0	1	8	1.20%	\$10,963.13	\$1,370.39	1.18	9.45	1.59%	\$6,664.48	\$833.06	1	8	1.20%	\$2,818.19	\$352.27
Townhomes	3	108	0	108	1	108	16.17%	\$148,002.30	\$1,370.39	0.40	43.20	7.28%	\$30,451.53	\$281.96	1	108	16.17%	\$38,045.61	\$352.27
Single Family 55'	3	22	0	22	1	22	3.29%	\$30,148.62	\$1,370.39	1.00	22.00	3.71%	\$15,507.73	\$704.90	1	22	3.29%	\$7,750.03	\$352.27
Single Family 65'	3	18	0	18	1	18	2.69%	\$24,667.05	\$1,370.39	1.18	21.27	3.58%	\$14,995.07	\$833.06	1	18	2.69%	\$6,340.94	\$352.27
Single Family 65'	4	22	0	22	1	22	3.29%	\$30,148.62	\$1,370.39	1.18	26.00	4.38%	\$18,327.31	\$833.06	1	22	3.29%	\$7,750.03	\$352.27
Townhomes	5	10	0	10	1	10	1.50%	\$13,703.92	\$1,370.39	0.40	4.00	0.67%	\$2,819.59	\$281.96	1	10	1.50%	\$3,522.74	\$352.27
Single Family 50'	5	7	0	7	1	7	1.05%	\$9,592.74	\$1,370.39	0.91	6.37	1.07%	\$4,490.19	\$641.46	1	7	1.05%	\$2,465.92	\$352.27
Total		668	481	187		668	100%	\$915,421.65			593.52	100%	\$418,367.02			668	100%	\$235,319.15	

Lot Size	Phase	PER UNIT ANNUAL ASSESSMENT			
		O&M	2025 DEBT SERVICE	2016-1 DEBT SERVICE	TOTAL PER UNIT
Single Family 36' TND	1	\$2,184.05	\$792.78	\$0.00	\$2,976.83
Single Family 45' TND	1	\$2,299.40	\$917.95	\$0.00	\$3,217.35
Single Family 55' TND	1	\$2,427.56	\$1,043.13	\$0.00	\$3,470.69
Single Family 55'	1	\$2,427.56	\$1,084.85	\$0.00	\$3,512.41
Single Family 65'	1	\$2,555.73	\$1,126.58	\$0.00	\$3,682.30
Single Family 55'	2	\$2,427.56	\$1,084.85	\$0.00	\$3,512.41
Single Family 65'	2	\$2,555.73	\$1,126.58	\$0.00	\$3,682.30
Single Family 45' TND	3	\$2,299.40	\$917.95	\$0.00	\$3,217.35
Single Family 55' TND	3	\$2,427.56	\$1,043.13	\$0.00	\$3,470.69
Single Family 65'	3	\$2,555.73	\$1,126.58	\$0.00	\$3,682.30
Townhomes	3	\$2,004.62	\$0.00	\$500.00	\$2,504.62
Single Family 55'	3	\$2,427.56	\$0.00	\$1,300.00	\$3,727.56
Single Family 65'	3	\$2,555.73	\$0.00	\$1,350.00	\$3,905.73
Single Family 65'	4	\$2,555.73	\$0.00	\$1,350.00	\$3,905.73
Townhomes	5	\$2,004.62	\$0.00	\$500.00	\$2,504.62
Single Family 50'	5	\$2,354.12	\$0.00	\$1,275.00	\$3,629.12

Lot Size	Phase	FY 2025 VARIANCE FY 2025 TO 2026		
		TOTAL PER UNIT	PER LOT	% VARIANCE
Single Family 36' TND	1	\$2,740.86	\$235.97	8.61%
Single Family 45' TND	1	\$2,998.29	\$219.06	7.31%
Single Family 55' TND	1	\$3,267.65	\$203.04	6.21%
Single Family 55'	1	\$3,317.65	\$194.76	5.87%
Single Family 65'	1	\$3,487.02	\$195.29	5.60%
Single Family 55'	2	\$3,317.65	\$194.76	5.87%
Single Family 65'	2	\$3,487.02	\$195.29	5.60%
Single Family 45' TND	3	\$2,998.29	\$219.06	7.31%
Single Family 55' TND	3	\$3,267.65	\$203.04	6.21%
Single Family 65'	3	\$3,487.02	\$195.29	5.60%
Townhomes	3	\$2,123.75	\$380.87	17.93%
Single Family 55'	3	\$3,317.65	\$409.91	12.36%
Single Family 65'	3	\$3,487.02	\$418.71	12.01%
Single Family 65'	4	\$3,487.02	\$418.71	12.01%
Townhomes	5	\$2,123.75	\$380.87	17.93%
Single Family 50'	5	\$3,233.57	\$405.55	12.54%

** Difference represents a change in the O&M portion only. Debt Service remains the same throughout the bonds maturity period.

SECTION VI

SECTION A

Astoria
Community Development District
Check Register Summary & ACH Debit Summary
October 1, 2025 through November 24, 2025

Fund	Date	Check #'s/Vendor	Amount
<u>Check Register</u>			
<i>General Fund - Bank United Operating</i>			
	10/01/25	100062-100064 - Kai	\$ 11,801.72
	10/06/25	100065-100067 - Kai	\$ 9,846.67
	10/07/25	100068-100070 - Kai	\$ 15,294.65
	10/10/25	100071-100073 - Kai	\$ 2,495.04
	10/16/25	100074-100077 - Kai	\$ 11,901.14
	10/22/25	100078-100079 - Kai	\$ 6,237.50
	10/24/25	100080-100085 - Kai	\$ 57,670.70
	10/31/25	100091	\$ 38,035.00
	11/12/25	100092-100099	\$ 46,649.84
	11/12/25	100096 - Voided	\$ (34,300.00)
	11/19/25	100100-100102	\$ 7,318.25
	11/21/25	100103	\$ 20,483.33
		Subtotal	\$ 78,186.42
<i>General Fund - South State Operating</i>			
	-		\$ -
		Subtotal	\$ -
<i>Capital Reserve Fund</i>			
	-	-	\$ -
		Subtotal	\$ -
Total Check Register			\$ 78,186.42

ACH Debit

General Fund ACH Debit

10/02/25	Frontier	\$ 94.99
10/10/25	ADP	\$ 856.95
10/13/25	ADP	\$ 126.83
10/14/25	ADP	\$ 1,717.07
10/17/25	Duke Energy - 5410	\$ 97.90
10/17/25	Duke Energy - 6465	\$ 289.35
10/20/25	Duke Energy - 2175	\$ (96.55)
10/20/25	Duke Energy - 2365	\$ 30.80
10/20/25	Duke Energy - 2555	\$ 5,751.90
10/20/25	Duke Energy - 2745	\$ 30.80
10/20/25	Duke Energy - 3316	\$ 30.80
10/20/25	Duke Energy - 3514	\$ 2,683.69
10/20/25	Duke Energy - 3704	\$ 30.80
10/20/25	Duke Energy - 4086	\$ 30.80
10/20/25	Duke Energy - 4292	\$ 30.80
10/20/25	Duke Energy - 4523	\$ 1,265.58
10/20/25	Duke Energy - 4721	\$ 30.80
10/20/25	Duke Energy - 4937	\$ 1,484.88
10/20/25	Duke Energy - 5084	\$ 30.80
10/20/25	Duke Energy - 5480	\$ 30.80
10/20/25	Duke Energy - 5753	\$ 2,091.77
10/20/25	Duke Energy - 6077	\$ 30.80
10/20/25	Duke Energy - 6283	\$ 30.80
10/22/25	Pasco County Utilities - 0953300	\$ 164.43
10/22/25	Pasco County Utilities - 0953305	\$ 72.90
10/22/25	Pasco County Utilities - 0953310	\$ 224.37
10/22/25	Pasco County Utilities - 0953320	\$ 21.87

ACH Debit

General Fund ACH Debit

10/22/25	Pasco County Utilities - 0953325	\$	90.72
10/22/25	Pasco County Utilities - 0953330	\$	15.39
10/22/25	Pasco County Utilities - 0953340	\$	29.16
10/22/25	Pasco County Utilities - 0956645	\$	136.08
10/22/25	Pasco County Utilities - 0956650	\$	1,617.04
10/22/25	Pasco County Utilities - 0956655	\$	65.88
10/22/25	Pasco County Utilities - 0966695	\$	281.07
10/22/25	Pasco County Utilities - 0989015	\$	14.58
10/22/25	Pasco County Utilities - 0989020	\$	16.20
10/22/25	Pasco County Utilities - 0989025	\$	9.72
10/22/25	Pasco County Utilities - 1031105	\$	17.01
10/22/25	Pasco County Utilities - 1031115	\$	32.40
10/22/25	Pasco County Utilities - 1031120	\$	63.99
10/23/25	Duke Energy - 5282	\$	30.80
11/03/25	Frontier	\$	94.99
11/10/25	ADP	\$	1,736.85
11/19/25	Duke Energy - 5410	\$	97.90
11/19/25	Duke Energy - 6465	\$	289.35
11/20/25	ADP	\$	1,714.77
11/21/25	Duke Energy - 2175	\$	36.01
11/21/25	Duke Energy - 2365	\$	30.80
11/21/25	Duke Energy - 2555	\$	5,751.90
11/21/25	Duke Energy - 2745	\$	30.80
11/21/25	Duke Energy - 3316	\$	30.80
11/21/25	Duke Energy - 3514	\$	2,683.69
11/21/25	Duke Energy - 3704	\$	30.80
11/21/25	Duke Energy - 4086	\$	30.80
11/21/25	Duke Energy - 4292	\$	30.80
11/21/25	Duke Energy - 4523	\$	1,352.53
11/21/25	Duke Energy - 4721	\$	30.80
11/21/25	Duke Energy - 4937	\$	1,401.25
11/21/25	Duke Energy - 5084	\$	30.80
11/21/25	Duke Energy - 5480	\$	30.80
11/21/25	Duke Energy - 5753	\$	2,091.77
11/21/25	Duke Energy - 6077	\$	30.80
11/21/25	Duke Energy - 6283	\$	30.80
11/24/25	Pasco County Utilities - 0953300	\$	178.77
11/24/25	Pasco County Utilities - 0953305	\$	24.24
11/24/25	Pasco County Utilities - 0953310	\$	77.77
11/24/25	Pasco County Utilities - 0953320	\$	15.15
11/24/25	Pasco County Utilities - 0953325	\$	98.98
11/24/25	Pasco County Utilities - 0953330	\$	15.15
11/24/25	Pasco County Utilities - 0953340	\$	31.31
11/24/25	Pasco County Utilities - 0956645	\$	67.67
11/24/25	Pasco County Utilities - 0956650	\$	2,439.62
11/24/25	Pasco County Utilities - 0956655	\$	79.25
11/24/25	Pasco County Utilities - 0966695	\$	373.70
11/24/25	Pasco County Utilities - 0989015	\$	19.19
11/24/25	Pasco County Utilities - 0989020	\$	17.17
11/24/25	Pasco County Utilities - 0989025	\$	14.14
11/24/25	Pasco County Utilities - 1031105	\$	18.18
11/24/25	Pasco County Utilities - 1031115	\$	36.36
11/24/25	Pasco County Utilities - 1031120	\$	67.67
11/20/25	ADP	\$	127.76
11/28/25	Duke Energy - 5282	\$	30.80

Total ACH Debit	\$ 40,929.46
------------------------	---------------------

Total Check Register & ACH Debit	\$ 119,115.88
---	----------------------

OCTOBER 2025 CHECK REGISTER (KAI)

Date	Number	Payee	Payment
10/1/25	100062	Blue Water Aquatics, Inc	1,370.00
10/1/25	100063	Americans Commercial Pool Service	2,760.00
10/1/25	100064	Kilinski Van Wyk PLLC	7,671.72
10/6/25	100065	Kai Connected, LLC	4,041.67
10/6/25	100066	Best Termite and Pest Control Inc	55.00
10/6/25	100067	First Coast Mulch	5,750.00
10/7/25	100068	RedTree Landscape Systems	13,364.25
10/7/25	100069	Office Pride	1,645.40
10/7/25	100070	AIR ONE ONE, LLC.	285.00
10/10/25	100071	Florida Commercial Care, Inc.	637.01
10/10/25	100072	COASTAL WASTE & RECYCLING - SW	103.03
10/10/25	100073	Lighthouse Engineering Inc.	1,755.00
10/10/25	616	ADP	598.73
10/10/25	616	ADP	108.53
10/10/25	616	ADP	28.52
10/10/25	616	ADP	121.17
10/13/25	614R		50.05
10/13/25	614R		76.78
10/14/25	616	ADP	1,311.59
10/14/25	616	ADP	227.76
10/14/25	616	ADP	49.96
10/14/25	616	ADP	127.76
10/16/25	100074	Tampa Fence	5,057.00
10/16/25	100075	Kilinski Van Wyk PLLC	4,493.52
10/16/25	100076	RedTree Landscape Systems	920.62
10/16/25	100077	Cleaning Commandos LLC	1,430.00
10/22/25	100078	Cleaning Commandos LLC	1,425.00
10/22/25	100079	RedTree Landscape Systems	4,812.50
10/24/25	100080	Egis Insurance Advisors LLC	37,185.00
10/24/25	100081	Complete IT corp	115.60
10/24/25	100082	Kai	10,826.12
10/24/25	100083	Kai Connected, LLC	3,138.48
10/24/25	100084	Romaner Graphics	5,170.00
10/24/25	100085	Kilinski Van Wyk PLLC	1,235.50
			117,948.27

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
10/31/25	00001	9/09/25 29081	202509 310-51300-45000		INSURANCE	*	850.00	
		9/18/25 29497	202509 310-51300-45000		INSURANCE	*	3,922.00	
		9/18/25 29497	202509 320-53900-44000		INSURANCE	*	4,278.00	
		9/18/25 29497	202509 320-53900-44500		INSURANCE	*	28,985.00	
								38,035.00 100091
11/12/25	00004	7/11/25 25-01433	202507 310-51300-48000		LEGAL ADVERTISING	*	59.06	
		7/11/25 25-01434	202507 310-51300-48000		LEGAL ADVERTISING	*	74.38	
		7/18/25 25-01488	202507 310-51300-48000		LEGAL ADVERTISING	*	393.75	
		7/25/25 25-01530	202507 310-51300-48000		LEGAL ADVERTISING	*	65.63	
								592.82 100092
11/12/25	00005	11/01/25 SW000122	202511 320-53100-43400		WASTE COLLECTION NOV25	*	103.03	
								103.03 100093
11/12/25	99999	11/12/25 VOID	202511 000-00000-00000		VOID CHECK	C	.00	
								.00 100094
11/12/25	00006	3/10/25 15843	202503 340-57200-35800		OFFICE STANDBY PLAN	*	65.00	
		4/10/25 16147	202504 340-57200-35800		STAND-BY OFFICE PLAN	*	65.00	
		4/22/25 16201	202504 340-57200-35800		EMAIL/MICROSOFT SUBSCRIPT	*	115.60	
		5/10/25 16433	202505 340-57200-35800		STAND-BY OFFICE PLAN	*	65.00	
		5/22/25 16490	202505 340-57200-35800		GOOGLE/MICROSOFT SUBSCRIP	*	115.60	
		6/10/25 16739	202506 340-57200-35800		STAND-BY OFFICE PLAN	*	65.00	
		6/22/25 16808	202506 340-57200-35800		GOOGLE/MICROSOFT SUBSCRIP	*	115.60	
		7/10/25 17036	202507 340-57200-35800		STAND-BY OFFICE PLAN	*	65.00	
		7/22/25 17110	202507 340-57200-35800		GOOGLE/MICROSOFT SUBSCRIP	*	115.60	

ASTU ASTURIA CDD AWOLFE

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
		8/01/25	17226	202508	340	57200	35800		DOMAIN REGISTRY	*	49.95		
		8/10/25	17361	202508	340	57200	35800		STAND-BY OFFICE PLAN	*	65.00		
		8/22/25	17427	202508	340	57200	35800		GOOGLE/MICROSOFT SUBSCRIP	*	115.60		
		9/10/25	17667	202509	340	57200	35800		STAND-BY OFFICE PLAN	*	65.00		
		10/10/25	17984	202510	340	57200	35800		STAND-BY OFFICE PLAN	*	65.00		
		11/10/25	18273	202511	340	57200	35800		STAND-BY OFFICE PLAN	*	65.00		
----- COMPLETE IT SERVICE & SOLUTIONS -----												1,212.95	100095
11/12/25	00002	9/18/25	1	202510	310	51300	49200		ASSESSMENT ROLL SEPT	*	5,000.00		
		10/03/25	2	202510	310	51300	34000		MGMT FEES	*	4,120.83		
		10/03/25	2	202510	340	57200	34700		FIELD MGMT	*	2,958.33		
		10/03/25	2	202510	310	51300	35300		INFORMATION TECH	*	287.50		
		10/03/25	2	202510	310	51300	31300		DISS AGENT	*	416.67		
		10/03/25	2	202510	340	57200	34000		AMENITY MGMT	*	6,866.67		
		11/01/25	3	202511	310	51300	34000		MGMT FEES	*	4,120.83		
		11/01/25	3	202511	340	57200	34700		FIELD MGMT	*	2,958.33		
		11/01/25	3	202511	310	51300	35300		INFORMATION TECH	*	287.50		
		11/01/25	3	202511	310	51300	31300		DISS AGENT	*	416.67		
		11/01/25	3	202511	340	57200	34000		AMENITY MGMT	*	6,866.67		
		9/18/25	1	202510	310	51300	49200		ASSESSMENT ROLL SEPT	V	5,000.00-		
		10/03/25	2	202510	310	51300	34000		MGMT FEES	V	4,120.83-		
		10/03/25	2	202510	340	57200	34700		FIELD MGMT	V	2,958.33-		
		10/03/25	2	202510	310	51300	35300		INFORMATION TECH	V	287.50-		
		10/03/25	2	202510	310	51300	31300		DISS AGENT	V	416.67-		

ASTU ASTURIA CDD AWOLFE

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
10/03/25	2		202510	340-57200-34000						V	6,866.67-		
			AMENITY MGMT										
11/01/25	3		202510	310-51300-34000						V	4,120.83-		
			MGMT FEES										
11/01/25	3		202510	340-57200-34700						V	2,958.33-		
			FIELD MGMT										
11/01/25	3		202510	310-51300-35300						V	287.50-		
			INFORMATION TECH										
11/01/25	3		202510	310-51300-31300						V	416.67-		
			DISS AGENT										
11/01/25	3		202510	340-57200-34000						V	6,866.67-		
			AMENITY MGMT										
			GMS-TAMPA, LLC										.00 100096
11/12/25	00007	11/12/25	26-26-17	202511	320-53900-43800					*	611.04		
			REAL ESTATE TAX										
			MIKE FASANO, PASCO COUNTY TAX COLLE										611.04 100097
11/12/25	00008	11/03/25	246592	202511	340-57200-34800					*	235.00		
			MAINTENANCE FEE										
			PHENOMENAL EXERCISE EQUIPMENT REPAI										235.00 100098
11/12/25	00009	11/05/25	170	202511	340-57200-34300					*	9,595.00		
			BRIDGE DECKING										
			TIMBER INTENTIONS										9,595.00 100099
11/19/25	00011	11/17/25	NOVEMBER	202511	340-57200-35000					*	1,370.00		
			JANITORIAL CLEAN										
			CLEANING COMMANDOS LLC										1,370.00 100100
11/19/25	00012	11/12/25	INV-217	202511	340-57200-35600					*	5,500.00		
			POOL SHELF PAVER LEVELING										
			PAVER RESCUE LLC										5,500.00 100101
11/19/25	00010	6/10/25	30321	202506	320-53900-46500					*	448.25		
			TREE TRIMMING										
			REDTREE LANDSCAPE SYSTEMS										448.25 100102
11/21/25	00002	9/18/25	1	202510	310-51300-49200					*	5,000.00		
			ASSESSMENT ROLL SEPT										
10/03/25	2		202510	310-51300-34000						*	4,120.83		
			MGMT FEES										
10/03/25	2		202510	340-57200-34700						*	2,958.33		
			FIELD MGMT										
10/03/25	2		202510	310-51300-35300						*	287.50		
			INFORMATION TECH										

ASTU ASTURIA CDD AWOLFE

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
10/03/25	2		202510 310-51300-31300		*	416.67	
		DISS AGENT					
11/01/25	3		202511 310-51300-34000		*	4,120.83	
		MGMT FEES					
11/01/25	3		202511 340-57200-34700		*	2,875.00	
		FIELD MGMT					
11/01/25	3		202511 310-51300-35300		*	287.50	
		INFORMATION TECH					
11/01/25	3		202511 310-51300-31300		*	416.67	
		DISS AGENT					
GMS-TAMPA, LLC							20,483.33 100103

TOTAL FOR BANK A						78,186.42	
TOTAL FOR REGISTER						78,186.42	



INVOICE

Customer	Astoria Community Development District
Acct #	741
Date	09/18/2025
Customer Service	Christina Wood
Page	1 of 1

Astoria Community Development District
 c/o Kai
 2502 N. Rocky Point Drive Suite 1000
 Tampa, FL 33607

Payment Information	
Invoice Summary	\$ 37,185.00
Payment Amount	
Payment for:	Invoice#29497
	100125685

Thank You

Please detach and return with payment



Customer: Astoria Community Development District

Invoice	Effective	Transaction	Description	Amount
29497	10/01/2025	Renew policy	Policy #100125685 10/01/2025-10/01/2026 Florida Insurance Alliance Package - Renew policy Due Date: 9/18/2025	37,185.00

Please Remit Payment To:
 Egis Insurance and Risk Advisors
 P.O. Box 748555

Total
\$ 37,185.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
 TO PAY VIA ACH: Accretive Global Insurance Services LLC
 Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555	accounting@egisadvisors.com	09/18/2025
Atlanta, GA 30374-8555		

INVOICE



Customer	Astoria Community Development District
Acct #	741
Date	09/09/2025
Customer Service	Christina Wood
Page	1 of 1

Astoria Community Development District
 c/o Kai
 2502 N. Rocky Point Drive Suite 1000
 Tampa, FL 33607

Payment Information	
Invoice Summary	\$ 850.00
Payment Amount	
Payment for:	Invoice#29081
WC100125685	

Thank You

Please detach and return with payment



Customer: Astoria Community Development District

Invoice	Effective	Transaction	Description	Amount
29081	10/01/2025	Renew policy	Policy #WC100125685 10/01/2025-10/01/2026 FIA WC WC - Renew policy TRIA & EC - Renew policy Due Date: 9/9/2025	689.25 160.75

Please Remit Payment To:
 Egis Insurance and Risk Advisors
 P.O. Box 748555

Total
\$ 850.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
 TO PAY VIA ACH: Accretive Global Insurance Services LLC
 Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors	(321)233-9939	Date
P.O. Box 748555 Atlanta, GA 30374-8555	accounting@egisadvisors.com	09/09/2025

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-01488P

Date 07/18/2025

Attn:
Asturia CDD Kai
1540 INTERNATIONAL PKWY., STE. 2000
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 25-01488P Noitce of Public Hearing RE: Public Hearing for Asturia on August 12, 2025 at 6:00 PM Published: 7/18/2025	\$393.75
---	----------

1- ~~515~~ - 513 - 48
310

Important Message		Paid	()
Please include our Serial # on your check	Pay by credit card online: https://legals. businessobserverfl. com/send-payment/	Total	\$393.75
			Payment is expected within 30 days of the first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-01530P

Date 07/25/2025

Attn:
Asturia CDD Kai
1540 INTERNATIONAL PKWY., STE. 2000
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 25-01530P Notice of Public Hearing RE: Asturia Board of Supervisors Meeting on August 12, 2025 Published: 7/25/2025	\$65.63
--	---------

1-310-513-48

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid	()
Total	\$65.63

Payment is expected within 30 days of the
first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Notice of Public Hearing and Board of Supervisors Meeting of the Asturia Community Development District

The Board of Supervisors (the "Board") of the Asturia Community Development District (the "District") will hold a public hearing and a meeting on August 12, 2025, at 6:00 p.m. at the Asturia Clubhouse located at 14575 Promenade Parkway Odessa, FL 33556.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2025-2026 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting www.Asturiacdd.org or may be obtained by contacting the District Manager's office via email at heather@hikal.com or via phone at (813) 565-4663.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Heather Dilley
District Manager
July 25, 2025

25-01530P

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-01433P

Date 07/11/2025

Attn:
Asturia CDD Kai
1540 INTERNATIONAL PKWY., STE. 2000
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description	Amount
Serial # 25-01433P Meeting Notice RE: Asturia CDD Notice of Board of Supervisors Workshop on July 22, 2025 at 6:00 PM Published: 7/11/2025	\$59.06

1-310-513-48

Important Message		Paid	()
Please include our Serial # on your check	Pay by credit card online: https://legals. businessobserverfl. com/send-payment/	Total	\$59.06

Payment is expected within 30 days of the first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

NOTICE OF BOARD OF SUPERVISORS WORKSHOP ASTURIA COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Asturia Community Development District will hold a Workshop on Tuesday, July 22, 2025, at 6:00 PM at the Asturia Clubhouse, 14575 Promenade Parkway Odessa, FL 33556.

