

*Palm Coast Park  
Community Development District*

*Agenda*

**January 16, 2026**

# AGENDA

# ***Palm Coast Park***

## ***Community Development District***

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219 East Livingston Street, Orlando, Florida 32801  
Phone: 407-841-5524 – Fax: 407-839-1526

January 5, 2026

**Board of Supervisors  
Palm Coast Park  
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **Palm Coast Park Community Development District** will be held **Friday, January 16, 2026 at 10:30 AM at the Hilton Garden Inn Palm Coast/Town Center, 55 Town Center Blvd., Palm Coast, Florida.** Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the November 21, 2025 Meeting
4. Staff Reports
  - A. Attorney
  - B. Engineer and Maintenance Report
    - i. Yellowstone Landscape Maintenance Activity Log
    - ii. Reverie United Land Services
    - iii. Freedom at Sawmill Solitude Lake Management Summary
    - iv. Reverie Solitude Lake Management Summary
    - v. Sawmill Branch Solitude Lake Management
    - vi. Sawmill Creek Solitude Lake Management
    - vii. Somerset Solitude Lake Management
  - C. District Manager's Report
    - i. Approval of Check Register
    - ii. Balance sheet and Income Statement
5. Other Business
6. Supervisor's Requests
7. Adjournment

The balance of the agenda will be discussed at the meeting. In the meantime, if you should have any questions, please contact me.

Sincerely,

Jeremy LeBrun

Jeremy LeBrun  
District Manager

Enclosures

# MINUTES



**MINUTES OF MEETING  
PALM COAST PARK  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Palm Coast Park Community Development District was held Friday, **November 21, 2025**, at 10:30 a.m. at the Hilton Garden Inn Palm Coast/Town Center, 55 Town Center Blvd., Palm Coast, Florida.

Present and constituting a quorum:

Jeff Douglas *joined late*  
Robert Porter  
Jeff Hobson  
Heather Allen

Chairman  
Vice Chairman  
Assistant Secretary  
Assistant Secretary

Also present were:

Jeremy LeBrun  
Vincent Sullivan  
Kevin Anderson  
Clint Smith

District Manager, GMS  
District Counsel  
DFH  
Field Manager

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. LeBrun called the meeting to order and called roll. Three Supervisors were present constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. LeBrun opened the public comment period. Mr. LeBrun stated that this time is allocated for people to make comments or statements to the Board of Supervisors and asked speakers to state their name and address and to keep comments to three minutes.

Resident stated when they bought their house they were told there would be a CDD and they were given an amount that came to under \$200 a month. She noted that with the latest increase they are paying over \$300 per month. She recognized that the CDD is responsible for certain parts

of the community but she felt that those duties weren't being upheld. She asked that the Board be better stewards of the money that residents are paying them.

Resident commented about the proposed United Lawn Service Contract and asked for an explanation of the increase in cost.

Resident commented about United, who has been providing maintenance at the areas around the ponds, and stated that they are running the lawnmowers in the opposite the direction they should be so they are blowing the grass into the pond which creates a pond scum situation.

Resident asked if the budget for maintenance of common areas is addressing the areas that are important to the community, for example the entrance into Sawmill Branch. He commented that only minimal work is being done, it doesn't look presentable. He stated that the common area on the main road on Sawmill Branch Boulevard, the maintenance people who mow it sometimes leave clippings on the grass. He stated that the grass doesn't look fertilized and it appears to be dead and doesn't present a good image upon entrance into that area.

### **THIRD ORDER OF BUSINESS**

#### **Approval of Minutes of the October 17, 2025 Meeting**

Mr. LeBrun presented the minutes of the October 17, 2025, Board of Supervisors meeting and asked for any comments, corrections, or changes. The Board had no changes to the minutes.

On MOTION by Ms. Allen, seconded by Mr. Porter, with all in favor, the Minutes of the October 17, 2025 Meeting, were approved.

### **FOURTH ORDER OF BUSINESS**

#### **Consideration of Landscape Maintenance Contract Addendum and Related Items**

##### **A. Consideration of Funding Agreement with Dream Finders Homes for Landscape Contract Addendum Costs**

Mr. LeBrun noted that these items were tabled from the prior meeting. He noted that Item A was for Reverie. Mr. LeBrun stated that the Board budgeted a certain amount for FY2026 maintenance for Reverie, and it did include the anticipated addition of the next phase, so that was budgeted for under the current scope. He noted that the addendum being presented has an enhanced scope that comes with an enhanced cost and Dream Finders is going to pay the difference of what they originally budgeted for versus what the new addendum could cost.

Mr. Porter asked if it was the intent that Dream Finders funds that difference for only this year and then the Board would increase the budget for next year. Mr. LeBrun stated this agreement is for this one fiscal year only. Mr. Andersen stated that they would be open to the idea of doing additional funding agreements in subsequent years so that the increase can be spread out over multiple years.

On MOTION by Mr. Porter, seconded by Ms. Allen, with all in favor, the Funding Agreement with Dream Finders Homes for Landscape Contract Addendum Costs, was approved as modified to include contingency.