The purpose of the workshop is to discuss matters relating to bonds, RFPs, and other topics. The workshop is open to the public and will be conducted in accordance with the provisions of Florida law. The Board of Supervisors will not take any action at this workshop. The workshop may be continued to a date, time, and place to be specified at such meeting.

A copy of the agenda for the workshop may be obtained from the District Manager, via email at Heather@hikai.com, via phone at (813) 565-4663 during normal business hours, or from the District's website at <https://www.asturiacdd.org>.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this workshop is asked to advise the District Office at (813) 565-4663, at least 48 hours before the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

Asturia CDD
Heather Dilley, District Manager

July 11, 2025

25-01433P

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-01434P

Date 07/11/2025

Attn:
Asturia CDD Kai
1540 INTERNATIONAL PKWY., STE. 2000
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 25-01434P

\$74.38

Notice of Attorney-Client Session

RE: Asturia CDD Notice of Attorney-Client Session on July 24, 2025 at 6:00 p.m.

Published: 7/11/2025

1-310-513-48

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid
Total

()
\$74.38

Payment is expected within 30 days of the
first publication date of your notice.

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

ASTURIA COMMUNITY DEVELOPMENT DISTRICT NOTICE OF ATTORNEY-CLIENT SESSION

Notice is hereby given that the Board of Supervisors ("Board") of the Asturia Community Development District ("District") will conduct an attorney-client shade session at the **Asturia Clubhouse, 14575 Promenade Parkway Odessa, FL 33556, on July 24, 2025, at 6:00 p.m.**

The attorney-client shade session, which is closed to the public, is being held pursuant to Section 286.011(8), Florida Statutes, and relates to advice on pending litigation expenditures and litigation strategy related to Asturia Community Development District v. RIPA & Associates, LLC, Case Number 2024-CC-005917-CCAX-WS, pending in the Sixth Judicial Circuit, County Civil Division in Pasco County, FL. The subject matter of the closed attorney-client shade session shall be confined to settlement negotiations or strategy sessions related to litigation expenditures. The persons attending the next shade session are expected to be the following: Lindsay Moczynski; Heather Dilley, District Manager; Susan Coppia; Jonathan Robert Tietz; Jesse Lamb; Samuel Whitten, Donald Foltz; and a court reporter. The attorney-client shade session is anticipated to last 30 minutes, and will be transcribed by a court reporter.

There may be occasions when one or more Supervisors will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) business hours before the meeting by contacting the District Manager at (813) 565-4663. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

A person who decides to appeal any action taken at a meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

July 11, 2025

25-01434P

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.



www.coastalwasteinc.com

INVOICE

Invoice SW0001227445
Page Page 1 of 1
Date 11/01/2025
Customer 13436
Site 0
PO Number
Due Date 11/26/2025

Bill To: ASTURIA PROPERTY CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY, FL 32746

DATE	DESCRIPTION	REFERENCE	RATE	QTY.	AMOUNT
	(0001) ASTURIA PROPERTY CDD 14835 CARAVAN AVE, ODESSA FL				
	Serv #001 FEL MSW 1 - 4YD 1x Week				
01 - Nov	MONTHLY - WASTE COLLECTION (Nov 01/25 - Nov 30/25)		\$92.00	1.00	\$92.00
01 - Nov	RECOVERY FEE				\$11.03
	1-320-53100-43400				

A surcharge of 5% on initial balance plus 2% per month will be charged on accounts 30 days overdue.

INVOICE TOTAL \$103.03

Payments made by credit card or debit card are subject to a 2.55% service fee

Invoice SW0001227445
Page Page 1 of 1
Date 11/01/2025
Customer 13436
Site 0
PO Number
Due Date 11/26/2025

Please return this portion with payment to:
Coastal Waste & Recycling
 PO Box 632201
 Cincinnati, OH 45263-2201

AMOUNT REMITTED

0025756SW0134360000SW000122744500000206068



****HIGH PRIORITY****

August 6, 2025

Dear Valued Customer,

As part of our continued efforts to enhance payment processing, we want to ensure you have the most up-to-date remittance details for Coastal Waste & Recycling. Please review the information below and confirm your records reflect the correct instructions.

For Check Payments:

Effective Immediately, checks should be mailed to:

Coastal Waste & Recycling
P.O. Box 632201
Cincinnati, OH 45263-2201

Please include the remittance advice / payment details with the check to ensure accurate and timely application.

For ACH Payments:

Bank: Fifth Third Bank
Routing Number: 042000314
Account Number: 7029187197

For ACH payments, **remittance/payment details must be emailed to:**

remit@coastalwasteinc.com

Thank you for your attention to this matter. We appreciate your continued partnership and cooperation in ensuring prompt and accurate payment processing.

Sincerely,

Coastal Waste & Recycling

www.coastalwasteinc.com

2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Astoria CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 15843
Invoice Date 03-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Astoria CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 16147
Invoice Date 04-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-346-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Asturia CDD
 14575 Promenade Parkway
 Florida, United States 33556

Invoice # 16201
 Invoice Date 04-22-25
Balance Due \$115.60

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65
Microsoft O365 Subscription - Apps for Business (Annual Commitment)	-Cost is for one license- Annual license for Microsoft Office 365 Apps for Business subscription. Paid in monthly installments with an annual commitment. Lower price per-month compared to Monthly commitment. Includes: Premium Office Apps - Outlook, Word, Excel, PowerPoint, Publisher, Access Secure Cloud Services - OneDrive - For clubhousemanager@asturiacubhouse.onmicrosoft.com; account used by the clubhouse desktop.	\$10.95	1.0	\$10.95

1-340-572-358

Subtotal	\$115.60
Tax	\$0.00
Invoice Total	\$115.60
Payments	\$0.00
Credits	\$0.00
Balance Due	\$115.60



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Astoria CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 16433
Invoice Date 05-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 16490
Invoice Date 05-22-25
Balance Due **\$115.60**

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65
Microsoft O365 Subscription - Apps for Business (Annual Commitment)	-Cost is for one license- Annual license for Microsoft Office 365 Apps for Business subscription. Paid in monthly installments with an annual commitment. Lower price per-month compared to Monthly commitment. Includes: Premium Office Apps - Outlook, Word, Excel, PowerPoint, Publisher, Access Secure Cloud Services - OneDrive - For clubhousemanager@asturiacubhouse.onmicrosoft.com; account used by the clubhouse desktop.	\$10.95	1.0	\$10.95

1-346-572-358

Subtotal	\$115.60
Tax	\$0.00
Invoice Total	\$115.60
Payments	\$0.00
Credits	\$0.00
Balance Due	\$115.60



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 16739
Invoice Date 06-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1 - 346 - 572 - 358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Astoria CDD
 14575 Promenade Parkway
 Florida, United States 33556

Invoice # 16808
 Invoice Date 06-22-25
Balance Due \$115.60

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65
Microsoft O365 Subscription - Apps for Business (Annual Commitment)	-Cost is for one license- Annual license for Microsoft Office 365 Apps for Business subscription. Paid in monthly installments with an annual commitment. Lower price per-month compared to Monthly commitment. Includes: Premium Office Apps - Outlook, Word, Excel, PowerPoint, Publisher, Access Secure Cloud Services - OneDrive - For clubhousemanager@asturiacubhouse.onmicrosoft.com; account used by the clubhouse desktop.	\$10.95	1.0	\$10.95

1-346-572-358

Subtotal	\$115.60
Tax	\$0.00
Invoice Total	\$115.60
Payments	\$0.00
Credits	\$0.00
Balance Due	\$115.60



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 17036
Invoice Date 07-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Asturia CDD
 14575 Promenade Parkway
 Florida, United States 33556

Invoice # 17110
 Invoice Date 07-22-25
Balance Due \$115.60

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65
Microsoft O365 Subscription - Apps for Business (Annual Commitment)	-Cost is for one license- Annual license for Microsoft Office 365 Apps for Business subscription. Paid in monthly installments with an annual commitment. Lower price per-month compared to Monthly commitment. Includes: Premium Office Apps - Outlook, Word, Excel, PowerPoint, Publisher, Access Secure Cloud Services - OneDrive - For clubhousemanager@asturiacclubhouse.onmicrosoft.com; account used by the clubhouse desktop.	\$10.95	1.0	\$10.95

1 - 346 - 572 - 358

Subtotal	\$115.60
Tax	\$0.00
Invoice Total	\$115.60
Payments	\$0.00
Credits	\$0.00
Balance Due	\$115.60



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice #	17226
Invoice Date	08-01-25
Balance Due	\$49.95

Item	Description	Unit Cost	Quantity	Line Total
Domain Registry	1-Year Domain Registry. Renews every 12-months	\$49.95	1.0	\$49.95

1-340-572-358

Subtotal	\$49.95
Tax	\$0.00
Invoice Total	\$49.95
Payments	\$0.00
Credits	\$0.00
Balance Due	\$49.95



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 17361
Invoice Date 08-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Asturia CDD
 14575 Promenade Parkway
 Florida, United States 33556

Invoice # 17427
 Invoice Date 08-22-25
Balance Due \$115.60

Item	Description	Unit Cost	Quantity	Line Total
CDD/HOA Google Email w/ Vault	Email account 30GB. Priced per user, per month. 3-year contract. Google Vault audit functionality included. Support including password reset & additional training is per hour basis. - Seat 1 - Seat 2 - Seat 3 - Seat 4 - Seat 5 - Clubhouse Manager - Admin for eDiscovery (audit)	\$14.95	7.0	\$104.65
Microsoft O365 Subscription - Apps for Business (Annual Commitment)	-Cost is for one license- Annual license for Microsoft Office 365 Apps for Business subscription. Paid in monthly installments with an annual commitment. Lower price per-month compared to Monthly commitment. Includes: Premium Office Apps - Outlook, Word, Excel, PowerPoint, Publisher, Access Secure Cloud Services - OneDrive - For clubhousemanager@asturiacclubhouse.onmicrosoft.com; account used by the clubhouse desktop.	\$10.95	1.0	\$10.95

1-340-572-358

Subtotal	\$115.60
Tax	\$0.00
Invoice Total	\$115.60
Payments	\$0.00
Credits	\$0.00
Balance Due	\$115.60



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice # 17667
Invoice Date 09-10-25
Balance Due **\$65.00**

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice #	17984
Invoice Date	10-10-25
Balance Due	\$65.00

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Asturia CDD
14575 Promenade Parkway
Florida, United States 33556

Invoice #	18273
Invoice Date	11-10-25
Balance Due	\$65.00

Item	Description	Unit Cost	Quantity	Line Total
Stand-By MSP Plan (Offices/ISP)	Price is per office/network per month - Network & WiFi - Includes remote and phone support for the network and WiFi system - Includes all software updates to the system and any basic software reconfiguration if required	\$65.00	1.0	\$65.00

1-340-572-358

Subtotal	\$65.00
Tax	\$0.00
Invoice Total	\$65.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$65.00



Mike Fasano
Pasco County Tax Collector
"Thank You for allowing us to serve you."

2025 Real Estate Tax Notice

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS
 Pay your current taxes online at www.pascotaxes.com

Parcel / Account Number	Escrow	Tax District
26-26-17-0050-00Y00-0000		UF



14575 PROMENADE PARKWAY
 ASTURIA PHASE 1A PB 70 PG 142 TR
 ACT Y PER DEDICATION SUBJECT TO
 UTILITY EASEMENT PER OR 9328 PG
 1603
 See Additional Legal on Tax Roll

ASTURIA COMMUNITY DEVELOPMENT
 DISTRICT
 2502 N ROCKY POINT DR STE 1000
 TAMPA FL 33607-1449

Ad Valorem Taxes						
Taxing Authority	Telephone	Millage	Assessed Value	Exemption	Taxable Value	Taxes Levied
COUNTY COMMISSION - OPERATING	727-847-8980	7.4042	0	0	0	0.00
SCHOOL OPERATING STATE LAW	727-774-2268	3.0260	0	0	0	0.00
SCHOOL - CAPITAL OUTLAY	727-774-2268	1.5000	0	0	0	0.00
VOTER APPROVED - SCHOOL - ADDITIONAL OPERATING	727-774-2268	1.0000	0	0	0	0.00
SCHOOL - LOCAL DISCRETIONARY	727-774-2268	0.7480	0	0	0	0.00
COUNTY MUNICIPAL SERVICE FIRE DIST	727-847-8980	2.1225	0	0	0	0.00
COUNTY PARKS MSTU	727-847-8980	0.0000	0	0	0	0.00
COUNTY ROADS MSTU	727-847-8980	0.4052	0	0	0	0.00
SW FLA WATER MANAGEMENT DISTRICT	800-423-1476	0.1831	0	0	0	0.00
PASCO COUNTY MOSQUITO CONTROL	727-376-4568	0.2091	0	0	0	0.00
VOTER APPROVED - COUNTY FIRE RESCUE BOND 2019	727-847-8980	0.0182	0	0	0	0.00
VOTER APPROVED - COUNTY FIRE RESCUE BOND 2020	727-847-8980	0.0364	0	0	0	0.00
VOTER APPROVED - COUNTY FIRE RESCUE BOND 2024	727-847-8980	0.0100	0	0	0	0.00
VOTER APPROVED - COUNTY JAIL BOND 2019	727-847-8980	0.0229	0	0	0	0.00
VOTER APPROVED - COUNTY JAIL BOND 2021	727-847-8980	0.0953	0	0	0	0.00
VOTER APPROVED - COUNTY PARKS & REC BOND 2019	727-847-8980	0.0086	0	0	0	0.00
VOTER APPROVED - COUNTY PARKS & REC BOND 2022	727-847-8980	0.0116	0	0	0	0.00
VOTER APPROVED - COUNTY LIBRARIES BOND 2019	727-847-8980	0.0081	0	0	0	0.00
VOTER APPROVED - COUNTY LIBRARIES BOND 2021	727-847-8980	0.0077	0	0	0	0.00
Total Millage		16.8169	Total Ad Valorem Taxes		\$0.00	

Non-Ad Valorem Taxes		
Levying Authority	Telephone	Amount
ASTURIA CDD	407-841-5524	0.00
COUNTY STORMWATER	727-834-3611	636.50
		<i>1-310-513-54 wai</i>
Total Non-Ad Valorem Taxes		\$636.50
Total Combined Taxes & Assessments		\$636.50

If Paid By	Nov 30, 2025	Dec 31, 2025	Jan 31, 2026	Feb 28, 2026	Mar 31, 2026
Please Pay	\$611.04	\$617.40	\$623.77	\$630.13	\$636.50

Your check is your receipt, or you may visit our website, www.pascotaxes.com to print a receipt.

PLEASE DETACH AND RETURN BOTTOM STUB WITH PAYMENT

Mike Fasano
Pasco County Tax Collector
"Thank You for allowing us to serve you."

2025 Real Estate Tax Notice

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS
 Pay your current taxes online at www.pascotaxes.com

Parcel / Account Number	Escrow	Tax District
26-26-17-0050-00Y00-0000		UF

If Paid By	Nov 30, 2025	Dec 31, 2025	Jan 31, 2026	Feb 28, 2026	Mar 31, 2026
Please Pay	\$611.04	\$617.40	\$623.77	\$630.13	\$636.50

PLEASE PAY IN U.S. FUNDS (U.S. BANK) TO: MIKE FASANO, PASCO COUNTY TAX COLLECTOR, PO BOX 276, DADE CITY, FL 33526-0276
 Alt Key: 1352513

RE8/2296 1-2 *****SCH 5-DIGIT 33606

ASTURIA COMMUNITY DEVELOPMENT
 DISTRICT
 2502 N ROCKY POINT DR STE 1000
 TAMPA FL 33607-1449

14575 PROMENADE PARKWAY
 ASTURIA PHASE 1A PB 70 PG 142 TR
 ACT Y PER DEDICATION SUBJECT TO
 UTILITY EASEMENT PER OR 9328 PG
 1603
 See Additional Legal on Tax Roll

1 01352513 2025 0



PAYMENT INSTRUCTION... PLEASE READ:

- VERIFY TAX NOTICE FOR ACCURACY. CONTACT PROPERTY APPRAISER IF THE INFORMATION IS NOT CORRECT.
- PAY ONLY ONE AMOUNT UNDER THE MONTH DURING WHICH PAYMENT IS MADE. EARLY PAYMENT DISCOUNT (NOVEMBER 4%, DECEMBER 3%, JANUARY 2%, FEBRUARY 1%) HAS BEEN COMPUTED. POSTMARK DETERMINES DISCOUNT THROUGH MARCH 31.
- DETACH AND RETURN BOTTOM PART OF TAX NOTICE WITH PAYMENT.

DELINQUENCY DATE... APRIL 1:

- TAXES BECOME DELINQUENT APRIL 1. REAL ESTATE TAX PAYMENTS WILL REQUIRE CERTIFIED FUNDS. (CASHIER'S CHECK, MONEY ORDER, WIRE TRANSFER, OR CASH ACCEPTED IN OUR OFFICES.)
- PAYMENT POSTMARKED AFTER MARCH 31 MUST INCLUDE INTEREST AND COSTS AND PAID WITH CERTIFIED FUNDS.
- FAILURE TO PAY REAL ESTATE TAX WILL RESULT IN ISSUANCE OF TAX CERTIFICATE AT POSSIBLE MAXIMUM INTEREST RATE OF 18% PER YEAR PLUS COSTS, AND MAY RESULT IN PUBLIC SALE OF PROPERTY.
- FAILURE TO PAY TANGIBLE PERSONAL PROPERTY TAX WILL RESULT IN INTEREST AT 18% PER YEAR PLUS COSTS, ISSUANCE OF TAX WARRANT, AND SEIZURE AND PUBLIC SALE OF PROPERTY. AS PER F.S. 197.332 A 15% DELINQUENT COLLECTION FEE WILL BE ADDED ON MAY 1.

WARNING... AVOID PENALTY OR LOSS OF DISCOUNT:

- CONFIRM POSTAL SERVICE POSTMARK POLICY BEFORE MAILING PAYMENT AT END OF MONTH. DUE TO TIME OF DAY MAILED, WEEKEND, OR HOLIDAY, ENVELOPE MAY REFLECT NEXT MONTH POSTMARK. POSTMARK DETERMINES DISCOUNT THROUGH MARCH 31.
- REMIT IN U.S. DOLLARS BY CHECK DRAWN ON U.S. BANK OR INTERNATIONAL MONEY ORDER. PAYMENT BY OUT OF COUNTRY CHECK PAYABLE IN U.S. FUNDS WILL BE RETURNED UNPROCESSED.

FOR ASSISTANCE... CONTACT:

- **PROPERTY APPRAISER:** EXEMPTIONS OR ASSESSED VALUE.
Website: www.pascopa.com
Telephone: (352) 521-4433, (727) 847-8151, (813) 929-2780
- **TAX COLLECTOR:** GENERAL INFORMATION OR PAYMENT ISSUES.
Website: www.pascotaxes.com
Telephone: (352) 521-4338, (727) 847-8032, (813) 235-6076
- **AD VALOREM TAXING AUTHORITY:** MILLAGE OR TAXES LEVIED.
See front of tax notice for telephone number.
- **NON - AD VALOREM ASSESSMENT LEVYING AUTHORITY:** RATE/BASIS OR AMOUNT LEVIED.
See front of tax notice for telephone number.

FOR INFORMATIONAL NOTICE

THE MORTGAGE COMPANY / PAYING AGENT INDICATED ON THE FRONT OF THE TAX NOTICE REQUESTED YOUR ORIGINAL TAX NOTICE FOR PAYMENT.

IF THAT REQUEST WAS IN ERROR AND PAYMENT OF TAXES IS YOUR RESPONSIBILITY, DETACH AND RETURN BOTTOM PART OF TAX NOTICE WITH PAYMENT.

CONTACT THE MORTGAGE COMPANY TO ARRANGE REMOVAL OF YOUR ACCOUNT FROM THE LIST SUBMITTED TO THE TAX COLLECTOR.

QUESTIONS? Visit us online at www.pascotaxes.com
or Call Center Hours: Monday - Friday 8:30 am - 5:00 pm (352) 521-4338 • (727) 847-8032 • (813) 235-6076

EAST PASCO GOVERNMENT CENTER
DADE CITY

WEST PASCO GOVERNMENT CENTER
NEW PORT RICHEY

TAX COLLECTOR BUILDING
GULF HARBORS

CENTRAL PASCO GOVERNMENT CENTER
LAND O'LAKES

COMPARK 76 BUSINESS PARK
WESLEY CHAPEL

PHENOMENAL EXERCISE EQUIPMENT REPAIR
 SERVICE INC
 5332 Caesar Way South Suite A
 St Petersburg, FL 33712-4277
 US
 7278668188
 phenom@tampabay.rr.com

Invoice

BILL TO
Asturia 14575 Promenade Pkwy Odessa, FL 33556

SHIP TO
Asturia 14575 Promenade Pkwy Odessa, FL 33556

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
246592	11/03/2025	\$235.00	12/03/2025	Net 30	

SERVICE REP
 Nick/Zach

1 - 346-572-348

DESCRIPTION	QTY	RATE	AMOUNT
Maintenance Fee - Cleaned, Lubed & Adjusted equipment.	1	235.00	235.00T

Please submit payment to the address above.

Thank you for your business!

SUBTOTAL	235.00
TAX	0.00
TOTAL	235.00
BALANCE DUE	\$235.00

Pay invoice

Signature:



12545 Drakefield Drive
 Spring Hill, FL 34610
 P: 813-389-8061

mark@timberintentions.com

INVOICE

Invoice #: 170
Invoice date: 11/5/25
Job: Asturia Community

Bill to: GMS Tampa
Address: 4530 Eagle Falls Place
 Tampa, FL 33619

Phone:
Fax:

1-346-572-343

Item #	Description	Qty	Unit price	Discount	Price
1	Pedestrian Bridge decking @ Caravan	20	\$161.00		\$3,220.00
	Cart Bridge curb @ Renaissance	5	\$150.00		\$750.00
2	Cart Bridge decking @ Renaissance	25	\$225.00		\$5,625.00
Invoice Subtotal					\$9,595.00
Tax Rate					0.00%
Sales Tax					\$0.00
Deposit Received					
TOTAL					\$9,595.00

Please make all checks payable to Timber Intentions LLC
 Total due net 15 days. Overdue accounts subject to a service charge of 1.5%.
www.timberintentions.com



Asturia cleanings

We appreciate your business.

Customer

Brian Young
Gms
invoices@gms-tampa.com
(813) 344-4844

Invoice Details

PDF created November 17, 2025
\$1,370.00

Payment

Due November 17, 2025
\$1,370.00

Items	Quantity	Price	Amount
Asturia November 2025 cleaning Asturia November 2025 cleanings Nov. 4,7,11,14,18,21,25,28, 2025 Please make all checks payable to cleaning commandos Cleaning commandos 18395 Maberly rd Weeki Wachee, fl , 34614 7278155199 All invoices due immediately upon receipt. Any invoices not paid by the 1st of each month will be subject to late fees.	8	\$150.00	\$1,200.00
Asturia consumables Asturia consumables	1	\$170.00	\$170.00

Subtotal \$1,370.00

Total Due \$1,370.00



Pay online

To pay your invoice go to <https://squareup.com/u/SAq6cbos>
Or open the camera on your mobile device and place the QR code in the camera's view.

INVOICE

Paver Rescue LLC

10810 Carrollwood Dr.
Tampa Fl. 33618
Mobile: +18133916159
Email: lucas@PaverRescuellc.com
www.PaverRescuellc.com



Bill To

Astoria CDD
14575 Promenade
Lutz

Invoice No

Invoice Date

INV-217

12 Nov, 2025

Sl.	Description	Qty	Rate	Amount
1	Repairs Walk in pool shelf has high pavers that need leveling. Back side of pool has multiple area that are lifted from tree roots coming from palm trees . Need pavers removed and roots cut and to level. Pool leak area from corner to corner needs to have pavers removed and base (crushed concrete) installed to fill hole and level.	1	\$ 5,500.00	\$ 5,500.00
			Subtotal	\$ 5,500.00
			Total	\$ 5,500.00
			Paid	\$ 0.00
			Balance Due	\$ 5,500.00

Terms

50% deposit to start work. 30 days after completion for other 50%

Notes

Repairs can be done in 1 day and shouldn't need to close pool area. Clean and seal process will take 1-2 days and can't have anyone walking on them for 48 hours after sealing. All furniture must be removed for cleaning and sealing and remain off for 48 hours after completion.



Invoices GMS-Tampa <invoices@gms-tampa.com>

Fwd: Invoice : #INV-217 from Paver Rescue LLC

Clayton Smith <csmith@gmscfl.com>

Mon, Nov 17, 2025 at 1:58 PM

To: Invoices GMS-Tampa <invoices@gms-tampa.com>, Matt Azriel <mazriel@gms-tampa.com>

Astoria CDD - Paver Rescue Inv #217 - Approved - AMENITY MAINTENANCE & REPAIRS

----- Forwarded message -----

From: **Matt Azriel** <mazriel@gms-tampa.com>

Date: Thu, Nov 13, 2025 at 11:54 AM

Subject: Fwd: Invoice : #INV-217 from Paver Rescue LLC

To: Clayton Smith <Csmith@gmscfl.com>

Matt Azriel
4530 Eagle Falls Pl
Tampa, FL 33619

Mazriel@gms-tampa.com

(813)344-4844 ext 220

----- Forwarded message -----

From: **Lucas Howes** <lucas@paverrescuellc.com>

Date: Wed, Nov 12, 2025 at 3:43 PM

Subject: Invoice : #INV-217 from Paver Rescue LLC

To: Matt Azriel <mazriel@gms-tampa.com>

Dear Astoria CDD,

Thank you for the opportunity to provide the following service(s) to you:

Please find your attached invoice. We appreciate your prompt payment.

Invoice Number: INV-217
Invoice Date : 12 Nov, 2025
Amount Due : \$5,500.00
Due Date : Not Specified

Sincerely,
Paver Rescue LLC,

--
Clayton Smith
Director of Field Services
GMS- Central Florida
219 E. Livingston St
Orlando Florida 32801
407-841-5524 - office
407-201-1514- cell
407-839-1526 - fax
Csmith@gmscfl.com

Invoice-INV-217.pdf
315K

INVOICE

RedTree Landscape Systems
5532 Auld Lane
Holiday, FL 34690

service@redtreelandscape.systems
+1 (727) 810-4464
redtreelandscapesystems.com



Bill to

Asturia CDD
C/O Breeze
1540 International Parkway
Lake Mary, FL 32746

Ship to

Asturia CDD
C/O Breeze
1540 International Parkway
Lake Mary, FL 32746

Invoice details

Invoice no.: 30321
Terms: Due on receipt
Invoice date: 06/10/2025
Due date: 06/10/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Sales	Landscape enhancement was performed as described in detail in the approved proposal dated 5.12.25 Clubhouse Pool Area: *Trim trees obstructing the view from the security camera.	1	\$450.00	\$450.00

Total	\$450.00
Payment	-\$1.75
Balance due	\$448.25
Overdue	06/10/2025

Governmental Management Services- Tampa, LLC

1001 Bradford Way
TN 37763

Invoice

Invoice #: 1

Invoice Date: 9/18/2025

Due Date: 9/18/2025

Project:

P.O. Number:

Bill To:

Asturia CDD
C/O GMS Tampa LLC

1-310-513-492

Description	Hours/Qty	Rate	Amount
Assessment Roll - Sept 26		5,000.00	5,000.00

Total \$5,000.00

Payments/Credits \$0.00

Balance Due \$5,000.00

Governmental Management Services- Tampa, LLC

1001 Bradford Way
TN 37763

Invoice

Invoice #: 2

Invoice Date: 10/3/2025

Due Date: 10/3/2025

Project:

P.O. Number:

Bill To:

Asturia CDD
C/O GMS Tampa LLC

Description	Hours/Qty	Rate	Amount
Management Fees- Oct 25		4,120.83	4,120.83
Field Management- Oct 25		2,958.33	2,958.33
Information Tech- Oct 25		287.50	287.50
Dissemination Agent- Oct 25		416.67	416.67

Total \$7,783.33

Payments/Credits \$0.00

Balance Due \$7,783.33

Governmental Management Services- Tampa, LLC

1001 Bradford Way
TN 37763

Invoice

Invoice #: 3

Invoice Date: 11/1/2025

Due Date: 11/1/2025

Project:

P.O. Number:

Bill To:

Asturia CDD
C/O GMS Tampa LLC

Description	Hours/Qty	Rate	Amount
Management Fees- Nov 25		4,120.83	4,120.83
Field Management- Nov 25		2,875.00	2,875.00
Information Tech- Nov 25		287.50	287.50
Dissemination Agent- Nov 25		416.67	416.67

Total \$7,700.00

Payments/Credits \$0.00

Balance Due \$7,700.00



ASTURIA CDD Account Number:
813-926-8106-020723-5

Billing Date:
Sep 07, 2025

PIN:

Billing Period:
Sep 07 - Oct 06, 2025



Easy, simple, secure payments with Auto Pay at frontier.com/autopay



Download the MyFrontier® app



For help: Customer Service at frontier.com/helpcenter, chat at frontier.com/chat, or call us at 800-921-8102. Visually impaired/TTY customers, call 711.

PAYING YOUR BILL

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

Visit frontier.com/terms, frontier.com/tariffs or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes (frontier.com/terms/arbitration). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at frontier.com/ctnetx-privacy.



ASTURIA CDD Account Number:
813-926-8106-020723-5

Billing Date:
Sep 07, 2025

PIN:

Billing Period:
Sep 07 - Oct 06, 2025

Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. And for a limited time, you also get an 8-hour battery backup at no additional charge. Visit: business.frontier.com/internet-backup



Internet

Monthly Charges

09.07-10.06	Business Fiber Internet 500	\$74.99
	1 Usable Static IP Address	\$25.00
	Auto Pay Discount	-\$5.00

Internet Total **\$94.99**

Total current month charges **\$94.99**

**LET FRONTIER
BE YOUR
TECH SUPPORT**

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need without the overhead. Frontier Premium Tech Pro.

business.frontier.com





ASTURIA CDD Account Number:
813-926-8106-020723-5
PIN:

Billing Date:
Sep 07, 2025
Billing Period:
Sep 07 - Oct 06, 2025





We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 24

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Outdoor Lighting		
Billing period Aug 23 - Sep 23		
Description	Quantity	Usage
Monticello Black TIII 3000K	3	53 kWh
Total	3	53 kWh

Billing details - Lighting

Billing Period - Aug 23 25 to Sep 23 25	
Customer Charge	\$1.86
Energy Charge	
52.500 kWh @ 6.782c	3.57
Fuel Charge	
52.500 kWh @ 3.829c	2.01
Asset Securitization Charge	
52.500 kWh @ 0.062c	0.03
Fixture Charge	
Monticello Black TIII 3000K	49.02
Maintenance Charge	
Monticello Black TIII 3000K	6.12
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
3 Pole(s) @ \$11.670	35.01
Total Current Charges	\$97.62

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.09
Gross Receipts Tax	0.19
Total Taxes	\$0.28



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 24

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Aug 23 - Sep 23		
Description	Quantity	Usage
Monticello Black TIII 3000K	9	153 kWh
Total	9	153 kWh

Billing details - Lighting

Billing Period - Aug 23 25 to Sep 23 25	
Customer Charge	\$1.86
Energy Charge	
153.000 kWh @ 6.782c	10.37
Fuel Charge	
153.000 kWh @ 3.829c	5.86
Asset Securitization Charge	
153.000 kWh @ 0.062c	0.09
Fixture Charge	
Monticello Black TIII 3000K	147.06
Maintenance Charge	
Monticello Black TIII 3000K	18.36
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
9 Pole(s) @ \$11.670	105.03
Total Current Charges	\$288.63

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.25
Gross Receipts Tax	0.47
Total Taxes	\$0.72



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 7885302	
Actual reading on Sep 24	5570
Previous reading on Aug 26	- 5477
<hr/>	
Energy Used	93 kWh
Billed kWh	93.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 7885302	
Customer Charge	\$17.32
Energy Charge	
93.000 kWh @ 12.173c	11.33
Fuel Charge	
93.000 kWh @ 3.925c	3.65
Asset Securitization Charge	
93.000 kWh @ 0.194c	0.18
<hr/>	
Total Current Charges	\$32.48

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.83
<hr/>	
Total Taxes	\$0.86

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 3514363	
Actual reading on Sep 24	335
Previous reading on Aug 26	- 331
<hr/>	
Energy Used	4 kWh
Billed kWh	4.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 3514363	
Customer Charge	\$17.32
Energy Charge	
4.000 kWh @ 12.173c	0.48
Fuel Charge	
4.000 kWh @ 3.925c	0.16
Asset Securitization Charge	
4.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.03
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
14721 STATE ROAD 54 LITE
LITE ASTURA PH1A SL

Bill date Sep 26, 2025
For service Aug 23 - Sep 23
32 days

Account number 9100 8839 2555

Billing summary

Previous Amount Due	\$5,751.00
<i>Payment Received Sep 17</i>	-5,751.00
Current Lighting Charges	5,725.04
Taxes	26.86
Total Amount Due Oct 17	\$5,751.90

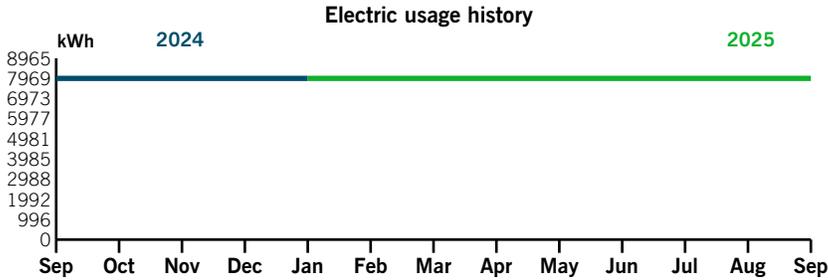


Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	7,969	7,969	95,628	7,969
Avg. Daily (kWh)	249	257	262	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8839 2555

\$5,751.90
by Oct 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088392555000660000000000000000057519000005751903

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 24

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Aug 23 - Sep 23		
Description	Quantity	Usage
Monticello Black TIII 3000K	19	323 kWh
50 OTRAD BLK III 3K	1	17 kWh
49w LED TrdClo 3000k	2	34 kWh
SV MONTICELLO 9500L	155	7,595 kWh
Total	177	7,969 kWh

Billing details - Lighting

Billing Period - Aug 23 25 to Sep 23 25	
Customer Charge	\$1.86
Energy Charge	
7,969.000 kWh @ 6.782c	540.46
Fuel Charge	
7,969.000 kWh @ 3.829c	305.13
Asset Securitization Charge	
7,969.000 kWh @ 0.062c	4.94
Fixture Charge	
SV MONTICELLO 9500L	1,982.45
49w LED TrdClo 3000k	16.10
Monticello Black TIII 3000K	310.46
50 OTRAD BLK III 3K	8.32
Maintenance Charge	
SV MONTICELLO 9500L	444.85
49w LED TrdClo 3000k	4.08
Monticello Black TIII 3000K	38.76
50 OTRAD BLK III 3K	2.04
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
177 Pole(s) @ \$11.670	2,065.59
Total Current Charges	\$5,725.04

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$4.99
Gross Receipts Tax	21.87
Total Taxes	\$26.86



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4456967	
Actual reading on Sep 24	144
Previous reading on Aug 26	- 141
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4456967	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
15138 CARAVAN AVE
IRRIGATION

Bill date Sep 26, 2025
For service Aug 26 - Sep 24
30 days

Account number **9100 8839 3316**

Billing summary

Previous Amount Due	\$30.80
<i>Payment Received Sep 17</i>	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Oct 17	\$30.80



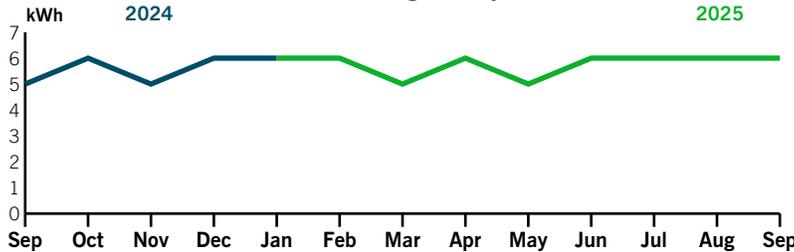
Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	6	5	69	6
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8839 3316

\$30.80
by Oct 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100883933160006600000000000000000308000000030800

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 3347708	
Actual reading on Sep 24	376
Previous reading on Aug 26	- 370
<hr/>	
Energy Used	6 kWh
Billed kWh	6.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 3347708	
Customer Charge	\$17.32
Energy Charge	
6.000 kWh @ 12.173c	0.73
Fuel Charge	
6.000 kWh @ 3.925c	0.24
Asset Securitization Charge	
6.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.70
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
000 AVILES PKY LITE
LITE ASTURIA PH2 A&B SL

Bill date Sep 26, 2025
For service Aug 23 - Sep 23
32 days

Account number 9100 8839 3514

Billing summary

Previous Amount Due	\$2,683.25
Payment Received Sep 17	-2,683.25
Current Lighting Charges	2,670.48
Taxes	13.21
Total Amount Due Oct 17	\$2,683.69

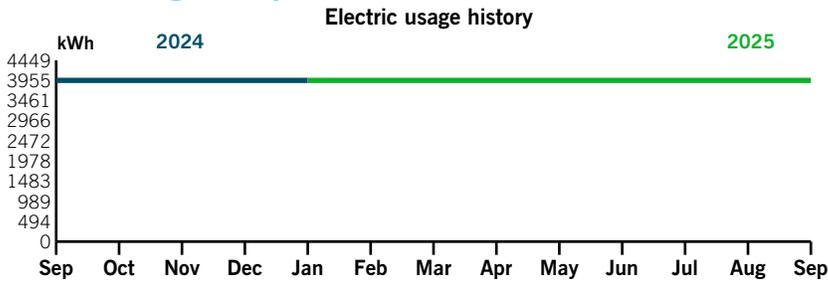


Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	3,955	3,955	47,460	3,955
Avg. Daily (kWh)	124	128	130	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8839 3514

\$2,683.69
by Oct 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088393514000660000000000000000026836900002683690



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 24

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Aug 23 - Sep 23		
Description	Quantity	Usage
Monticello Black TIII 3000K	2	35 kWh
SV MONTICELLO 9500L	80	3,920 kWh
Total	82	3,955 kWh

Billing details - Lighting

Billing Period - Aug 23 25 to Sep 23 25	
Customer Charge	\$1.86
Energy Charge	
3,955.000 kWh @ 6.782c	268.23
Fuel Charge	
3,955.000 kWh @ 3.829c	151.44
Asset Securitization Charge	
3,955.000 kWh @ 0.062c	2.45
Fixture Charge	
Monticello Black TIII 3000K	32.68
SV MONTICELLO 9500L	1,023.20
Maintenance Charge	
Monticello Black TIII 3000K	4.08
SV MONTICELLO 9500L	229.60
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
82 Pole(s) @ \$11.670	956.94
Total Current Charges	\$2,670.48

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$2.33
Gross Receipts Tax	10.88
Total Taxes	\$13.21

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 905763	
Actual reading on Sep 24	46
Previous reading on Aug 26	- 43
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 905763	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 8323070	
Actual reading on Sep 24	90
Previous reading on Aug 26	- 88
Energy Used	2 kWh
Billed kWh	2.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 8323070	
Customer Charge	\$17.32
Energy Charge	
2.000 kWh @ 12.173c	0.25
Fuel Charge	
2.000 kWh @ 3.925c	0.08
Minimum Bill Adjustment	12.35
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4456132	
Actual reading on Sep 24	252
Previous reading on Aug 26	- 248
<hr/>	
Energy Used	4 kWh
Billed kWh	4.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4456132	
Customer Charge	\$17.32
Energy Charge	
4.000 kWh @ 12.173c	0.48
Fuel Charge	
4.000 kWh @ 3.925c	0.16
Asset Securitization Charge	
4.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.03
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 1016855	
Actual reading on Sep 24	569506
Previous reading on Aug 26	- 562045
<hr/>	
Energy Used	7,461 kWh
Billed kWh	7,461.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 1016855	
Customer Charge	\$17.32
Energy Charge	
7,461.000 kWh @ 12.173c	908.24
Fuel Charge	
7,461.000 kWh @ 3.925c	292.84
Asset Securitization Charge	
7,461.000 kWh @ 0.194c	14.47
<hr/>	
Total Current Charges	\$1,232.87

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$1.07
Gross Receipts Tax	31.64
<hr/>	
Total Taxes	\$32.71



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
2995 LONG BOW WAY
IRRIGATION

Bill date Sep 26, 2025
For service Aug 26 - Sep 24
30 days

Account number 9100 8839 4721

Billing summary

Previous Amount Due	\$30.80
Payment Received Sep 17	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Oct 17	\$30.80



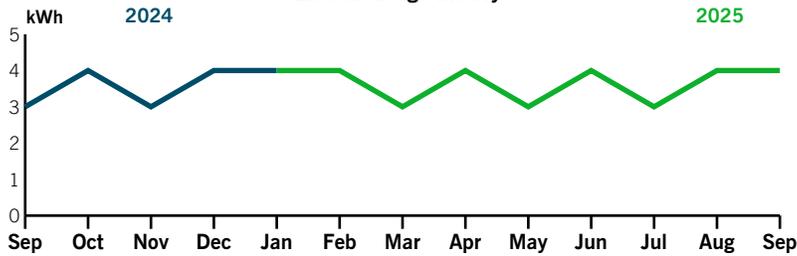
Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4	3	44	4
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Account number
9100 8839 4721

\$30.80
by Oct 17

After 90 days from bill date, a late charge will apply.

Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100883947210006600000000000000000308000000030807



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4459024	
Actual reading on Sep 24	256
Previous reading on Aug 26	- 252
<hr/>	
Energy Used	4 kWh
Billed kWh	4.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4459024	
Customer Charge	\$17.32
Energy Charge	
4.000 kWh @ 12.173c	0.48
Fuel Charge	
4.000 kWh @ 3.925c	0.16
Asset Securitization Charge	
4.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.03
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 9504488		
Actual reading on Sep 24		17977
Previous reading on Aug 26		- 17607
<hr/>		
Energy Used		370 kWh
	Multiplier	x 20
	<hr/>	
	Energy used	7,400.00 kWh
Billed kWh		7,400.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Outdoor Lighting		
Billing period Aug 26 - Sep 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	2	35 kWh
SV MONTICELLO 9500L	5	245 kWh
Total	7	280 kWh

Billing details - Lighting

Billing Period - Aug 26 25 to Sep 24 25	
Customer Charge	\$1.86
Energy Charge	
280.000 kWh @ 6.782c	18.99
Fuel Charge	
280.000 kWh @ 3.829c	10.72
Asset Securitization Charge	
280.000 kWh @ 0.062c	0.17
Fixture Charge	
Monticello Black TIII 3000K	32.68
SV MONTICELLO 9500L	63.95
Maintenance Charge	
Monticello Black TIII 3000K	4.08
SV MONTICELLO 9500L	14.35
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
7 Pole(s) @ \$11.670	81.69
Total Current Charges	\$228.49

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 9504488	
Customer Charge	\$17.32
Energy Charge	
7,400.000 kWh @ 12.173c	900.80
Fuel Charge	
7,400.000 kWh @ 3.925c	290.45

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates



Billing details - Electric continued

Asset Securitization Charge	
7,400.000 kWh @ 0.194c	\$14.36
Total Current Charges	\$1,222.93

Billing details - Taxes

Regulatory Assessment Fee	\$1.27
Gross Receipts Tax	32.19
Total Taxes	\$33.46



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 3593867	
Actual reading on Sep 24	277
Previous reading on Aug 26	- 274
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 3593867	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
15246 CARAVAN AVE
IRRIGATION

Bill date Sep 26, 2025
For service Aug 26 - Sep 24
30 days

Account number 9100 8841 5480

Billing summary

Previous Amount Due	\$30.80
Payment Received Sep 17	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Oct 17	\$30.80



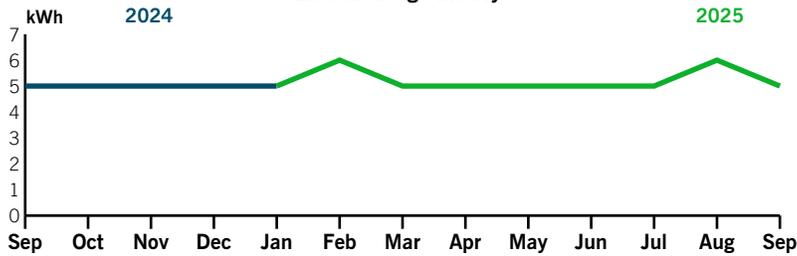
Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5	5	62	5
Avg. Daily (kWh)	0	0	0	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8841 5480

\$30.80
by Oct 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008841548000066000000000000000000000308000000030804

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4320628	
Actual reading on Sep 24	358
Previous reading on Aug 26	- 353
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4320628	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
0000 AVILES PKY
LITE
Bill date Sep 26, 2025
For service Aug 23 - Sep 23
32 days

Account number 9100 8841 5753

Billing summary

Previous Amount Due	\$2,091.43
Payment Received Sep 17	-2,091.43
Current Lighting Charges	2,081.84
Taxes	9.93
Total Amount Due Oct 17	\$2,091.77



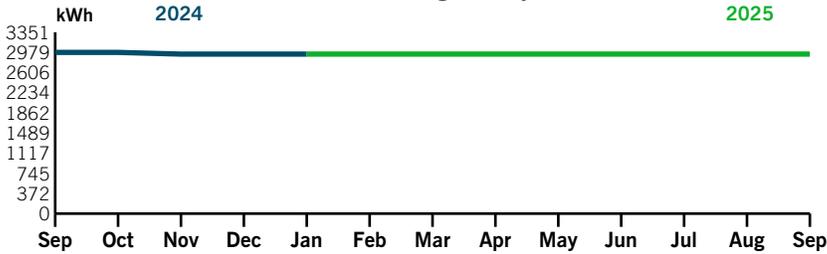
Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

82° 76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81°

	Current Month	Sep 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	2,947	2,979	35,396	2,950
Avg. Daily (kWh)	92	96	97	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8841 5753

\$2,091.77
by Oct 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088415753000660000000000000000020917700002091775

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 24

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Aug 23 - Sep 23		
Description	Quantity	Usage
Monticello Black TIII 3000K	6	105 kWh
SV MONTICELLO 9500L	58	2,842 kWh
Total	64	2,947 kWh

Billing details - Lighting

Billing Period - Aug 23 25 to Sep 23 25	
Customer Charge	\$1.86
Energy Charge	
2,947.000 kWh @ 6.782c	199.87
Fuel Charge	
2,947.000 kWh @ 3.829c	112.84
Asset Securitization Charge	
2,947.000 kWh @ 0.062c	1.83
Fixture Charge	
Monticello Black TIII 3000K	98.04
SV MONTICELLO 9500L	741.82
Maintenance Charge	
Monticello Black TIII 3000K	12.24
SV MONTICELLO 9500L	166.46
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
64 Pole(s) @ \$11.670	746.88
Total Current Charges	\$2,081.84

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$1.81
Gross Receipts Tax	8.12
Total Taxes	\$9.93



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4458998	
Actual reading on Sep 24	307
Previous reading on Aug 26	- 302
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4458998	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4459002	
Actual reading on Sep 24	286
Previous reading on Aug 26	- 281
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 4459002	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14915 AVILES PARKWAY**
 Bill Number: 23138650
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953300	01341603
Please use the 15-digit number below when making a payment through your bank	
095330001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450198	8/18/2025	26735	9/17/2025	26938	30	203

Usage History		
	Water	
September 2025	203	
August 2025	212	
July 2025	189	
June 2025	200	
May 2025	232	
April 2025	195	
March 2025	256	
February 2025	258	
January 2025	230	
December 2024	261	
November 2024	228	
October 2024	259	

Transactions		
Previous Bill		171.72
Payment 09/22/25		-171.72 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	203 Thousand Gals X \$0.81	164.43
Total Current Transactions		164.43
TOTAL BALANCE DUE		\$164.43



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953300
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 164.43

Total Balance Due	\$164.43
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14859 CARAVAN AVENUE**

Bill Number: 23138651

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953305	01341603
Please use the 15-digit number below when making a payment through your bank	
095330501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450201	8/18/2025	11229	9/17/2025	11319	30	90

Usage History

Month	Usage
September 2025	90
August 2025	78
July 2025	36
June 2025	37
May 2025	9
April 2025	29
March 2025	32
February 2025	31
January 2025	33
December 2024	18
November 2024	19
October 2024	29

Transactions

Previous Bill	63.18
Payment 09/22/25	-63.18 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	90 Thousand Gals X \$0.81
	72.90
Total Current Transactions	72.90
TOTAL BALANCE DUE	\$72.90

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953305
 Customer # 01341603

Balance Forward 0.00
 Current Transactions 72.90

Total Balance Due	\$72.90
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14450 PROMENADE PARKWAY**

Bill Number: 23138652

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953310	01341603
Please use the 15-digit number below when making a payment through your bank	
095331001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	13548633	8/18/2025	46483	9/17/2025	46760	30	277

Usage History

Month	Usage
September 2025	277
August 2025	239
July 2025	237
June 2025	236
May 2025	165
April 2025	191
March 2025	241
February 2025	269
January 2025	261
December 2024	127
November 2024	163
October 2024	228

Transactions

Previous Bill	193.59
Payment 09/22/25	-193.59 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	277 Thousand Gals X \$0.81
	224.37
Total Current Transactions	224.37
TOTAL BALANCE DUE	\$224.37

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953310
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 224.37

Total Balance Due	\$224.37
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14700 TRAILS EDGE BOULEVARD**

Bill Number: 23138653

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953320	01341603
Please use the 15-digit number below when making a payment through your bank	
095332001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12216402	8/18/2025	5346	9/17/2025	5373	30	27

Usage History

Month	Usage
September 2025	27
August 2025	27
July 2025	23
June 2025	24
May 2025	25
April 2025	19
March 2025	28
February 2025	25
January 2025	26
December 2024	30
November 2024	27
October 2024	30

Transactions

Previous Bill	21.87
Payment 09/22/25	-21.87 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	27 Thousand Gals X \$0.81
Total Current Transactions	21.87
TOTAL BALANCE DUE	\$21.87

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953320
 Customer # 01341603

Balance Forward 0.00
 Current Transactions 21.87

Total Balance Due	\$21.87
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **2830 LONG BOW WAY**
 Bill Number: 23138654
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953325	01341603
Please use the 15-digit number below when making a payment through your bank	
095332501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15084620	8/18/2025	10592	9/17/2025	10704	30	112

Usage History

Month	Usage
September 2025	112
August 2025	112
July 2025	85
June 2025	96
May 2025	106
April 2025	89
March 2025	103
February 2025	102
January 2025	96
December 2024	110
November 2024	111
October 2024	116

Transactions

Previous Bill	90.72
Payment 09/22/25	-90.72 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	112 Thousand Gals X \$0.81
Total Current Transactions	90.72
TOTAL BALANCE DUE	\$90.72

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953325
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 90.72

Total Balance Due	\$90.72
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14400 TRAILS EDGE BOULEVARD**

Bill Number: 23138655

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953330	01341603
Please use the 15-digit number below when making a payment through your bank	
095333001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450200	8/18/2025	3601	9/17/2025	3620	30	19

Usage History

Month	Usage
September 2025	19
August 2025	18
July 2025	16
June 2025	17
May 2025	18
April 2025	13
March 2025	20
February 2025	18
January 2025	15
December 2024	20
November 2024	19
October 2024	23

Transactions

Previous Bill	14.58
Payment 09/22/25	-14.58 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	19 Thousand Gals X \$0.81 15.39
Total Current Transactions	15.39
TOTAL BALANCE DUE	\$15.39

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953330
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 15.39

Total Balance Due	\$15.39
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **2995 LONG BOW WAY**
 Bill Number: 23138656
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0953340	01341603
Please use the 15-digit number below when making a payment through your bank	
095334001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450207	8/18/2025	4239	9/17/2025	4275	30	36

Usage History		
Month	Usage	Read
September 2025	Water	36
August 2025		33
July 2025		29
June 2025		33
May 2025		35
April 2025		28
March 2025		41
February 2025		36
January 2025		29
December 2024		34
November 2024		32
October 2024		37

Transactions		
Previous Bill		26.73
Payment 09/22/25		-26.73 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	36 Thousand Gals X \$0.81	29.16
Total Current Transactions		29.16
TOTAL BALANCE DUE		\$29.16



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953340
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 29.16

Total Balance Due	\$29.16
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14577 PROMENADE PARKWAY**

Bill Number: 23138732

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0956645	01341603
Please use the 15-digit number below when making a payment through your bank	
095664501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057044	8/18/2025	7288	9/17/2025	7456	30	168

Usage History

Month	Usage
September 2025	168
August 2025	138
July 2025	154
June 2025	152
May 2025	95
April 2025	66
March 2025	102
February 2025	114
January 2025	117
December 2024	58
November 2024	98
October 2024	115

Transactions

Previous Bill	111.78
Payment 09/22/25	-111.78 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	168 Thousand Gals X \$0.81 136.08
Total Current Transactions	136.08
TOTAL BALANCE DUE	\$136.08

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956645
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 136.08

Total Balance Due	\$136.08
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14575 PROMENADE PARKWAY**

Bill Number: 23138733

Billing Date: 10/2/2025

Billing Period: 8/20/2025 to 9/17/2025

Account #	Customer #
0956650	01341603
Please use the 15-digit number below when making a payment through your bank	
095665001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13595266	8/20/2025	29347	9/17/2025	29472	28	125

Usage History

Month	Usage
September 2025	125
August 2025	167
July 2025	270
June 2025	217
May 2025	253
April 2025	255
March 2025	278
February 2025	302
January 2025	291
December 2024	313
November 2024	227
October 2024	180

Transactions

Previous Bill	2,287.36
Payment 09/22/25	-2,287.36 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	61.68
Water Tier 1	40.0 Thousand Gals X \$2.10 = 84.00
Water Tier 2	40.0 Thousand Gals X \$3.34 = 133.60
Water Tier 3	40.0 Thousand Gals X \$6.69 = 267.60
Water Tier 4	5.0 Thousand Gals X \$9.02 = 45.10
Sewer	
Sewer Base Charge	157.56
Sewer Charges	125.0 Thousand Gals X \$6.94 = 867.50
Total Current Transactions	1,617.04

TOTAL BALANCE DUE \$1,617.04

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956650
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 1,617.04

Total Balance Due	\$1,617.04
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14502 PROMENADE PARKWAY**

Bill Number: 23138734

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0956655	01341603
Please use the 15-digit number below when making a payment through your bank	
095665501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13595259	8/18/2025	264	9/17/2025	266	30	2

Usage History

Month	Usage
September 2025	2
August 2025	2
July 2025	2
June 2025	4
May 2025	3
April 2025	1
March 2025	2
February 2025	2
January 2025	2
December 2024	1
November 2024	1
October 2024	2

Transactions

Previous Bill	65.88
Payment 09/22/25	-65.88 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	61.68
Water Tier 1	2.0 Thousand Gals X \$2.10 = 4.20
Total Current Transactions	65.88
TOTAL BALANCE DUE	\$65.88

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956655
 Customer # 01341603

Balance Forward 0.00
 Current Transactions 65.88

Total Balance Due	\$65.88
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **0 PROMENADE PARKWAY**

Bill Number: 23138909

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0966695	01341603
Please use the 15-digit number below when making a payment through your bank	
096669501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057039	8/18/2025	29695	9/17/2025	30042	30	347

Usage History

Month	Usage
September 2025	347
August 2025	330
July 2025	324
June 2025	355
May 2025	181
April 2025	0
March 2025	29
February 2025	525
January 2025	463
December 2024	217
November 2024	236
October 2024	324

Transactions

Previous Bill	267.30
Payment 09/22/25	-267.30 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	347 Thousand Gals X \$0.81
Total Current Transactions	281.07
TOTAL BALANCE DUE	\$281.07

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0966695
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 281.07

Total Balance Due	\$281.07
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**



ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15381 AVILES PARKWAY**
 Bill Number: 23139221
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0989015	01341603
Please use the 15-digit number below when making a payment through your bank	
098901501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705152	8/18/2025	1878	9/17/2025	1896	30	18

Usage History		
Month	Read	Days
September 2025	18	
August 2025	23	
July 2025	18	
June 2025	17	
May 2025	27	
April 2025	23	
March 2025	27	
February 2025	26	
January 2025	29	
December 2024	28	
November 2024	27	
October 2024	32	

Transactions		
Previous Bill		18.63
Payment 09/22/25		-18.63 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	18 Thousand Gals X \$0.81	14.58
Total Current Transactions		14.58
TOTAL BALANCE DUE		\$14.58



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989015
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 14.58

Total Balance Due	\$14.58
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15301 AVILES PARKWAY**
 Bill Number: 23139222
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0989020	01341603
Please use the 15-digit number below when making a payment through your bank	
098902001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705151	8/18/2025	564	9/17/2025	584	30	20

Usage History

Water	
September 2025	20
August 2025	19
July 2025	16
June 2025	18
May 2025	5

Transactions

Previous Bill	15.39
Payment 09/22/25	-15.39 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	20 Thousand Gals X \$0.81
	16.20
Total Current Transactions	16.20
TOTAL BALANCE DUE	\$16.20

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989020
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 16.20

Total Balance Due	\$16.20
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15121 AVILES PARKWAY**
 Bill Number: 23139223
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
0989025	01341603
Please use the 15-digit number below when making a payment through your bank	
098902501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705149	8/18/2025	1199	9/17/2025	1211	30	12

Usage History		
Month	Usage	Rate
September 2025	12	
August 2025	16	
July 2025	13	
June 2025	14	
May 2025	16	
April 2025	13	
March 2025	15	
February 2025	14	
January 2025	16	
December 2024	17	
November 2024	17	
October 2024	18	

Transactions		
Previous Bill		12.96
Payment 09/22/25		-12.96 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	12 Thousand Gals X \$0.81	9.72
Total Current Transactions		9.72
TOTAL BALANCE DUE		\$9.72



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989025
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 9.72

Total Balance Due	\$9.72
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15233 RENAISSANCE AVENUE**

Bill Number: 23140102

Billing Date: 10/2/2025

Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
1031105	01341603
Please use the 15-digit number below when making a payment through your bank	
103110501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101977	8/18/2025	1476	9/17/2025	1497	30	21

Usage History

Month	Usage
September 2025	21
August 2025	19
July 2025	16
June 2025	19
May 2025	18
April 2025	14
March 2025	19
February 2025	17
January 2025	17
December 2024	17
November 2024	16
October 2024	19

Transactions

Previous Bill	15.39
Payment 09/22/25	-15.39 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	21 Thousand Gals X \$0.81
	17.01
Total Current Transactions	17.01
TOTAL BALANCE DUE	\$17.01

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031105
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 17.01

Total Balance Due	\$17.01
Due Date	10/20/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 10/20/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15246 CARAVAN AVENUE**
 Bill Number: 23140105
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
1031115	01341603
Please use the 15-digit number below when making a payment through your bank	
103111501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101974	8/18/2025	5025	9/17/2025	5065	30	40

Usage History		
Month	Usage	Rate
September 2025	40	
August 2025	38	
July 2025	39	
June 2025	38	
May 2025	39	
April 2025	34	
March 2025	41	
February 2025	43	
January 2025	42	
December 2024	43	
November 2024	49	
October 2024	60	

Transactions		
Previous Bill		30.78
Payment 09/22/25		-30.78 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	40 Thousand Gals X \$0.81	32.40
Total Current Transactions		32.40
TOTAL BALANCE DUE		\$32.40



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031115
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 32.40

Total Balance Due	\$32.40
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15050 CARAVAN AVENUE**
 Bill Number: 23140106
 Billing Date: 10/2/2025
 Billing Period: 8/18/2025 to 9/17/2025

Account #	Customer #
1031120	01341603
Please use the 15-digit number below when making a payment through your bank	
103112001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101972	8/18/2025	6462	9/17/2025	6541	30	79

Usage History		
Month	Usage	Rate
September 2025	79	
August 2025	79	
July 2025	72	
June 2025	65	
May 2025	66	
April 2025	67	
March 2025	72	
February 2025	76	
January 2025	65	
December 2024	89	
November 2024	76	
October 2024	88	

Transactions		
Previous Bill		63.99
Payment 09/22/25		-63.99 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	79 Thousand Gals X \$0.81	63.99
Total Current Transactions		63.99
TOTAL BALANCE DUE		\$63.99



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031120
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 63.99

Total Balance Due	\$63.99
Due Date	10/20/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 10/20/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Oct 27

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 2778179	
Estimated reading on Sep 24	0
Estimated previous reading on Aug 26	- 0
Energy Used	0 kWh
Billed kWh	0.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Your bill this month includes estimated usage due to a meter communication issue and may be adjusted once the actual usage is obtained from the meter. If you have any questions regarding the estimated usage or resolution, or to obtain an actual meter reading, please call us at 877.372.8477 during the hours of 7 a.m. - 6 p.m. Monday through Friday.

Billing details - Electric

Billing Period - Aug 26 25 to Sep 24 25	
Meter - 2778179	
Customer Charge	\$17.32
Minimum Bill Adjustment	12.68
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



ASTURIA CDD Account Number: 813-926-8106-020723-5
PIN:

Billing Date: Oct 07, 2025
Billing Period: Oct 07 - Nov 06, 2025

Hi ASTURIA CDD,

Thanks for choosing Frontier! Have questions about your bill? Visit us at frontier.com/billing to learn more.

Bill history

Previous balance	\$94.99
Payment received by Oct 07, thank you	-\$94.99

Service summary

	Previous month	Current month
Internet	\$94.99	\$94.99
Total services	\$94.99	\$94.99
Total balance		\$94.99

Total balance
\$94.99
Auto Pay is scheduled
Oct 31



Manage your account, payments, and services anytime, anywhere with the MyFrontier app. Download your free app today. To learn more visit frontier.com/myfrontierapp

Earn more. Get started with a business referral and earn up to \$325 per referral. Learn more: <https://www.businessreferralrewards.com>



P.O. Box 211579
Eagan, MN 55121-2879

6790 0107 DY RP 07 10082025 NNNNNNNN 01 001137 0005

ASTURIA CDD
2502 N ROCKY POINT DR STE 1000
TAMPA FL 33607-1449

You are all set with Auto Pay! To review your account, go to frontier.com or the MyFrontier app.



73400581392681060207230000000000000000094995



ASTURIA CDD Account Number:
813-926-8106-020723-5

Billing Date:
Oct 07, 2025

PIN:

Billing Period:
Oct 07 - Nov 06, 2025



Easy, simple, secure payments with Auto Pay at frontier.com/autopay



Download the MyFrontier® app



For help: Customer Service at frontier.com/helpcenter, chat at frontier.com/chat, or call us at 800-921-8102. Visually impaired/TTY customers, call 711.

PAYING YOUR BILL

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

Visit frontier.com/terms, frontier.com/tariffs or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes (frontier.com/terms/arbitration). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at frontier.com/ctnetx-privacy.



ASTURIA CDD Account Number:
813-926-8106-020723-5

Billing Date:
Oct 07, 2025

PIN:

Billing Period:
Oct 07 - Nov 06, 2025

Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. And for a limited time, you also get an 8-hour battery backup at no additional charge. Visit: business.frontier.com/internet-backup



Internet

Monthly Charges

10.07-11.06	Business Fiber Internet 500	\$74.99
	1 Usable Static IP Address	\$25.00
	Auto Pay Discount	-\$5.00

Internet Total **\$94.99**

Total current month charges **\$94.99**

**LET FRONTIER
BE YOUR
TECH SUPPORT**

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need without the overhead. Frontier Premium Tech Pro.

business.frontier.com





ASTURIA CDD Account Number:
813-926-8106-020723-5
PIN:

Billing Date:
Oct 07, 2025
Billing Period:
Oct 07 - Nov 06, 2025





duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
000 PROMENADE PKY LITE LITE
Bill date Oct 27, 2025
For service Sep 24 - Oct 24
31 days

Account number **9100 9355 5410**

Billing summary

Previous Amount Due	\$97.90
<i>Payment Received Oct 15</i>	-97.90
Current Lighting Charges	97.62
Taxes	0.28
Total Amount Due Nov 17	\$97.90



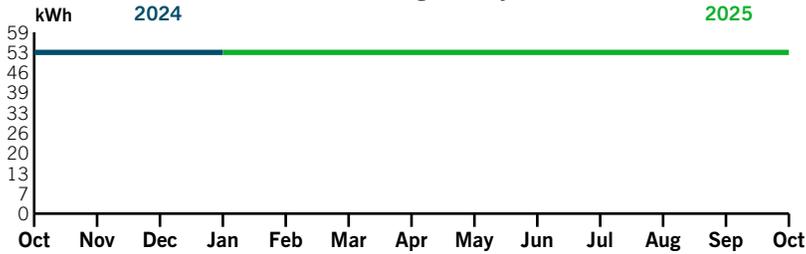
Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Learn how to lower your bill with an online or free on-site Business Energy Check. This no-cost analysis provides you with specific tips on how to save energy and qualify for valuable rebates for energy-savings measures. You may also qualify for a FREE Commercial Energy Savings Kit. Go to duke-energy.com/FreeBizCheck or email prescriptiveincentives@duke-energy.com.

Your usage snapshot

Electric usage history



Average temperature in degrees

76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81° 78°

	Current Month	Oct 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	53	53	630	53
Avg. Daily (kWh)	2	2	2	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 9355 5410

\$97.90
by Nov 17

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100935554100006600000000000000000979000000097906



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 21

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Outdoor Lighting		
Billing period Sep 24 - Oct 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	3	53 kWh
Total	3	53 kWh

Billing details - Lighting

Billing Period - Sep 24 25 to Oct 24 25	
Customer Charge	\$1.86
Energy Charge	
52.500 kWh @ 6.782c	3.57
Fuel Charge	
52.500 kWh @ 3.829c	2.01
Asset Securitization Charge	
52.500 kWh @ 0.062c	0.03
Fixture Charge	
Monticello Black TIII 3000K	49.02
Maintenance Charge	
Monticello Black TIII 3000K	6.12
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
3 Pole(s) @ \$11.670	35.01
Total Current Charges	\$97.62

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.09
Gross Receipts Tax	0.19
Total Taxes	\$0.28



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 7885302	
Actual reading on Oct 27	5679
Previous reading on Sep 25	- 5570
<hr/>	
Energy Used	109 kWh
Billed kWh	109.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 7885302	
Customer Charge	\$17.32
Energy Charge	
109.000 kWh @ 12.173c	13.27
Fuel Charge	
109.000 kWh @ 3.925c	4.28
Asset Securitization Charge	
109.000 kWh @ 0.194c	0.21
<hr/>	
Total Current Charges	\$35.08

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.90
<hr/>	
Total Taxes	\$0.93



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 3514363	
Actual reading on Oct 27	340
Previous reading on Sep 25	- 335
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 3514363	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
14721 STATE ROAD 54 LITE
LITE ASTURA PH1A SL
Bill date Oct 29, 2025
For service Sep 24 - Oct 24
31 days

Account number 9100 8839 2555

Billing summary

Previous Amount Due	\$5,751.90
Payment Received Oct 17	-5,751.90
Current Lighting Charges	5,725.04
Taxes	26.86
Total Amount Due Nov 19	\$5,751.90

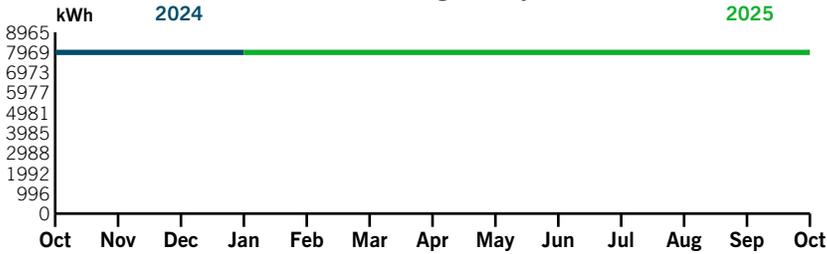


Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81° 78°

	Current Month	Oct 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	7,969	7,969	95,628	7,969
Avg. Daily (kWh)	257	257	262	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8839 2555

\$5,751.90
by Nov 19

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008839255500066000000000000057519000005751903



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 21

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Sep 24 - Oct 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	19	323 kWh
50 OTRAD BLK III 3K	1	17 kWh
49w LED TrdClo 3000k	2	34 kWh
SV MONTICELLO 9500L	155	7,595 kWh
Total	177	7,969 kWh

Billing details - Lighting

Billing Period - Sep 24 25 to Oct 24 25	
Customer Charge	\$1.86
Energy Charge	
7,969.000 kWh @ 6.782c	540.46
Fuel Charge	
7,969.000 kWh @ 3.829c	305.13
Asset Securitization Charge	
7,969.000 kWh @ 0.062c	4.94
Fixture Charge	
SV MONTICELLO 9500L	1,982.45
49w LED TrdClo 3000k	16.10
Monticello Black TIII 3000K	310.46
50 OTRAD BLK III 3K	8.32
Maintenance Charge	
SV MONTICELLO 9500L	444.85
49w LED TrdClo 3000k	4.08
Monticello Black TIII 3000K	38.76
50 OTRAD BLK III 3K	2.04
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
177 Pole(s) @ \$11.670	2,065.59
Total Current Charges	\$5,725.04

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$4.99
Gross Receipts Tax	21.87
Total Taxes	\$26.86



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4456967	
Actual reading on Oct 27	147
Previous reading on Sep 25	- 144
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4456967	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 3347708	
Actual reading on Oct 27	382
Previous reading on Sep 25	- 376
<hr/>	
Energy Used	6 kWh
Billed kWh	6.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 3347708	
Customer Charge	\$17.32
Energy Charge	
6.000 kWh @ 12.173c	0.73
Fuel Charge	
6.000 kWh @ 3.925c	0.24
Asset Securitization Charge	
6.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.70
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
000 AVILES PKY LITE
LITE ASTURIA PH2 A&B SL

Bill date Oct 29, 2025
For service Sep 24 - Oct 24
31 days

Account number 9100 8839 3514

Billing summary

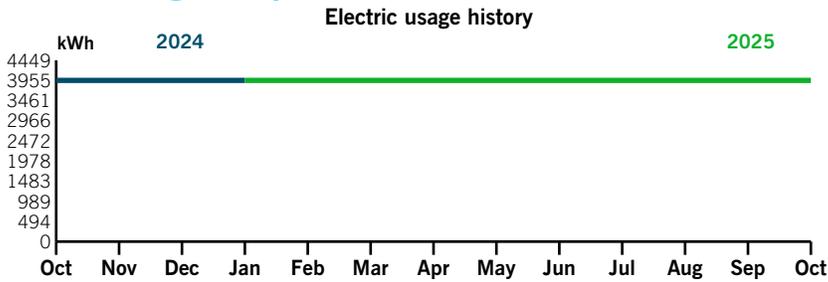
Previous Amount Due	\$2,683.69
Payment Received Oct 17	-2,683.69
Current Lighting Charges	2,670.48
Taxes	13.21
Total Amount Due Nov 19	\$2,683.69



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81° 78°

	Current Month	Oct 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	3,955	3,955	47,460	3,955
Avg. Daily (kWh)	128	128	130	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8839 3514

\$2,683.69
by Nov 19

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100883935140006600000000000000026836900002683690



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 21

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Sep 24 - Oct 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	2	35 kWh
SV MONTICELLO 9500L	80	3,920 kWh
Total	82	3,955 kWh

Billing details - Lighting

Billing Period - Sep 24 25 to Oct 24 25	
Customer Charge	\$1.86
Energy Charge	
3,955.000 kWh @ 6.782c	268.23
Fuel Charge	
3,955.000 kWh @ 3.829c	151.44
Asset Securitization Charge	
3,955.000 kWh @ 0.062c	2.45
Fixture Charge	
Monticello Black TIII 3000K	32.68
SV MONTICELLO 9500L	1,023.20
Maintenance Charge	
Monticello Black TIII 3000K	4.08
SV MONTICELLO 9500L	229.60
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
82 Pole(s) @ \$11.670	956.94
Total Current Charges	\$2,670.48

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$2.33
Gross Receipts Tax	10.88
Total Taxes	\$13.21



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 905763	
Actual reading on Oct 27	49
Previous reading on Sep 25	- 46
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 905763	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 8323070	
Actual reading on Oct 27	92
Previous reading on Sep 25	- 90
Energy Used	2 kWh
Billed kWh	2.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 8323070	
Customer Charge	\$17.32
Energy Charge	
2.000 kWh @ 12.173c	0.25
Fuel Charge	
2.000 kWh @ 3.925c	0.08
Minimum Bill Adjustment	12.35
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80

We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4456132	
Actual reading on Oct 27	257
Previous reading on Sep 25	- 252
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4456132	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 1016855	
Actual reading on Oct 27	577487
Previous reading on Sep 25	- 569506
<hr/>	
Energy Used	7,981 kWh
Billed kWh	7,981.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 1016855	
Customer Charge	\$17.32
Energy Charge	
7,981.000 kWh @ 12.173c	971.52
Fuel Charge	
7,981.000 kWh @ 3.925c	313.25
Asset Securitization Charge	
7,981.000 kWh @ 0.194c	15.48
<hr/>	
Total Current Charges	\$1,317.57

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$1.15
Gross Receipts Tax	33.81
<hr/>	
Total Taxes	\$34.96



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4459024	
Actual reading on Oct 27	259
Previous reading on Sep 25	- 256
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4459024	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 9504488		
Actual reading on Oct 27		18322
Previous reading on Sep 25		- 17977
<hr/>		
Energy Used		345 kWh
	Multiplier	x 20
	<hr/>	
	Energy used	6,900.00 kWh
Billed kWh		6,900.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Outdoor Lighting		
Billing period Sep 25 - Oct 27		
Description	Quantity	Usage
Monticello Black TIII 3000K	2	35 kWh
SV MONTICELLO 9500L	5	245 kWh
Total	7	280 kWh

Billing details - Lighting

Billing Period - Sep 25 25 to Oct 27 25	
Customer Charge	\$1.86
Energy Charge	
280.000 kWh @ 6.782c	18.99
Fuel Charge	
280.000 kWh @ 3.829c	10.72
Asset Securitization Charge	
280.000 kWh @ 0.062c	0.17
Fixture Charge	
Monticello Black TIII 3000K	32.68
SV MONTICELLO 9500L	63.95
Maintenance Charge	
Monticello Black TIII 3000K	4.08
SV MONTICELLO 9500L	14.35
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
7 Pole(s) @ \$11.670	81.69
Total Current Charges	\$228.49

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 9504488	
Customer Charge	\$17.32
Energy Charge	
6,900.000 kWh @ 12.173c	839.93
Fuel Charge	

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates



Billing details - Electric continued

6,900.000 kWh @ 3.925c	\$270.83
Asset Securitization Charge	
6,900.000 kWh @ 0.194c	13.39
Total Current Charges	\$1,141.47

Billing details - Taxes

Regulatory Assessment Fee	\$1.19
Gross Receipts Tax	30.10
Total Taxes	\$31.29



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 3593867	
Actual reading on Oct 27	280
Previous reading on Sep 25	- 277
<hr/>	
Energy Used	3 kWh
Billed kWh	3.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 3593867	
Customer Charge	\$17.32
Energy Charge	
3.000 kWh @ 12.173c	0.36
Fuel Charge	
3.000 kWh @ 3.925c	0.12
Asset Securitization Charge	
3.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	12.19
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 4320628	
Actual reading on Oct 27	363
Previous reading on Sep 25	- 358
<hr/>	
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4320628	
Customer Charge	\$17.32
Energy Charge	
5.000 kWh @ 12.173c	0.60
Fuel Charge	
5.000 kWh @ 3.925c	0.20
Asset Securitization Charge	
5.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.87
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



duke-energy.com
877.372.8477

Your Energy Bill

Service address ASTURIA COMM DEV DISTRICT
0000 AVILES PKY
LITE
Bill date Oct 29, 2025
For service Sep 24 - Oct 24
31 days

Account number **9100 8841 5753**

Billing summary

Previous Amount Due	\$2,091.77
<i>Payment Received Oct 17</i>	-2,091.77
Current Lighting Charges	2,081.84
Taxes	9.93
Total Amount Due Nov 19	\$2,091.77

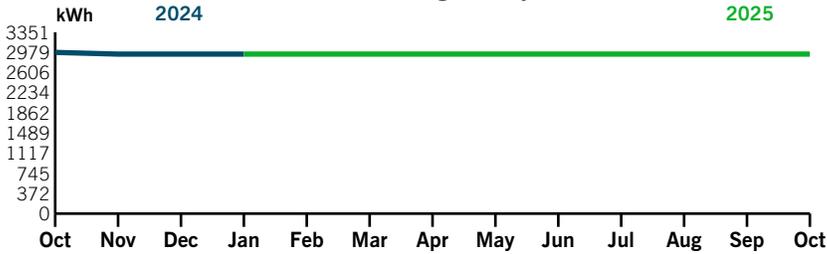


Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

76° 72° 64° 56° 67° 68° 76° 81° 82° 84° 84° 81° 78°

	Current Month	Oct 2024	12-Month Usage	Avg Monthly Usage
Electric (kWh)	2,947	2,979	35,364	2,947
Avg. Daily (kWh)	95	96	97	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.

Amount of automatic draft



Account number
9100 8841 5753

\$2,091.77
by Nov 19

After 90 days from bill date, a late charge will apply.

Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

ASTURIA COMM DEV DISTRICT
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088415753000660000000000000000020917700002091775



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 21

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Sep 24 - Oct 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	6	105 kWh
SV MONTICELLO 9500L	58	2,842 kWh
Total	64	2,947 kWh

Billing details - Lighting

Billing Period - Sep 24 25 to Oct 24 25	
Customer Charge	\$1.86
Energy Charge	
2,947.000 kWh @ 6.782c	199.87
Fuel Charge	
2,947.000 kWh @ 3.829c	112.84
Asset Securitization Charge	
2,947.000 kWh @ 0.062c	1.83
Fixture Charge	
Monticello Black TIII 3000K	98.04
SV MONTICELLO 9500L	741.82
Maintenance Charge	
Monticello Black TIII 3000K	12.24
SV MONTICELLO 9500L	166.46
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
64 Pole(s) @ \$11.670	746.88
Total Current Charges	\$2,081.84

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$1.81
Gross Receipts Tax	8.12
Total Taxes	\$9.93



We're here for you

Report an emergency

Electric outage duke-energy.com/outages
800.228.8485

Convenient ways to pay your bill

Online duke-energy.com/billing
Automatically from your bank account duke-energy.com/automatic-draft
Speedpay (fee applies) duke-energy.com/pay-now
800.700.8744
By mail payable to Duke Energy P.O. Box 1094
Charlotte, NC 28201-1094
In person duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing duke-energy.com/paperless
Home duke-energy.com/manage-home
Business duke-energy.com/manage-bus

General questions or concerns

Online duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.) 800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.) 877.372.8477
For hearing impaired TDD/TTY 711
International 1.407.629.1010

Call before you dig

Call 800.432.4770 or 811

Check utility rates

Check rates and charges duke-energy.com/rates

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 4458998	
Actual reading on Oct 27	313
Previous reading on Sep 25	- 307
<hr/>	
Energy Used	6 kWh
Billed kWh	6.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4458998	
Customer Charge	\$17.32
Energy Charge	
6.000 kWh @ 12.173c	0.73
Fuel Charge	
6.000 kWh @ 3.925c	0.24
Asset Securitization Charge	
6.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.70
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.



Your usage snapshot - Continued

Current electric usage for meter number 4459002	
Actual reading on Oct 27	292
Previous reading on Sep 25	- 286
<hr/>	
Energy Used	6 kWh
Billed kWh	6.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 4459002	
Customer Charge	\$17.32
Energy Charge	
6.000 kWh @ 12.173c	0.73
Fuel Charge	
6.000 kWh @ 3.925c	0.24
Asset Securitization Charge	
6.000 kWh @ 0.194c	0.01
Minimum Bill Adjustment	11.70
<hr/>	
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
<hr/>	
Total Taxes	\$0.80



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 21

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Outdoor Lighting		
Billing period Sep 24 - Oct 24		
Description	Quantity	Usage
Monticello Black TIII 3000K	9	153 kWh
Total	9	153 kWh

Billing details - Lighting

Billing Period - Sep 24 25 to Oct 24 25	
Customer Charge	\$1.86
Energy Charge	
153.000 kWh @ 6.782c	10.37
Fuel Charge	
153.000 kWh @ 3.829c	5.86
Asset Securitization Charge	
153.000 kWh @ 0.062c	0.09
Fixture Charge	
Monticello Black TIII 3000K	147.06
Maintenance Charge	
Monticello Black TIII 3000K	18.36
Pole Charge	
16 DEC CNCRT W/DEC BS/WSHNGTN	
9 Pole(s) @ \$11.670	105.03
Total Current Charges	\$288.63

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.25
Gross Receipts Tax	0.47
Total Taxes	\$0.72



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14915 AVILES PARKWAY**
 Bill Number: 23329549
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953300	01341603
Please use the 15-digit number below when making a payment through your bank	
095330001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450198	9/17/2025	26938	10/16/2025	27115	29	177

Usage History		
Month	Usage	Rate
October 2025	177	
September 2025	203	
August 2025	212	
July 2025	189	
June 2025	200	
May 2025	232	
April 2025	195	
March 2025	256	
February 2025	258	
January 2025	230	
December 2024	261	
November 2024	228	

Transactions		
Previous Bill		164.43
Payment 10/20/25		-164.43 CR
Balance Forward		0.00
Current Transactions		
Reclaimed		
Reclaimed	177 Thousand Gals X \$1.01	178.77
Total Current Transactions		178.77
TOTAL BALANCE DUE		\$178.77



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953300
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 178.77

Total Balance Due	\$178.77
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14859 CARAVAN AVENUE**
 Bill Number: 23329550
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953305	01341603
Please use the 15-digit number below when making a payment through your bank	
095330501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450201	9/17/2025	11319	10/16/2025	11343	29	24

Usage History		
Month	Usage	Rate
October 2025	24	
September 2025	90	
August 2025	78	
July 2025	36	
June 2025	37	
May 2025	9	
April 2025	29	
March 2025	32	
February 2025	31	
January 2025	33	
December 2024	18	
November 2024	19	

Transactions		
Previous Bill		72.90
Payment 10/20/25		-72.90 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	24 Thousand Gals X \$1.01	24.24
Total Current Transactions		24.24
TOTAL BALANCE DUE		\$24.24



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953305
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 24.24

Total Balance Due	\$24.24
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14450 PROMENADE PARKWAY**

Bill Number: 23329551

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953310	01341603
Please use the 15-digit number below when making a payment through your bank	
095331001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	13548633	9/17/2025	46760	10/16/2025	46837	29	77

Usage History

	Water	
October 2025	77	
September 2025	277	
August 2025	239	
July 2025	237	
June 2025	236	
May 2025	165	
April 2025	191	
March 2025	241	
February 2025	269	
January 2025	261	
December 2024	127	
November 2024	163	

Transactions

Previous Bill	224.37
Payment 10/20/25	-224.37 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	77 Thousand Gals X \$1.01 77.77
Total Current Transactions	77.77
TOTAL BALANCE DUE	\$77.77

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953310
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 77.77

Total Balance Due	\$77.77
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14700 TRAILS EDGE BOULEVARD**

Bill Number: 23329552

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953320	01341603
Please use the 15-digit number below when making a payment through your bank	
095332001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	12216402	9/17/2025	5373	10/16/2025	5388	29	15

Usage History

	Water
October 2025	15
September 2025	27
August 2025	27
July 2025	23
June 2025	24
May 2025	25
April 2025	19
March 2025	28
February 2025	25
January 2025	26
December 2024	30
November 2024	27

Transactions

Previous Bill	21.87
Payment 10/20/25	-21.87 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	15 Thousand Gals X \$1.01 15.15
Total Current Transactions	15.15
TOTAL BALANCE DUE	\$15.15

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953320
 Customer # 01341603

Balance Forward 0.00
 Current Transactions 15.15

Total Balance Due	\$15.15
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **2830 LONG BOW WAY**

Bill Number: 23329553

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953325	01341603
Please use the 15-digit number below when making a payment through your bank	
095332501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15084620	9/17/2025	10704	10/16/2025	10802	29	98

Usage History

	Water	
October 2025	98	
September 2025	112	
August 2025	112	
July 2025	85	
June 2025	96	
May 2025	106	
April 2025	89	
March 2025	103	
February 2025	102	
January 2025	96	
December 2024	110	
November 2024	111	

Transactions

Previous Bill	90.72
Payment 10/20/25	-90.72 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	98 Thousand Gals X \$1.01
	98.98
Total Current Transactions	98.98
TOTAL BALANCE DUE	\$98.98

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953325
 Customer # 01341603

Balance Forward 0.00
 Current Transactions 98.98

Total Balance Due	\$98.98
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14400 TRAILS EDGE BOULEVARD**

Bill Number: 23329554

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953330	01341603
Please use the 15-digit number below when making a payment through your bank	
095333001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450200	9/17/2025	3620	10/16/2025	3635	29	15

Usage History

Month	Usage
October 2025	15
September 2025	19
August 2025	18
July 2025	16
June 2025	17
May 2025	18
April 2025	13
March 2025	20
February 2025	18
January 2025	15
December 2024	20
November 2024	19

Transactions

Previous Bill	15.39
Payment 10/20/25	-15.39 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	15 Thousand Gals X \$1.01 15.15
Total Current Transactions	15.15
TOTAL BALANCE DUE	\$15.15

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953330
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 15.15

Total Balance Due	\$15.15
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **2995 LONG BOW WAY**

Bill Number: 23329555

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0953340	01341603
Please use the 15-digit number below when making a payment through your bank	
095334001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15450207	9/17/2025	4275	10/16/2025	4306	29	31

Usage History

	Water	
October 2025		31
September 2025		36
August 2025		33
July 2025		29
June 2025		33
May 2025		35
April 2025		28
March 2025		41
February 2025		36
January 2025		29
December 2024		34
November 2024		32

Transactions

Previous Bill	29.16
Payment 10/20/25	-29.16 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	31 Thousand Gals X \$1.01 31.31
Total Current Transactions	31.31
TOTAL BALANCE DUE	\$31.31

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0953340
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 31.31

Total Balance Due	\$31.31
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14577 PROMENADE PARKWAY**

Bill Number: 23329631

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0956645	01341603
Please use the 15-digit number below when making a payment through your bank	
095664501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057044	9/17/2025	7456	10/16/2025	7523	29	67

Usage History

Month	Usage
October 2025	67
September 2025	168
August 2025	138
July 2025	154
June 2025	152
May 2025	95
April 2025	66
March 2025	102
February 2025	114
January 2025	117
December 2024	58
November 2024	98

Transactions

Previous Bill	136.08
Payment 10/20/25	-136.08 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	67 Thousand Gals X \$1.01 67.67
Total Current Transactions	67.67
TOTAL BALANCE DUE	\$67.67

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956645
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 67.67

Total Balance Due	\$67.67
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14575 PROMENADE PARKWAY**

Bill Number: 23329632

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/20/2025

Account #	Customer #
0956650	01341603
Please use the 15-digit number below when making a payment through your bank	
095665001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13595266	9/17/2025	29472	10/20/2025	29643	33	171

Usage History

Month	Usage
October 2025	171
September 2025	125
August 2025	167
July 2025	270
June 2025	217
May 2025	253
April 2025	255
March 2025	278
February 2025	302
January 2025	291
December 2024	313
November 2024	227

Transactions

Previous Bill	1,617.04
Payment 10/20/25	-1,617.04 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	63.99
Water Tier 1	40.0 Thousand Gals X \$2.18 = 87.20
Water Tier 2	40.0 Thousand Gals X \$3.47 = 138.80
Water Tier 3	40.0 Thousand Gals X \$6.94 = 277.60
Water Tier 4	51.0 Thousand Gals X \$9.36 = 477.36
Sewer	
Sewer Base Charge	163.47
Sewer Charges	171.0 Thousand Gals X \$7.20 = 1,231.20
Total Current Transactions	2,439.62

TOTAL BALANCE DUE \$2,439.62

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956650
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 2,439.62

Total Balance Due	\$2,439.62
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **14502 PROMENADE PARKWAY**

Bill Number: 23329633

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0956655	01341603
Please use the 15-digit number below when making a payment through your bank	
095665501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13595259	9/17/2025	266	10/16/2025	273	29	7

Usage History

Month	Usage
October 2025	7
September 2025	2
August 2025	2
July 2025	2
June 2025	4
May 2025	3
April 2025	1
March 2025	2
February 2025	2
January 2025	2
December 2024	1
November 2024	1

Transactions

Previous Bill	65.88
Payment 10/20/25	-65.88 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	63.99
Water Tier 1	7.0 Thousand Gals X \$2.18 = 15.26
Total Current Transactions	79.25
TOTAL BALANCE DUE	\$79.25

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0956655
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 79.25

Total Balance Due	\$79.25
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **0 PROMENADE PARKWAY**

Bill Number: 23329806

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0966695	01341603
Please use the 15-digit number below when making a payment through your bank	
096669501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	15057039	9/17/2025	30042	10/16/2025	30412	29	370

Usage History

	Water	
October 2025	370	
September 2025	347	
August 2025	330	
July 2025	324	
June 2025	355	
May 2025	181	
April 2025	0	
March 2025	29	
February 2025	525	
January 2025	463	
December 2024	217	
November 2024	236	

Transactions

Previous Bill	281.07
Payment 10/20/25	-281.07 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	370 Thousand Gals X \$1.01 373.70
Total Current Transactions	373.70
TOTAL BALANCE DUE	\$373.70

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0966695
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 373.70

Total Balance Due	\$373.70
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15381 AVILES PARKWAY**
 Bill Number: 23330120
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0989015	01341603
Please use the 15-digit number below when making a payment through your bank	
098901501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705152	9/17/2025	1896	10/16/2025	1915	29	19

Usage History		
Month	Read	Days
Water		
October 2025	19	
September 2025	18	
August 2025	23	
July 2025	18	
June 2025	17	
May 2025	27	
April 2025	23	
March 2025	27	
February 2025	26	
January 2025	29	
December 2024	28	
November 2024	27	

Transactions		
Previous Bill		14.58
Payment 10/20/25		-14.58 CR
Balance Forward		0.00
Current Transactions		
Reclaimed		
Reclaimed	19 Thousand Gals X \$1.01	19.19
Total Current Transactions		19.19
TOTAL BALANCE DUE		\$19.19



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989015
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 19.19

Total Balance Due	\$19.19
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15301 AVILES PARKWAY**
 Bill Number: 23330121
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0989020	01341603
Please use the 15-digit number below when making a payment through your bank	
098902001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705151	9/17/2025	584	10/16/2025	601	29	17

Usage History

Water	
October 2025	17
September 2025	20
August 2025	19
July 2025	16
June 2025	18
May 2025	5

Transactions

Previous Bill	16.20
Payment 10/20/25	-16.20 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	17 Thousand Gals X \$1.01 17.17
Total Current Transactions	17.17
TOTAL BALANCE DUE	\$17.17



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasy pay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989020
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 17.17

Total Balance Due	\$17.17
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15121 AVILES PARKWAY**
 Bill Number: 23330122
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
0989025	01341603
Please use the 15-digit number below when making a payment through your bank	
098902501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	17705149	9/17/2025	1211	10/16/2025	1225	29	14

Usage History		
Month	Read	Days
Water		
October 2025	14	
September 2025	12	
August 2025	16	
July 2025	13	
June 2025	14	
May 2025	16	
April 2025	13	
March 2025	15	
February 2025	14	
January 2025	16	
December 2024	17	
November 2024	17	

Transactions		
Previous Bill		9.72
Payment 10/20/25		-9.72 CR
Balance Forward		0.00
Current Transactions		
Reclaimed		
Reclaimed	14 Thousand Gals X \$1.01	14.14
Total Current Transactions		14.14
TOTAL BALANCE DUE		\$14.14



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 0989025
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 14.14

Total Balance Due	\$14.14
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15233 RENAISSANCE AVENUE**

Bill Number: 23331005

Billing Date: 11/4/2025

Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
1031105	01341603
Please use the 15-digit number below when making a payment through your bank	
103110501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101977	9/17/2025	1497	10/16/2025	1515	29	18

Usage History

Month	Usage
October 2025	18
September 2025	21
August 2025	19
July 2025	16
June 2025	19
May 2025	18
April 2025	14
March 2025	19
February 2025	17
January 2025	17
December 2024	17
November 2024	16

Transactions

Previous Bill	17.01
Payment 10/20/25	-17.01 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	18 Thousand Gals X \$1.01
	18.18
Total Current Transactions	18.18
TOTAL BALANCE DUE	\$18.18

Please return this portion with payment



TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031105
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 18.18

Total Balance Due	\$18.18
Due Date	11/21/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
 transferred on 11/21/2025.**

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



We're here for you

Report an emergency

Electric outage	duke-energy.com/outages 800.228.8485
-----------------	---

Convenient ways to pay your bill

Online	duke-energy.com/billing
Automatically from your bank account	duke-energy.com/automatic-draft
Speedpay (fee applies)	duke-energy.com/pay-now 800.700.8744
By mail payable to Duke Energy	P.O. Box 1094 Charlotte, NC 28201-1094
In person	duke-energy.com/location

Help managing your account (not applicable for all customers)

Register for free paperless billing	duke-energy.com/paperless
Home	duke-energy.com/manage-home
Business	duke-energy.com/manage-bus

General questions or concerns

Online	duke-energy.com
Home: Mon - Fri (7 a.m. to 7 p.m.)	800.700.8744
Business: Mon - Fri (7 a.m. to 6 p.m.)	877.372.8477
For hearing impaired TDD/TTY	711
International	1.407.629.1010

Call before you dig

Call	800.432.4770 or 811
------	---------------------

Check utility rates

Check rates and charges	duke-energy.com/rates
-------------------------	-----------------------

Correspond with Duke Energy (not for payment)

P.O. Box 14042
St Petersburg, FL 33733

Important to know

Your next meter reading on or after: Nov 22

Please be sure we can safely access your meter. Don't worry if your digital meter flashes eights from time to time. That's a normal part of the energy measuring process.

Your electric service may be disconnected if your payment is past due

If payment for your electric service is past due, we may begin disconnection procedures. The due date on your bill applies to current charges only. Any unpaid, past due charges are not extended to the new due date and may result in disconnection.

Electric service does not depend on payment for other products or services

Non-payment for non-regulated products or services (such as surge protection or equipment service contracts) may result in removal from the program but will not result in disconnection of electric service.

When you pay by check

We may process the payment as a regular check or convert it into a one-time electronic check payment.

Asset Securitization Charge

A charge to recover cost associated with nuclear asset-recovery bonds. Duke Energy Florida is acting as the collection agent for Special Purpose Entity (SPE) until the bonds have been paid in full or legally discharged.

Medical Essential Program

Identifies customers who are dependent on continuously electric-powered medical equipment. The program does not automatically extend electric bill due dates, nor does it provide priority restoration. To learn more or find out if you qualify, call 800.700.8744 or visit duke-energy.com/home/billing/special-assistance/medically-essential.

Special Needs Customers

Florida Statutes offer a program for customers who need special assistance during emergency evacuations and sheltering. Customers with special needs may contact their local emergency management agency for registration and more information.

Para nuestros clientes que hablan Español

Representantes bilingües están disponibles para asistirle de lunes a viernes de 7 a.m. - 7 p.m. Para obtener más información o reportar problemas con su servicio eléctrico, favor de llamar al 800.700.8744.

Your usage snapshot - Continued

Current electric usage for meter number 2778179	
Estimated reading on Oct 27	0
Estimated previous reading on Sep 25	- 0
Energy Used	0 kWh
Billed kWh	0.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Your bill this month includes estimated usage due to a meter communication issue and may be adjusted once the actual usage is obtained from the meter. If you have any questions regarding the estimated usage or resolution, or to obtain an actual meter reading, please call us at 877.372.8477 during the hours of 7 a.m. - 6 p.m. Monday through Friday.

Billing details - Electric

Billing Period - Sep 25 25 to Oct 27 25	
Meter - 2778179	
Customer Charge	\$17.32
Minimum Bill Adjustment	12.68
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15246 CARAVAN AVENUE**
 Bill Number: 23331008
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
1031115	01341603
Please use the 15-digit number below when making a payment through your bank	
103111501341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101974	9/17/2025	5065	10/16/2025	5101	29	36

Usage History		
Month	Usage	Read
October 2025	Water	36
September 2025		40
August 2025		38
July 2025		39
June 2025		38
May 2025		39
April 2025		34
March 2025		41
February 2025		43
January 2025		42
December 2024		43
November 2024		49

Transactions		
Previous Bill		32.40
Payment 10/20/25		-32.40 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	36 Thousand Gals X \$1.01	36.36
Total Current Transactions		36.36
TOTAL BALANCE DUE		\$36.36



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031115
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 36.36

Total Balance Due	\$36.36
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139



PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
 NEW PORT RICHEY (727) 847-8131
 DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
 Pay By Phone: 1-855-786-5344

1 0 1
 42-52579

ASTURIA CDD

Service Address: **15050 CARAVAN AVENUE**
 Bill Number: 23331009
 Billing Date: 11/4/2025
 Billing Period: 9/17/2025 to 10/16/2025

Account #	Customer #
1031120	01341603
Please use the 15-digit number below when making a payment through your bank	
103112001341603	

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
 Please visit bit.ly/pcurates for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101972	9/17/2025	6541	10/16/2025	6608	29	67

Usage History		
Month	Usage	Read
October 2025	Water	67
September 2025		79
August 2025		79
July 2025		72
June 2025		65
May 2025		66
April 2025		67
March 2025		72
February 2025		76
January 2025		65
December 2024		89
November 2024		76

Transactions		
Previous Bill		63.99
Payment 10/20/25		-63.99 CR
Balance Forward		0.00
Current Transactions		
Reclaimed	67 Thousand Gals X \$1.01	67.67
Total Current Transactions		67.67
TOTAL BALANCE DUE		\$67.67



Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

Check this box if entering change of mailing address on back.

Account # 1031120
 Customer # 01341603
 Balance Forward 0.00
 Current Transactions 67.67

Total Balance Due	\$67.67
Due Date	11/21/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 11/21/2025.

ASTURIA CDD
 2502 N ROCKY POINT DR 1000 PARKWAY APT
 SUITE
 TAMPA FL 33607

PASCO COUNTY UTILITIES
 CUSTOMER INFORMATION & SERVICES
 P.O. BOX 2139
 NEW PORT RICHEY, FL 34656-2139

SECTION B

SECTION 1

Asturia
Community Development District

Unaudited Financial Reporting
September 30, 2025



Table of Contents

1	<u>Balance Sheet</u>
2-4	<u>General Fund</u>
5-7	<u>Month to Month</u>
8	<u>Capital Reserve Fund</u>
9	<u>Debt Service Fund Series 2016A-1</u>
10	<u>Debt Service Fund Series 2025</u>
11	<u>Capital Projects Fund</u>
12	<u>Long Term Debt Report</u>
13	<u>Assessment Receipt Schedule</u>

Asturia
Community Development District
Combined Balance Sheet
September 30, 2025

	General Fund	Capital Reserve Fund	Debt Service Fund	Capital Projects Fund	Totals Governmental Funds
Assets:					
Cash:					
Operating Account - Bank United	\$ 162,721	\$ -	\$ -	\$ -	\$ 162,721
Operating Account - South State	\$ 1,695,770	\$ -	\$ -	\$ -	\$ 1,695,770
Accounts Receivable	\$ -	\$ -	\$ -	\$ -	\$ -
Assessments Receivable	\$ 9,033	\$ -	\$ -	\$ -	\$ 9,033
Due from General Fund	\$ -	\$ 448,700	\$ 3,250	\$ -	\$ 451,950
Due from Capital Projects Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Due from Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -
Prepaid Expenses	\$ 5,057	\$ -	\$ -	\$ -	\$ 5,057
Deposits	\$ 6,146	\$ -	\$ -	\$ -	\$ 6,146
Investments:					
Series 2014					
Interest	\$ -	\$ -	\$ 0	\$ -	\$ 0
Reserve	\$ -	\$ -	\$ 1,531	\$ -	\$ 1,531
Revenue	\$ -	\$ -	\$ 1,378	\$ -	\$ 1,378
Sinking Fund	\$ -	\$ -	\$ 0	\$ -	\$ 0
Series 2016A-1					
Bond Redemption	\$ -	\$ -	\$ -	\$ -	\$ -
Reserve	\$ -	\$ -	\$ 76,256	\$ -	\$ 76,256
Revenue	\$ -	\$ -	\$ 71,273	\$ -	\$ 71,273
Interest	\$ -	\$ -	\$ 6	\$ -	\$ 6
Prepayment	\$ -	\$ -	\$ 1	\$ -	\$ 1
Principal	\$ -	\$ -	\$ 0	\$ -	\$ 0
Sinking Fund	\$ -	\$ -	\$ 5	\$ -	\$ 5
Construction	\$ -	\$ -	\$ -	\$ 2,021	\$ 2,021
Series 2025					
Cost of Issuance	\$ -	\$ -	\$ 15,621	\$ -	\$ 15,621
Escrow Deposit	\$ -	\$ -	\$ -	\$ -	\$ -
General	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue	\$ -	\$ -	\$ 14,903	\$ -	\$ 14,903
Interest	\$ -	\$ -	\$ 125,098	\$ -	\$ 125,098
Prepayment	\$ -	\$ -	\$ -	\$ -	\$ -
Rebate	\$ -	\$ -	\$ -	\$ -	\$ -
Sinking Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Total Assets	\$ 1,878,728	\$ 448,700	\$ 309,323	\$ 2,021	\$ 2,638,772
Liabilities:					
Accounts Payable	\$ 53,568	\$ -	\$ -	\$ -	\$ 53,568
Accrued Expenses	\$ 12,799	\$ -	\$ -	\$ -	\$ 12,799
Payroll Taxes Payable	\$ -	\$ -	\$ -	\$ -	\$ -
Rental Deposits Payable	\$ 1,500	\$ -	\$ -	\$ -	\$ 1,500
Sales Taxes Payable	\$ 127	\$ -	\$ -	\$ -	\$ 127
Due to Capital Reserves	\$ 448,700	\$ -	\$ -	\$ -	\$ 448,700
Due to Debt Service	\$ 3,250	\$ -	\$ -	\$ -	\$ 3,250
Due to General Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Total Liabilities	\$ 519,944	\$ -	\$ -	\$ -	\$ 519,944
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 5,057	\$ -	\$ -	\$ -	\$ 5,057
Deposits	\$ 6,146	\$ -	\$ -	\$ -	\$ 6,146
Restricted for:					
Debt Service - Series 2016A-1	\$ -	\$ -	\$ 148,195	\$ -	\$ 148,195
Debt Service - Series 2025	\$ -	\$ -	\$ 161,127	\$ -	\$ 161,127
Capital Projects - Series 2016A-1	\$ -	\$ -	\$ -	\$ 2,021	\$ 2,021
Assigned for:					
Capital Reserves	\$ -	\$ 448,700	\$ -	\$ -	\$ 448,700
Unassigned	\$ 1,347,581	\$ -	\$ -	\$ -	\$ 1,347,581
Total Fund Balances	\$ 1,358,784	\$ 448,700	\$ 309,323	\$ 2,021	\$ 2,118,828
Total Liabilities & Fund Balance	\$ 1,878,728	\$ 448,700	\$ 309,323	\$ 2,021	\$ 2,638,772

Asturia

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 1,020,959	\$ 1,020,959	\$ 1,029,262	\$ 8,303
Access Cards	\$ 200	\$ 200	\$ 900	\$ 700
Event Fees	\$ 2,500	\$ 2,500	\$ -	\$ (2,500)
Interest Income	\$ -	\$ -	\$ 71,941	\$ 71,941
Room Rentals	\$ 4,000	\$ 4,000	\$ 9,152	\$ 5,152
Miscellaneous Income	\$ 15,000	\$ 15,000	\$ 68,771	\$ 53,771
Total Revenues	\$ 1,042,659	\$ 1,042,659	\$ 1,180,025	\$ 137,366

Expenditures:

General & Administrative:

Supervisor Fees	\$ 15,000	\$ 15,000	\$ 16,600	\$ (1,600)
FICA Expenditures	\$ 1,377	\$ 1,377	\$ 1,904	\$ (527)
Payroll Processing	\$ -	\$ -	\$ 4,887	\$ (4,887)
District Management	\$ 48,000	\$ 48,000	\$ 48,361	\$ (361)
Annual Audit	\$ 3,715	\$ 3,715	\$ 3,715	\$ -
Arbitrage	\$ 1,300	\$ 1,300	\$ 1,300	\$ -
Assessment Roll	\$ 650	\$ 650	\$ 150	\$ 500
Bank Fees	\$ -	\$ -	\$ -	\$ -
Dissemination Agent	\$ -	\$ -	\$ -	\$ -
District Counsel - General	\$ 30,000	\$ 30,000	\$ 50,771	\$ (20,771)
District Counsel - Defect	\$ 10,000	\$ 10,000	\$ -	\$ 10,000
District Counsel - Land Use	\$ 20,000	\$ 20,000	\$ 3,944	\$ 16,056
District Counsel - Litigation	\$ 20,000	\$ 20,000	\$ 2,157	\$ 17,844
Dues, License, and Fees	\$ 175	\$ 175	\$ 175	\$ -
Engineering Fees	\$ 20,000	\$ 20,000	\$ 1,755	\$ 18,245
D&O Insurance	\$ 4,496	\$ 4,496	\$ 3,700	\$ 796
Legal Advertising	\$ 1,500	\$ 1,500	\$ 5,455	\$ (3,955)
Postage	\$ 1,000	\$ 1,000	\$ 360	\$ 640
Trustee Fees	\$ 8,500	\$ 8,500	\$ 6,867	\$ 1,633
Information Technology	\$ -	\$ -	\$ -	\$ -
Website Administration	\$ 5,500	\$ 5,500	\$ 3,326	\$ 2,174
Miscellaneous Expenses	\$ -	\$ -	\$ -	\$ -
Total General & Administrative	\$ 191,213	\$ 191,213	\$ 155,426	\$ 35,787

Operations & Maintenance

Utility Expenditures

Electricity	\$ 1,380	\$ 1,380	\$ -	\$ 1,380
Electricity - Irrigation	\$ 5,134	\$ 5,134	\$ 4,066	\$ 1,068
Electricity - Recreation Facilities	\$ 24,150	\$ 24,150	\$ 26,977	\$ (2,827)
Electricity - Streetlights	\$ 219,365	\$ 219,365	\$ 129,176	\$ 90,189
Garbage - Recreation Facilities	\$ 1,100	\$ 1,100	\$ 1,105	\$ (5)
Solid Waste Assessment	\$ 2,500	\$ 2,500	\$ 1,337	\$ 1,163
Utility - Potable Water	\$ 15,000	\$ 15,000	\$ 27,309	\$ (12,309)

Asturia

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Utility Expenditures Continued				
Utility - Reclaimed Water	\$ 60,000	\$ 60,000	\$ 30,283	\$ 29,717
Aquatic Maintenance	\$ 22,000	\$ 22,000	\$ 16,720	\$ 5,280
Stormwater Assessment	\$ 1,400	\$ 1,400	\$ 611	\$ 789
Subtotal Utility Expenditures	\$ 352,029	\$ 352,029	\$ 237,583	\$ 114,446
Field Expenditures				
Insurance - General Liability	\$ 8,176	\$ 8,176	\$ 4,886	\$ 3,290
Insurance - Property	\$ 26,930	\$ 26,930	\$ 23,805	\$ 3,125
Landscape Maintenance - Annuals	\$ 11,340	\$ 11,340	\$ 4,813	\$ 6,528
Landscape Maintenance - Contingency	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Fertilization	\$ 9,600	\$ 9,600	\$ 9,816	\$ (216)
Landscape Maintenance - General	\$ 142,200	\$ 142,200	\$ 138,406	\$ 3,794
Landscape Maintenance - Irrigation	\$ 12,000	\$ 12,000	\$ 12,270	\$ (270)
Landscape Maintenance - Mulch	\$ 24,750	\$ 24,750	\$ 26,500	\$ (1,750)
Landscape Maintenance - Pest Control	\$ 5,100	\$ 5,100	\$ 5,215	\$ (115)
Landscape Replacement	\$ 25,000	\$ 25,000	\$ 5,000	\$ 20,000
Irrigation Repairs & Maintenance	\$ 10,000	\$ 10,000	\$ 10,965	\$ (965)
Holiday Decorations	\$ 2,140	\$ 2,140	\$ 4,300	\$ (2,160)
Subtotal Field Expenditures	\$ 277,236	\$ 277,236	\$ 245,976	\$ 31,260
Road & Street Facilities				
Pressure Washing	\$ 5,500	\$ 5,500	\$ 200	\$ 5,300
Roadway Maintenance & Repairs	\$ 58,000	\$ 58,000	\$ -	\$ 58,000
Signage Repairs & Painting	\$ -	\$ -	\$ 5,170	\$ (5,170)
Subtotal Road & Street Expenditures	\$ 63,500	\$ 63,500	\$ 5,370	\$ 58,130
Parks & Recreation				
Amenity Management	\$ -	\$ -	\$ 10,144	\$ (10,144)
Amenity Maintenance & Repairs	\$ 10,000	\$ 10,000	\$ 11,008	\$ (1,008)
Boardwalk & Bridge Maintenance	\$ 2,500	\$ 2,500	\$ 100	\$ 2,400
Cleaning Services	\$ 16,000	\$ 16,000	\$ 32,616	\$ (16,616)
Dog Park Maintenance	\$ 500	\$ 500	\$ 3,478	\$ (2,978)
Dog Park Mulch	\$ 2,000	\$ 2,000	\$ -	\$ 2,000
Facility AC & Heating Maintenance & Repairs	\$ 1,500	\$ 1,500	\$ -	\$ 1,500
Field Services Management	\$ 70,000	\$ 70,000	\$ 38,575	\$ 31,425
Fitness Equipment Maintenance & Repairs	\$ 4,500	\$ 4,500	\$ 8,657	\$ (4,157)
Garbage & Dog Waste - Recreation Facility	\$ 3,000	\$ 3,000	\$ 2,242	\$ 758
Janitorial Services - Clubhouse	\$ 3,600	\$ 3,600	\$ 2,183	\$ 1,417
Office Supplies - Clubhouse	\$ 600	\$ 600	\$ 1,136	\$ (536)
Pest Control	\$ 730	\$ 730	\$ 660	\$ 70
Pool Furniture Repair & Replacement	\$ 4,000	\$ 4,000	\$ 14,283	\$ (10,283)
Pool Maintenance	\$ 13,560	\$ 13,560	\$ 18,013	\$ (4,453)
Pool Permits	\$ 300	\$ 300	\$ 280	\$ 20
Security System Monitoring	\$ 12,000	\$ 12,000	\$ 3,025	\$ 8,975
Telephone & Fax & Internet Services	\$ 3,600	\$ 3,600	\$ 1,313	\$ 2,287
Wildlife Management Services	\$ 2,400	\$ 2,400	\$ -	\$ 2,400
Miscellaneous Expenses	\$ -	\$ -	\$ 53	\$ (53)
Subtotal Parks & Recreation Expenditures	\$ 150,790	\$ 150,790	\$ 147,765	\$ 3,025

Asturia

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Special Events				
Special Events	\$ 2,500	\$ 2,500	\$ -	\$ 2,500
Subtotal Special Events Expenditures	\$ 2,500	\$ 2,500	\$ -	\$ 2,500
Contingency				
Miscellaneous Contingency	\$ 25,391	\$ 25,391	\$ 20,083	\$ 5,308
Subtotal Miscellaneous Contingency Exp.	\$ 25,391	\$ 25,391	\$ 20,083	\$ 5,308
Total Operations & Maintenance	\$ 871,446	\$ 871,446	\$ 656,777	\$ 214,669
Total Expenditures	\$ 1,062,659	\$ 1,062,659	\$ 812,203	\$ 250,456
Excess (Deficiency) of Revenues over Exp.	\$ (20,000)		\$ 367,823	
<i>Other Financing Sources/(Uses):</i>				
Transfer In/(Out)- Capital Reserve	\$ (30,000)	\$ (30,000)	\$ -	\$ 30,000
Total Other Financing Sources/(Uses)	\$ (30,000)	\$ (30,000)	\$ -	\$ 30,000
Net Change in Fund Balance	\$ (50,000)		\$ 367,823	
Fund Balance - Beginning	\$ 20,000		\$ 990,961	
Fund Balance - Ending	\$ (30,000)		\$ 1,358,784	

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments - Tax Roll	\$ -	\$ 128,730	\$ 842,289	\$ 18,879	\$ -	\$ 9,104	\$ 16,109	\$ 4,057	\$ 1,777	\$ 3,525	\$ -	\$ 4,793	\$ 1,029,262
Access Cards	\$ -	\$ -	\$ 60	\$ 120	\$ 150	\$ -	\$ -	\$ 240	\$ 90	\$ 90	\$ 150	\$ -	\$ 900
Event Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ 4,166	\$ 3,641	\$ 5,220	\$ 8,793	\$ 7,965	\$ 8,841	\$ 7,933	\$ 6,657	\$ 4,896	\$ 4,801	\$ 5,061	\$ 3,965	\$ 71,941
Room Rentals	\$ -	\$ -	\$ 1,850	\$ 1,295	\$ 278	\$ -	\$ -	\$ 1,125	\$ 3,225	\$ -	\$ 665	\$ 714	\$ 9,152
Miscellaneous Income	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ -	\$ -	\$ -	\$ 53,771	\$ 68,771
Total Revenues	\$ 4,166	\$ 132,371	\$ 849,419	\$ 29,087	\$ 8,394	\$ 17,945	\$ 24,041.86	\$ 27,079	\$ 9,988	\$ 8,417	\$ 5,876	\$ 63,243	\$ 1,180,025

Expenditures:

General & Administrative:

Supervisor Fees	\$ -	\$ 1,600	\$ 800	\$ 639	\$ 761	\$ 2,000	\$ 1,000	\$ 1,600	\$ -	\$ 4,200	\$ 1,200	\$ 2,800	\$ 16,600
FICA Expenditures	\$ 83	\$ 132	\$ 66	\$ 67	\$ 49	\$ (332)	\$ 305	\$ 342	\$ 159	\$ 525	\$ 184	\$ 325	\$ 1,904
Payroll Processing	\$ 242	\$ 249	\$ 237	\$ 231	\$ 353	\$ 242	\$ 622	\$ 616	\$ 242	\$ 502	\$ 838	\$ 512	\$ 4,887
District Management	\$ 4,361	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,000	\$ 1,935	\$ -	\$ (0)	\$ 14,231	\$ 3,833	\$ 4,000	\$ 4,000	\$ 48,361
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,715	\$ 3,715
Arbitrage	\$ 650	\$ -	\$ -	\$ 650	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,300
Assessment Roll	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150
Bank Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination Agent	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - General	\$ 15,051	\$ 3,785	\$ 2,058	\$ 1,000	\$ 2,092	\$ 1,320	\$ 1,640	\$ 2,181	\$ 988	\$ 1,662	\$ 7,160	\$ 11,835	\$ 50,771
District Counsel - Defect	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - Land Use	\$ (114)	\$ 638	\$ -	\$ 370	\$ 1,500	\$ 100	\$ 80	\$ -	\$ -	\$ 200	\$ 840	\$ 330	\$ 3,944
District Counsel - Litigation	\$ 20	\$ -	\$ -	\$ 157	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150	\$ 594	\$ 1,236	\$ 2,157
Dues, License, and Fees	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Engineering Fees	\$ 1,755	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,755
D&O Insurance	\$ 3,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,700
Legal Advertising	\$ -	\$ 191	\$ 382	\$ 165	\$ 347	\$ 1,822	\$ -	\$ -	\$ 125	\$ 1,822	\$ 602	\$ -	\$ 5,455
Postage	\$ -	\$ -	\$ -	\$ 35	\$ -	\$ -	\$ -	\$ -	\$ 297	\$ 28	\$ -	\$ -	\$ 360
Trustee Fees	\$ 2,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,250	\$ 117	\$ -	\$ -	\$ -	\$ -	\$ 6,867
Information Technology	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Website Administration	\$ 1,708	\$ 116	\$ 116	\$ 569	\$ 219	\$ 154	\$ 38	\$ -	\$ 167	\$ 42	\$ 199	\$ -	\$ 3,326
Miscellaneous Expenses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total General & Administrative	\$ 30,131	\$ 10,710	\$ 7,659	\$ 7,883	\$ 9,321	\$ 7,392	\$ 7,935	\$ 4,856	\$ 16,209	\$ 12,962	\$ 15,616	\$ 24,752	\$ 155,426

Operations & Maintenance

Utility Expenditures

Electricity	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
-------------	------	------	------	------	------	------	------	------	------	------	------	------	------

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Electricity - Irrigation	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 339	\$ 4,066
Utility Expenditures Continued													
Electricity - Recreation Facilities	\$ 2,265	\$ 2,022	\$ 1,896	\$ 1,741	\$ 1,704	\$ 1,756	\$ 2,149	\$ 2,277	\$ 2,693	\$ 2,727	\$ 2,997	\$ 2,750	\$ 26,977
Electricity - Streetlights	\$ 10,482	\$ 10,422	\$ 10,493	\$ 10,545	\$ 10,514	\$ 11,003	\$ 10,973	\$ 10,972	\$ 10,941	\$ 10,941	\$ 10,944	\$ 10,945	\$ 129,176
Garbage - Recreation Facilities	\$ -	\$ 90	\$ 90	\$ 102	\$ 103	\$ 103	\$ 103	\$ 103	\$ 103	\$ 103	\$ 103	\$ 103	\$ 1,105
Solid Waste Assessment	\$ -	\$ 1,337	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,337
Utility - Potable Water	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,508	\$ 4,125	\$ 3,756	\$ 3,728	\$ 3,157	\$ 3,999	\$ 4,036	\$ 27,309
Utility - Reclaimed Water	\$ 3,237	\$ 3,662	\$ 4,201	\$ 5,533	\$ 6,729	\$ 828	\$ 633	\$ 1,053	\$ 1,072	\$ 1,026	\$ 1,119	\$ 1,190	\$ 30,283
Aquatic Maintenance	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,650	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,370	\$ 1,370	\$ 16,720
Stormwater Assessment	\$ -	\$ 611	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 611
Subtotal Utility Expenditures	\$ 17,693	\$ 19,852	\$ 18,389	\$ 19,910	\$ 20,758	\$ 19,907	\$ 19,691	\$ 19,869	\$ 20,246	\$ 19,663	\$ 20,870	\$ 20,734	\$ 237,583
Field Expenditures													
Insurance - General Liability	\$ 4,886	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,886
Insurance - Property	\$ 23,805	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 23,805
Landscape Maintenance - Annuals	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,813	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,813
Landscape Maintenance - Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Fertilization	\$ 800	\$ 800	\$ 800	\$ 824	\$ 824	\$ 824	\$ 824	\$ 824	\$ 824	\$ 824	\$ 824	\$ 824	\$ 9,816
Landscape Maintenance - General	\$ 10,750	\$ 16,806	\$ 10,750	\$ 11,073	\$ 11,073	\$ 11,073	\$ 11,073	\$ 11,073	\$ 11,073	\$ 11,521	\$ 11,073	\$ 11,073	\$ 138,406
Landscape Maintenance - Irrigation	\$ 927	\$ 1,073	\$ 1,000	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 1,030	\$ 12,270
Landscape Maintenance - Mulch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,750	\$ 5,750	\$ 26,500
Landscape Maintenance - Pest Control	\$ 425	\$ 425	\$ 425	\$ 438	\$ 438	\$ 438	\$ 438	\$ 438	\$ 438	\$ 438	\$ 438	\$ 438	\$ 5,215
Landscape Replacement	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Irrigation Maintenance & Repairs	\$ -	\$ -	\$ -	\$ 4,000	\$ -	\$ 590	\$ 115	\$ 3,357	\$ -	\$ 1,205	\$ 585	\$ 1,113	\$ 10,965
Holiday Decorations	\$ -	\$ 2,200	\$ 2,100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,300
Subtotal Field Expenditures	\$ 46,593	\$ 21,304	\$ 15,075	\$ 17,364	\$ 13,364	\$ 18,767	\$ 13,479	\$ 16,721	\$ 13,364	\$ 15,017	\$ 34,700	\$ 20,227	\$ 245,976
Road & Street Facilities													
Pressure Washing	\$ -	\$ -	\$ 200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200
Roadway Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Signage Repairs & Painting	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,170	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,170
Subtotal Road & Street Expenditures	\$ -	\$ -	\$ 200	\$ -	\$ -	\$ 5,170	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,370
Parks & Recreation													
Amenity Management	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,025	\$ 1,414	\$ 1,314	\$ 1,314	\$ 1,746	\$ 1,107	\$ 1,224	\$ 10,144
Amenity Maintenance & Repairs	\$ 3,686	\$ 672	\$ 192	\$ -	\$ -	\$ 1,894	\$ -	\$ -	\$ 464	\$ 299	\$ 2,898	\$ 904	\$ 11,008
Boardwalk & Bridge Maintenance	\$ 100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100
Cleaning Services	\$ 2,779	\$ 1,395	\$ 1,350	\$ 2,925	\$ 2,870	\$ 4,445	\$ 3,013	\$ 2,875	\$ 3,135	\$ 1,645	\$ 3,105	\$ 3,075	\$ 32,616
Dog Park Maintenance	\$ 45	\$ 133	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -	\$ 1,100	\$ 3,478
Dog Park Mulch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Facility AC & Heating Main. & Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Field Services Management	\$ 3,745	\$ 3,888	\$ 1,132	\$ 1,962	\$ 1,481	\$ -	\$ -	\$ 5,833	\$ 5,833	\$ 5,833	\$ 5,833	\$ 3,033	\$ 38,575

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Fitness Equipment Main. & Repairs	\$ 4,442	\$ 1,007	\$ -	\$ -	\$ 380	\$ -	\$ 923	\$ 588	\$ 633	\$ -	\$ 684	\$ -	\$ 8,657
Garbage & Dog Waste - Recreation	\$ -	\$ 179	\$ 1,165	\$ -	\$ 407	\$ -	\$ -	\$ -	\$ -	\$ 490	\$ -	\$ -	\$ 2,242
Parks & Recreation Continued													
Janitorial Services - Clubhouse	\$ 82	\$ 427	\$ -	\$ 27	\$ -	\$ 334	\$ -	\$ 381	\$ -	\$ 502	\$ 334	\$ 96	\$ 2,183
Office Supplies - Clubhouse	\$ 237	\$ 169	\$ -	\$ 581	\$ 13	\$ -	\$ -	\$ -	\$ -	\$ 97	\$ 39	\$ -	\$ 1,136
Pest Control	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 55	\$ 660
Pool Furniture Repair & Replacement	\$ 12,177	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 938	\$ 1,168	\$ -	\$ 14,283
Pool Maintenance	\$ 1,917	\$ 1,027	\$ 1,027	\$ 1,027	\$ 1,027	\$ 1,027	\$ 1,027	\$ 1,027	\$ 514	\$ 2,873	\$ 2,760	\$ 2,760	\$ 18,013
Pool Permits	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 280	\$ -	\$ -	\$ -	\$ 280
Security System Monitoring	\$ -	\$ 289	\$ 1,653	\$ -	\$ -	\$ 65	\$ 181	\$ 181	\$ 181	\$ 181	\$ 231	\$ 65	\$ 3,025
Telephone & Fax & Internet Services	\$ 189	\$ 187	\$ 83	\$ 93	\$ 93	\$ 93	\$ 93	\$ 93	\$ 93	\$ 94	\$ 99	\$ 100	\$ 1,313
Wildlife Management Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous Expenses	\$ 53	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 53
Subtotal Parks & Recreation Exp.	\$ 29,506	\$ 9,427	\$ 6,658	\$ 6,671	\$ 6,327	\$ 9,939	\$ 6,707	\$ 12,347	\$ 12,502	\$ 16,954	\$ 18,314	\$ 12,413	\$ 147,765
Special Events													
Special Events	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Special Events Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency													
Miscellaneous Contingency	\$ 640	\$ 1,752	\$ 1,849	\$ 165	\$ 90	\$ 1,000	\$ 217	\$ 1,193	\$ 1,750	\$ 11,361	\$ 30	\$ 36	\$ 20,083
Subtotal Miscellaneous Contingency	\$ 640	\$ 1,752	\$ 1,849	\$ 165	\$ 90	\$ 1,000	\$ 217	\$ 1,193	\$ 1,750	\$ 11,361	\$ 30	\$ 36	\$ 20,083
Total Operations & Maintenance	\$ 94,432	\$ 52,336	\$ 42,171	\$ 44,111	\$ 40,540	\$ 54,782	\$ 40,094	\$ 50,130	\$ 47,862	\$ 62,995	\$ 73,913	\$ 53,410	\$ 656,777
Total Expenditures	\$ 124,562	\$ 63,046	\$ 49,829	\$ 51,994	\$ 49,861	\$ 62,174	\$ 48,029	\$ 54,986	\$ 64,071	\$ 75,958	\$ 89,529	\$ 78,163	\$ 812,203
Excess (Deficiency) of Rev. over Exp.	\$ (120,396)	\$ 69,324	\$ 799,590	\$ (22,907)	\$ (41,467)	\$ (44,229)	\$ (23,987)	\$ (27,908)	\$ (54,083)	\$ (67,541)	\$ (83,653)	\$ (14,920)	\$ 367,823
Other Financing Sources/Uses:													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (120,396)	\$ 69,324	\$ 799,590	\$ (22,907)	\$ (41,467)	\$ (44,229)	\$ (23,987)	\$ (27,908)	\$ (54,083)	\$ (67,541)	\$ (83,653)	\$ (14,920)	\$ 367,823

Asturia

Community Development District

Debt Service Fund Series 2016A-1

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending September 30, 2025

	Adopted	Prorated Budge	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
<u>Revenues:</u>				
Assessments - Tax Roll	\$ 141,198	\$ 141,198	\$ 142,644	\$ 1,446
Interest	\$ -	\$ -	\$ 5,283	\$ 5,283
Total Revenues	\$ 141,198	\$ 141,198	\$ 147,927	\$ 6,729
<u>Expenditures:</u>				
Interest - 11/1	\$ 47,503	\$ 47,503	\$ 47,476	\$ 27
Principal - 5/1	\$ 45,000	\$ 45,000	\$ 45,000	\$ -
Interest - 5/1	\$ 47,503	\$ 47,503	\$ 47,476	\$ 27
Total Expenditures	\$ 140,006	\$ 140,006	\$ 139,951	\$ 55
Excess (Deficiency) of Revenues over Exp.	\$ 1,192		\$ 7,975	
<u>Other Financing Sources/(Uses):</u>				
Transfer In	\$ -	\$ -	\$ -	\$ -
Transfer Out	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 1,192		\$ 7,975	
Fund Balance - Beginning	\$ -		\$ 140,220	
Fund Balance - Ending	\$ 1,192		\$ 148,195	

Asturia

Community Development District Debt Service Fund Series 2014 / 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending September 30, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 09/30/25	Thru 09/30/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 561,174	\$ 561,174	\$ 566,313	\$ 5,139
Interest	\$ -	\$ -	\$ 17,312	\$ 17,312
Total Revenues	\$ 561,174	\$ 561,174	\$ 583,625	\$ 22,451
Expenditures:				
Series 2014				
Interest - 11/1	\$ 197,453	\$ 197,453	\$ 197,453	\$ 0
Principal - 5/15	\$ 170,000	\$ 170,000	\$ 170,000	\$ -
Interest - 5/1	\$ 197,453	\$ 197,453	\$ 197,453	\$ -
Interest - 5/15	\$ -	\$ -	\$ 23,536	\$ (23,536)
Series 2025				
Cost of Issuance Expenses	\$ -	\$ -	\$ 179,635	\$ (179,635)
Total Expenditures	\$ 564,905	\$ 564,905	\$ 768,076	\$ (203,171)
Excess (Deficiency) of Revenues over Exp.	\$ (3,731)		\$ (184,451)	
Other Financing Sources/(Uses):				
Bond Proceeds	\$ -	\$ -	\$ 6,309,000	\$ 6,309,000
Transfer In	\$ -	\$ -	\$ -	\$ -
Transfer Out to Escrow	\$ -	\$ -	\$ (6,580,000)	\$ (6,580,000)
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ (271,000)	\$ (271,000)
Net Change in Fund Balance	\$ (3,731)		\$ (455,451)	
Fund Balance - Beginning	\$ -		\$ 616,578	
Fund Balance - Ending	\$ (3,731)		\$ 161,127	

Astoria
Community Development District
Capital Projects Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending September 30, 2025

	Series
	2016A-1
Revenues	
Interest	\$ 83
Total Revenues	\$ 83
Expenditures:	
Capital Outlay	\$ -
Total Expenditures	\$ -
Excess (Deficiency) of Revenues over Exp.	\$ 83
Other Financing Sources/(Uses)	
Transfer In	\$ -
Transfer Out	\$ -
Total Other Financing Sources (Uses)	\$ -
Net Change in Fund Balance	\$ 83
Fund Balance - Beginning	\$ 1,938
Fund Balance - Ending	\$ 2,021

Astoria
Community Development District
Long Term Debt Report

Series 2014A-1 Special Assessment Revenue Bonds		
Interest Rate:		5.75-5.90%
Maturity Date:		5/1/45
Bonds Outstanding - 12/12/2014	\$	7,910,000
Less: May 1, 2016 (Mandatory)	\$	(100,000)
Less: May 1, 2016 (Optional)	\$	(10,000)
Less: May 1, 2017 (Mandatory)	\$	(105,000)
Less: May 1, 2018 (Mandatory)	\$	(115,000)
Less: May 1, 2019 (Mandatory)	\$	(120,000)
Less: May 1, 2020 (Mandatory)	\$	(125,000)
Less: May 1, 2021 (Mandatory)	\$	(135,000)
Less: May 1, 2022 (Mandatory)	\$	(140,000)
Less: May 1, 2023 (Mandatory)	\$	(150,000)
Less: May 1, 2024 (Mandatory)	\$	(160,000)
Less: May 1, 2025 (Mandatory)	\$	(170,000)
Less: May 1, 2025 (Optional)	\$	(6,580,000)

Current Bonds Outstanding	\$	-
---------------------------	----	---

Series 2016A-1 Capital Improvement Revenue Bonds		
Interest Rate:		3.875-5.38%
Maturity Date:		5/1/46
Reserve Fund Definition:		50% Max. Annual Debt
Reserve Fund Requirement:	\$	70,599
Reserve Fund Balance:	\$	76,256
Bonds Outstanding - 8/3/2016	\$	2,115,000
Less: May 1, 2017 (Mandatory)	\$	(30,000)
Less: May 1, 2017 (Optional)	\$	(20,000)
Less: May 1, 2018 (Mandatory)	\$	(35,000)
Less: May 1, 2019 (Mandatory)	\$	(35,000)
Less: May 1, 2020 (Mandatory)	\$	(35,000)
Less: May 1, 2021 (Mandatory)	\$	(40,000)
Less: May 1, 2022 (Mandatory)	\$	(40,000)
Less: May 1, 2023 (Mandatory)	\$	(40,000)
Less: May 1, 2024 (Mandatory)	\$	(45,000)
Less: May 1, 2025 (Mandatory)	\$	(45,000)
Current Bonds Outstanding	\$	1,750,000

Series 2025 Special Assessment Refunding Bonds		
Interest Rate:		4.25%
Maturity Date:		5/1/45
Reserve Fund Definition:		No Reserve Required
Bonds Outstanding - 5/15/2025	\$	6,309,000
Current Bonds Outstanding	\$	6,309,000

SECTION 2

Astoria
Community Development District

Unaudited Financial Reporting
October 31, 2025



Table of Contents

1	<u>Balance Sheet</u>
2-4	<u>General Fund</u>
5-7	<u>Month to Month</u>
8	<u>Capital Reserve Fund</u>
9	<u>Debt Service Fund Series 2016A-1</u>
10	<u>Debt Service Fund Series 2025</u>
11	<u>Capital Projects Fund</u>
12	<u>Long Term Debt Report</u>
13	<u>Assessment Receipt Schedule</u>

Astoria
Community Development District
Combined Balance Sheet
October 31, 2025

	<i>General Fund</i>	<i>Capital Reserve Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
Assets:					
<u>Cash:</u>					
Operating Account - Bank United	\$ 6,750	\$ -	\$ -	\$ -	\$ 6,750
Operating Account - South State	\$ 1,679,665	\$ -	\$ -	\$ -	\$ 1,679,665
Capital Projects Account	\$ -	\$ -	\$ -	\$ -	\$ -
Accounts Receivable	\$ 37,185	\$ -	\$ -	\$ -	\$ 37,185
Assessments Receivable	\$ 9,033	\$ -	\$ -	\$ -	\$ 9,033
Due from General Fund	\$ -	\$ 448,700	\$ 3,250	\$ -	\$ 451,950
Due from Capital Projects Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Due from Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -
Prepaid Expenses	\$ 34,865	\$ -	\$ -	\$ -	\$ 34,865
Deposits	\$ 6,146	\$ -	\$ -	\$ -	\$ 6,146
<u>Investments:</u>					
<u>Series 2016A-1</u>					
Bond Redemption	\$ -	\$ -	\$ -	\$ -	\$ -
Reserve	\$ -	\$ -	\$ 76,514	\$ -	\$ 76,514
Revenue	\$ -	\$ -	\$ 25,055	\$ -	\$ 25,055
Interest	\$ -	\$ -	\$ 46,452	\$ -	\$ 46,452
Prepayment	\$ -	\$ -	\$ 1	\$ -	\$ 1
Principal	\$ -	\$ -	\$ 0	\$ -	\$ 0
Sinking Fund	\$ -	\$ -	\$ 5	\$ -	\$ 5
Construction	\$ -	\$ -	\$ -	\$ 2,028	\$ 2,028
<u>Series 2025</u>					
Cost of Issuance	\$ -	\$ -	\$ 15,671	\$ -	\$ 15,671
Escrow Deposit	\$ -	\$ -	\$ -	\$ -	\$ -
General	\$ -	\$ -	\$ -	\$ -	\$ -
Reserve	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue	\$ -	\$ -	\$ 17,826	\$ -	\$ 17,826
Interest	\$ -	\$ -	\$ 125,494	\$ -	\$ 125,494
Prepayment	\$ -	\$ -	\$ -	\$ -	\$ -
Rebate	\$ -	\$ -	\$ -	\$ -	\$ -
Sinking Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Total Assets	\$ 1,773,645	\$ 448,700	\$ 310,268	\$ 2,028	\$ 2,534,641
Liabilities:					
Accounts Payable	\$ 7,189	\$ -	\$ -	\$ -	\$ 7,189
Accrued Expenses	\$ 21,363	\$ -	\$ -	\$ -	\$ 21,363
Payroll Taxes Payable	\$ -	\$ -	\$ -	\$ -	\$ -
Rental Deposits Payable	\$ 1,500	\$ -	\$ -	\$ -	\$ 1,500
Sales Taxes Payable	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Capital Reserves	\$ 448,700	\$ -	\$ -	\$ -	\$ 448,700
Due to Debt Service	\$ 3,250	\$ -	\$ -	\$ -	\$ 3,250
Due to General Fund	\$ -	\$ -	\$ -	\$ -	\$ -
Total Liabilities	\$ 482,002	\$ -	\$ -	\$ -	\$ 482,002
Fund Balance:					
Nonspendable:					
Prepaid Items	\$ 34,865	\$ -	\$ -	\$ -	\$ 34,865
Deposits	\$ 6,146	\$ -	\$ -	\$ -	\$ 6,146
Restricted for:					
Debt Service - Series 2016A-1	\$ -	\$ -	\$ 148,681	\$ -	\$ 148,681
Debt Service - Series 2025	\$ -	\$ -	\$ 161,586	\$ -	\$ 161,586
Capital Projects - Series 2016A-1	\$ -	\$ -	\$ -	\$ 2,028	\$ 2,028
Assigned for:					
Capital Reserves	\$ -	\$ 448,700	\$ -	\$ -	\$ 448,700
Unassigned	\$ 1,250,631	\$ -	\$ -	\$ -	\$ 1,250,631
Total Fund Balances	\$ 1,291,642	\$ 448,700	\$ 310,268	\$ 2,028	\$ 2,052,638
Total Liabilities & Fund Balance	\$ 1,773,645	\$ 448,700	\$ 310,268	\$ 2,028	\$ 2,534,641

Astoria

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/25	Thru 10/31/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 954,994	\$ 79,583	\$ -	\$ (79,583)
Access Cards	\$ -	\$ -	\$ 90	\$ 90
Event Fees	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ -	\$ -	\$ 444	\$ 444
Room Rentals	\$ -	\$ -	\$ 375	\$ 375
Miscellaneous Income	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 954,994	\$ 79,583	\$ 909	\$ (78,674)

Expenditures:

General & Administrative:

Supervisor Fees	\$ 15,000	\$ 1,250	\$ 800	\$ 450
FICA Expenditures	\$ 1,377	\$ 115	\$ 164	\$ (49)
Payroll Processing	\$ 1,800	\$ 150	\$ 327	\$ (177)
District Management	\$ 48,000	\$ 4,000	\$ 3,097	\$ 903
Annual Audit	\$ 4,000	\$ -	\$ -	\$ -
Arbitrage	\$ 1,300	\$ -	\$ -	\$ -
Assessment Roll	\$ 650	\$ 54	\$ 5,000	\$ (4,946)
Bank Fees	\$ -	\$ -	\$ -	\$ -
Dissemination Agent	\$ -	\$ -	\$ -	\$ -
District Counsel - General	\$ 30,000	\$ 2,500	\$ -	\$ 2,500
District Counsel - Defect	\$ 10,000	\$ 833	\$ -	\$ 833
District Counsel - Land Use	\$ 20,000	\$ 1,667	\$ -	\$ 1,667
District Counsel - Litigation	\$ 30,000	\$ 2,500	\$ -	\$ 2,500
Dues, License, and Fees	\$ 175	\$ -	\$ -	\$ -
Engineering Fees	\$ 20,000	\$ 1,667	\$ -	\$ 1,667
D&O Insurance	\$ 5,000	\$ 417	\$ 398	\$ 19
Legal Advertising	\$ 3,000	\$ 250	\$ -	\$ 250
Postage	\$ 1,000	\$ 83	\$ -	\$ 83
Trustee Fees	\$ 8,500	\$ 708	\$ -	\$ 708
Information Technology	\$ -	\$ -	\$ -	\$ -
Website Administration	\$ 5,500	\$ 458	\$ 157	\$ 301
Miscellaneous Expenses	\$ -	\$ -	\$ -	\$ -
Total General & Administrative	\$ 205,302	\$ 16,652	\$ 9,943	\$ 6,709

Operations & Maintenance

Utility Expenditures

Electricity	\$ -	\$ -	\$ -	\$ -
Electricity - Irrigation	\$ 5,134	\$ 428	\$ 339	\$ 89
Electricity - Recreation Facilities	\$ 24,150	\$ 2,013	\$ 2,754	\$ (741)
Electricity - Streetlights	\$ 165,000	\$ 13,750	\$ 10,981	\$ 2,769
Garbage - Recreation Facilities	\$ 1,200	\$ 100	\$ 103	\$ (3)
Solid Waste Assessment	\$ 2,000	\$ 167	\$ -	\$ 167
Utility - Potable Water	\$ -	\$ -	\$ 2,519	\$ (2,519)

Astoria

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/25	Thru 10/31/25	Variance
Utility Expenditures Continued				
Utility - Reclaimed Water	\$ 45,000	\$ 3,750	\$ 1,055	\$ 2,695
Aquatic Maintenance	\$ 34,000	\$ 2,833	\$ -	\$ 2,833
Stormwater Assessment	\$ 1,000	\$ 83	\$ -	\$ 83
Subtotal Utility Expenditures	\$ 277,484	\$ 23,124	\$ 17,751	\$ 5,372
Field Expenditures				
Insurance - General Liability	\$ 5,000	\$ 417	\$ 357	\$ 60
Insurance - Property	\$ 30,000	\$ 2,500	\$ 2,415	\$ 85
Landscape Maintenance - Annuals	\$ 10,000	\$ 833	\$ 4,813	\$ (3,979)
Landscape Maintenance - Contingency	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Fertilization	\$ 6,000	\$ 500	\$ 824	\$ (324)
Landscape Maintenance - General	\$ 185,000	\$ 15,417	\$ 11,073	\$ 4,344
Landscape Maintenance - Irrigation	\$ 20,000	\$ 1,667	\$ 1,030	\$ 637
Landscape Maintenance - Mulch	\$ 30,000	\$ 2,500	\$ -	\$ 2,500
Landscape Maintenance - Pest Control	\$ 5,100	\$ 425	\$ 438	\$ (13)
Landscape Replacement	\$ 35,000	\$ 2,917	\$ -	\$ 2,917
Irrigation Repairs & Maintenance	\$ -	\$ -	\$ 921	\$ (921)
Holiday Decorations	\$ 6,000	\$ 500	\$ -	\$ 500
Subtotal Field Expenditures	\$ 332,100	\$ 27,675	\$ 21,869	\$ 5,806
Road & Street Facilities				
Pressure Washing	\$ -	\$ -	\$ -	\$ -
Roadway Maintenance & Repairs	\$ 30,000	\$ 2,500	\$ -	\$ 2,500
Signage Repairs & Painting	\$ 10,000	\$ 833	\$ -	\$ 833
Subtotal Road & Street Expenditures	\$ 40,000	\$ 3,333	\$ -	\$ 3,333
Parks & Recreation				
Amenity Management	\$ 14,700	\$ 1,225	\$ 2,382	\$ (1,157)
Amenity Maintenance & Repairs	\$ 8,000	\$ 667	\$ -	\$ 667
Boardwalk & Bridge Maintenance	\$ 2,500	\$ 208	\$ -	\$ 208
Cleaning Services	\$ 20,000	\$ 1,667	\$ 3,070	\$ (1,404)
Dog Park Maintenance	\$ 500	\$ 42	\$ -	\$ 42
Dog Park Mulch	\$ 2,500	\$ 208	\$ -	\$ 208
Facility AC & Heating Maintenance & Repairs	\$ 3,000	\$ 250	\$ -	\$ 250
Field Services Management	\$ 70,000	\$ 5,833	\$ -	\$ 5,833
Fitness Equipment Maintenance & Repairs	\$ 10,000	\$ 833	\$ -	\$ 833
Garbage & Dog Waste - Recreation Facility	\$ 20,337	\$ 1,695	\$ -	\$ 1,695
Janitorial Services - Clubhouse	\$ 3,600	\$ 300	\$ -	\$ 300
Office Supplies - Clubhouse	\$ 1,000	\$ 83	\$ -	\$ 83
Pest Control	\$ 730	\$ 61	\$ -	\$ 61
Playground Fencing & Maintenance	\$ 10,000	\$ 833	\$ -	\$ 833
Pool Furniture Repair & Replacement	\$ 3,000	\$ 250	\$ -	\$ 250
Pool Maintenance	\$ 35,000	\$ 2,917	\$ 2,760	\$ 157
Pool Permits	\$ 300	\$ 25	\$ -	\$ 25
Security System Monitoring	\$ 3,000	\$ 250	\$ 65	\$ 185
Telephone & Fax & Internet Services	\$ 2,000	\$ 167	\$ 95	\$ 72
Wildlife Management Services	\$ -	\$ -	\$ -	\$ -
Miscellaneous Expenses	\$ 5,000	\$ 417	\$ -	\$ 417

Asturia

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
Subtotal Parks & Recreation Expenditures	\$ 215,167	\$ 17,931	\$ 8,373	\$ 9,558
Special Events				
Special Events	\$ 2,500	\$ 208	\$ -	\$ 208
Subtotal Special Events Expenditures	\$ 2,500	\$ 208	\$ -	\$ 208
Contingency				
Miscellaneous Contingency	\$ 100,000	\$ 8,333	\$ 10,114	\$ (1,781)
Subtotal Miscellaneous Contingency Exp.	\$ 100,000	\$ 8,333	\$ 10,114	\$ (1,781)
Total Operations & Maintenance	\$ 967,251	\$ 80,604	\$ 58,107	\$ 22,497
Total Expenditures	\$ 1,172,553	\$ 97,257	\$ 68,051	\$ 29,206
Excess (Deficiency) of Revenues over Expen	\$ (217,559)		\$ (67,142)	
<i>Other Financing Sources/(Uses):</i>				
Transfer In/(Out)- Capital Reserve	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (217,559)		\$ (67,142)	
Fund Balance - Beginning	\$ 217,559		\$ 1,358,784	
Fund Balance - Ending	\$ -		\$ 1,291,642	

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Assessments - Tax Roll	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Access Cards	\$ 90	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 90
Event Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Income	\$ 444	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 444
Room Rentals	\$ 375	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 375
Miscellaneous Income	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 909	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 909

Expenditures:

General & Administrative:

Supervisor Fees	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800
FICA Expenditures	\$ 164	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 164
Payroll Processing	\$ 327	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 327
District Management	\$ 3,097	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,097
Annual Audit	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Arbitrage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assessment Roll	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000
Bank Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dissemination Agent	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - General	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - Defect	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - Land Use	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
District Counsel - Litigation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dues, License, and Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Engineering Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
D&O Insurance	\$ 398	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 398
Legal Advertising	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Trustee Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Information Technology	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Website Administration	\$ 157	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 157
Miscellaneous Expenses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total General & Administrative	\$ 9,943	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,943

Operations & Maintenance

Utility Expenditures

Electricity	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
-------------	------	------	------	------	------	------	------	------	------	------	------	------	------

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Utility Expenditures Continued													
Electricity - Irrigation	\$ 339	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 339
Electricity - Recreation Facilities	\$ 2,754	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,754
Electricity - Streetlights	\$ 10,981	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,981
Garbage - Recreation Facilities	\$ 103	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 103
Solid Waste Assessment	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Utility - Potable Water	\$ 2,519	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,519
Utility - Reclaimed Water	\$ 1,055	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,055
Aquatic Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Stormwater Assessment	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Utility Expenditures	\$ 17,751	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 17,751
Field Expenditures													
Insurance - General Liability	\$ 357	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 357
Insurance - Property	\$ 2,415	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,415
Landscape Maintenance - Annuals	\$ 4,813	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,813
Landscape Maintenance - Contingency	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Fertilization	\$ 824	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 824
Landscape Maintenance - General	\$ 11,073	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,073
Landscape Maintenance - Irrigation	\$ 1,030	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,030
Landscape Maintenance - Mulch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Pest Control	\$ 438	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 438
Landscape Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Irrigation Maintenance & Repairs	\$ 921	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 921
Holiday Decorations	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Field Expenditures	\$ 21,869	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,869
Road & Street Facilities													
Pressure Washing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Roadway Repairs & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Signage Repairs & Painting	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Road & Street Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Parks & Recreation													
Amenity Management	\$ 2,382	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,382
Amenity Maintenance & Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Boardwalk & Bridge Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Cleaning Services	\$ 3,070	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,070
Dog Park Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Dog Park Mulch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Facility AC & Heating Main. & Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Field Services Management	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

Astoria
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Parks & Recreation Continued													
Fitness Equipment Main. & Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Garbage & Dog Waste - Recreation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Janitorial Services - Clubhouse	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Office Supplies - Clubhouse	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Pest Control	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Playground Fencing & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Pool Furniture Repair & Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Pool Maintenance	\$ 2,760	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,760
Pool Permits	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Security System Monitoring	\$ 65	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65
Telephone & Fax & Internet Services	\$ 95	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 95
Wildlife Management Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous Expenses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Parks & Recreation Exp.	\$ 8,373	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,373
Special Events													
Special Events	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Subtotal Special Events Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Contingency													
Miscellaneous Contingency	\$ 10,114	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,114
Subtotal Miscellaneous Contingency	\$ 10,114	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,114
Total Operations & Maintenance	\$ 58,107	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 58,107
Total Expenditures	\$ 68,051	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 68,051
Excess (Deficiency) of Rev. over Exp.	\$ (67,142)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (67,142)
Other Financing Sources/Uses:													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/Uses	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ (67,142)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (67,142)

Asturia
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budget Thru 10/31/25	Actual Thru 10/31/25	Variance
Revenues				
Assessments - Tax Roll	\$ 221,200	\$ 18,433	\$ -	\$ (18,433)
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ 221,200	\$ 18,433	\$ -	\$ (18,433)
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Pool Components				
Furniture	\$ 15,522	\$ 1,294	\$ -	\$ 1,294
Mechanical Equipment	\$ 15,522	\$ 1,294	\$ -	\$ 1,294
Clubhouse & Fitness Center Components				
Air Handling & Condensing Units	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ 31,044	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Exp.	\$ 190,156		\$ -	
Other Financing Sources/(Uses)				
Transfer In/(Out)- General Fund	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 190,156		\$ -	
Fund Balance - Beginning	\$ 410,643		\$ 448,700	
Fund Balance - Ending	\$ 600,799		\$ 448,700	

Asturia
Community Development District
Debt Service Fund Series 2016A-1
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Adopted Budget	Prorated Budge Thru 10/31/25	Actual Thru 10/31/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 141,198	\$ 11,767	\$ -	\$ (11,767)
Interest	\$ -	\$ -	\$ 486	\$ 486
Total Revenues	\$ 141,198	\$ 11,767	\$ 486	\$ (11,281)
Expenditures:				
Interest - 11/1	\$ 46,479	\$ -	\$ -	\$ -
Principal - 5/1	\$ 45,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 45,455	\$ -	\$ -	\$ -
Total Expenditures	\$ 136,934	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Exp.	\$ 4,264		\$ 486	
Other Financing Sources/(Uses):				
Transfer In	\$ -	\$ -	\$ -	\$ -
Transfer Out	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 4,264		\$ 486	
Fund Balance - Beginning	\$ -		\$ 148,196	
Fund Balance - Ending	\$ 4,264		\$ 148,681	

Asturia

Community Development District Debt Service Fund Series 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending October 31, 2025

	Adopted	Prorated Budget	Actual	
	Budget	Thru 10/31/25	Thru 10/31/25	Variance
Revenues:				
Assessments - Tax Roll	\$ 468,776	\$ 39,065	\$ -	\$ (39,065)
Interest	\$ -	\$ -	\$ 460	\$ 460
Total Revenues	\$ 468,776	\$ 39,065	\$ 460	\$ (38,605)
Expenditures:				
Interest - 11/1	\$ 123,639	\$ -	\$ -	\$ -
Principal - 5/1	\$ 205,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 134,066	\$ -	\$ -	\$ -
Total Expenditures	\$ 462,705	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Exp.	\$ 6,071		\$ 460	
Other Financing Sources/(Uses):				
Transfer In	\$ -	\$ -	\$ -	\$ -
Transfer Out	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 6,071		\$ 460	
Fund Balance - Beginning	\$ -		\$ 161,127	
Fund Balance - Ending	\$ 6,071		\$ 161,586	

Astoria
Community Development District
Capital Projects Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending October 31, 2025

	Series
	2016A-1
Revenues	
Interest	\$ 7
Total Revenues	\$ 7
Expenditures:	
Capital Outlay	\$ -
Cost of Issuance	\$ -
Total Expenditures	\$ -
Excess (Deficiency) of Revenues over Exp.	\$ 7
Other Financing Sources/(Uses)	
Transfer In	\$ -
Transfer Out	\$ -
Total Other Financing Sources (Uses)	\$ -
Net Change in Fund Balance	\$ 7
Fund Balance - Beginning	\$ 2,021
Fund Balance - Ending	\$ 2,028

Astoria
Community Development District
Long Term Debt Report

Series 2016A-1 Capital Improvement Revenue Bonds		
Interest Rate:		3.875-5.38%
Maturity Date:		5/1/46
Reserve Fund Definition:		50% Max. Annual Debt
Reserve Fund Requirement:	\$	71,132
Reserve Fund Balance:	\$	76,514
Bonds Outstanding - 8/3/2016	\$	2,115,000
Less: May 1, 2017 (Mandatory)	\$	(30,000)
Less: May 1, 2017 (Optional)	\$	(20,000)
Less: May 1, 2018 (Mandatory)	\$	(35,000)
Less: May 1, 2019 (Mandatory)	\$	(35,000)
Less: May 1, 2020 (Mandatory)	\$	(35,000)
Less: May 1, 2021 (Mandatory)	\$	(40,000)
Less: May 1, 2022 (Mandatory)	\$	(40,000)
Less: May 1, 2023 (Mandatory)	\$	(40,000)
Less: May 1, 2024 (Mandatory)	\$	(45,000)
Less: May 1, 2025 (Mandatory)	\$	(45,000)
Current Bonds Outstanding	\$	1,750,000

Series 2025 Special Assessment Refunding Bonds		
Interest Rate:		4.25%
Maturity Date:		5/1/45
Reserve Fund Definition:		No Reserve Requirement
Bonds Outstanding - 5/15/2025	\$	6,309,000
Current Bonds Outstanding	\$	6,309,000

SECTION C

SECTION 1

Asturia
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts
Fiscal Year 2025

Gross Assessments \$ 1,086,126.60 \$ 212,765.96 \$ 150,525.00 \$ 597,600.00 \$ 2,047,017.56
Net Assessments \$ 1,020,959.00 \$ 200,000.00 \$ 141,493.50 \$ 561,744.00 \$ 1,924,196.51

ON ROLL ASSESSMENTS

53.06% 10.39% 7.35% 29.19% 100.00%

Date	Distribution	Gross Amount	Discount/Penalty	Commission	Interest	Net Receipts	O&M Portion	CRF	2016A-1 Debt Service	2014 / 2025 Debt Service	Total
11/06/24	2025-01	\$8,337.47	(\$309.75)	(\$160.55)	\$0.00	\$7,867.17	\$4,174.24	\$817.71	\$578.50	\$2,296.72	\$7,867.17
11/13/24	2025-02	\$118,973.80	(\$4,758.99)	(\$2,284.30)	\$0.00	\$111,930.51	\$59,389.18	\$11,634.00	\$8,230.68	\$32,676.65	\$111,930.51
11/20/24	2025-03	\$66,123.08	(\$2,644.91)	(\$1,269.57)	\$0.00	\$62,208.60	\$33,007.24	\$6,465.93	\$4,574.44	\$18,160.99	\$62,208.60
11/26/24	2025-04	\$64,351.69	(\$2,574.09)	(\$1,235.55)	\$0.00	\$60,542.05	\$32,122.99	\$6,292.71	\$4,451.89	\$17,674.46	\$60,542.05
12/06/24	2025-05	\$1,653,689.33	(\$66,147.69)	(\$31,750.83)	\$0.00	\$1,555,790.81	\$825,486.70	\$161,708.10	\$114,403.23	\$454,192.78	\$1,555,790.81
12/13/24	2025-06	\$33,589.26	(\$1,275.51)	(\$646.27)	\$0.00	\$31,667.48	\$16,802.44	\$3,291.50	\$2,328.63	\$9,244.91	\$31,667.48
01/07/25	2025-07	\$31,146.81	(\$934.40)	(\$604.26)	\$0.00	\$29,608.15	\$15,709.78	\$3,077.46	\$2,177.20	\$8,643.71	\$29,608.15
01/07/25	2025-08	\$4,354.45	(\$130.63)	(\$84.47)	\$0.00	\$4,139.35	\$2,196.30	\$430.24	\$304.38	\$1,208.43	\$4,139.35
01/07/25	2025-09	\$0.00	\$0.00	\$0.00	\$1,833.31	\$1,833.31	\$972.74	\$190.55	\$134.81	\$535.21	\$1,833.31
02/11/25	2025-10	\$14,836.94	(\$296.74)	(\$290.80)	\$0.00	\$14,249.40	\$7,560.58	\$1,481.08	\$1,047.81	\$4,159.93	\$14,249.40
03/10/25	2025-11	\$2,998.29	(\$29.98)	(\$59.37)	\$0.00	\$2,908.94	\$1,543.45	\$302.35	\$213.91	\$849.23	\$2,908.94
04/08/25	2025-12	\$27,468.81	\$0.00	(\$549.38)	\$0.00	\$26,919.43	\$14,283.17	\$2,797.99	\$1,979.49	\$7,858.78	\$26,919.43
04/08/25	2025-13	\$3,510.99	\$0.00	(\$70.21)	\$0.00	\$3,440.78	\$1,825.65	\$357.63	\$253.01	\$1,004.49	\$3,440.78
05/12/25	2025-14	\$6,754.67	\$0.00	(\$137.19)	\$104.61	\$6,722.09	\$3,566.67	\$698.69	\$494.30	\$1,962.43	\$6,722.09
05/12/25	2025-15	\$843.45	\$0.00	(\$17.38)	\$25.30	\$851.37	\$451.73	\$88.49	\$62.60	\$248.55	\$851.37
06/10/25	2025-16	\$3,317.65	\$0.00	(\$68.34)	\$99.53	\$3,348.84	\$1,776.86	\$348.08	\$246.25	\$977.65	\$3,348.84
06/13/25	2025-17	\$6,720.59	\$0.00	(\$138.44)	\$201.62	\$6,783.77	\$3,599.40	\$705.10	\$498.84	\$1,980.43	\$6,783.77
11/04/25	Unspent	\$8,871.00	\$0.00	\$0.00	\$0.00	\$8,871.00	\$4,706.86	\$922.05	\$652.32	\$2,589.77	\$8,871.00
11/06/25	Interest	\$0.00	\$0.00	\$0.00	\$162.42	\$162.42	\$86.18	\$16.88	\$11.94	\$47.42	\$162.42
TOTAL		\$ 2,055,888.28	\$ (79,102.69)	\$ (39,366.91)	\$ 2,426.79	\$ 1,939,845.47	\$ 1,029,262.16	\$ 201,626.54	\$ 142,644.23	\$ 566,312.54	\$ 1,939,845.47

100.8%	Net Percent Collected
0	Balance Remaining to Collect

SECTION 2