**B. Consideration of Updated Change Order #1 from United Landscape Services for Reverie at Palm Coast**

Mr. LeBrun noted that Change Order #1 would increase the services adding the new phase and updating the scope.

On MOTION by Mr. Porter, seconded by Ms. Allen, with all in favor, the Updated Change Order #1 from United Landscape Services for Reverie at Palm Coast, was approved.

**C. Consideration of Landscape Maintenance Service Agreement for Reverie at Palm Coast**

**i. Contract Comparison Chart**

Mr. LeBrun reviewed the service agreement for the new phase. Mr. LeBrun reviewed the frequency chart and map that was included in the agenda package.

On MOTION by Mr. Porter, seconded by Ms. Allen, with all in favor, the Landscape Maintenance Service Agreement for Reverie at Palm Coast, was approved.

**D. Consideration of Resolution 2026-02 Amending the Fiscal Year 2026 Budget**

Mr. LeBrun stated that the Board would need to amend the budget since they took action on the change order. He noted the only change in the Reverie section would be the developer contribution is now listed in the revenue section because they now have a funding agreement.

On MOTION by Mr. Porter, seconded by Ms. Allen, with all in favor, Resolution 2026-02 Amending the Fiscal Year 2026 Budget, was approved.

**FIFTH ORDER OF BUSINESS****Consideration of Resolution 2026-03  
Amending the Fiscal Year 2025 Budget**

Mr. LeBrun stated that the only change to the Fiscal Year 2025 budget is in the capital reserve section. A few months prior they had discussed adding an investment account with the capital reserves, and that has been officially moved over and segmented.

On MOTION by Mr. Porter, seconded by Mr. Hobson, with all in favor, Resolution 2026-03 Amending the Fiscal Year 2025 Budget, was approved.

**SIXTH ORDER OF BUSINESS****Somerset Phase 1 Conveyance Items**

Mr. LeBrun reviewed the conveyance documents in Somerset Phase 1 that have been received thus far from the developer. He noted that they have submitted the application fee and the District is in receipt of that. Mr. Sullivan noted that the Board had planned to take over these items. He recommended the Board approve District staff to finalize and accept the dedication subject to the receipt of the warranty deed, District engineer's affidavit, and the developer's affidavit.

On MOTION by Mr. Porter, seconded by Mr. Douglas, with all in favor, Somerset Phase 1 Conveyance Items, were approved subject to staff review.

**SEVENTH ORDER OF BUSINESS****Consideration of LED Lighting  
Agreement with Florida Power and Light  
Company for Sawmill Branch Phase 3**

Mr. LeBrun reviewed the LED Lighting Agreement with Florida Power and Light Company.

On MOTION by Ms. Allen, seconded by Mr. Porter, with all in favor, the LED Lighting Agreement with Florida Power and Light Company for Sawmill Branch Phase 3, was approved.

**EIGHTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

Mr. Sullivan noted that they had research the e-bike ordinance since their discussion at the previous meeting. He noted that he could answer any follow up questions from the Board on that.

**B. Engineer and Maintenance Report**

- i. Yellowstone Landscape Maintenance Activity Log: September – October**
- ii. Freedom at Sawmill Branch Solitude Lake Management Summary: September – October**
- iii. Reverie Solitude Lake Management Summary: September – October**
- iv. Sawmill Branch 2A and 2B Solitude Lake Management Summary: September – October**
- v. Sawmill Creek Solitude Lake Management Summary: September – October**
- vi. Somerset Solitude Lake Management Summary: September – October**

Mr. Smith reviewed the maintenance report for the Board and discussed the activity logs. The United representative discussed mowing debris in the ponds and noted that he would take a look at the ponds after the meeting.

**C. District Manager's Report****i. Approval of Check Register**

Mr. LeBrun presented the check register from the general fund and there was a motion of approval.

On MOTION by Mr. Porter, seconded by Ms. Allen, with all in favor, the Check Register, was approved.

**ii. Balance Sheet and Income Statement**

Mr. LeBrun presented the unaudited financials for Board review. No action was required.

**NINTH ORDER OF BUSINESS****Other Business**

There being no comments, the next item followed.

**TENTH ORDER OF BUSINESS****Supervisor's Requests**

Mr. Porter stated the city intends to do away with the roundabout at the Sawmill Branch entryway, they are tearing it down and moving the road slightly with the idea that it will align with the bridge to go over the railroad tracks at some point. He noted that DR Horton spent some money on landscaping but they didn't go to the extent they normally would because the city told them that this would be completely demolished about a year ago. He noted that they have looked at building a new entry monument that will be down on the road from the roundabout back to the community but would be beyond the area the city intends to tear out. Mr. Porter suggested that the Board authorize District Counsel to draft a letter or work with the staff at the City of Palm Coast to inform them that the District has already approved the sign in that area and that it is an appropriate use of open space.

On MOTION by Mr. Douglas, seconded by Ms. Allen, with all in favor, Authorizing Counsel to Send a Letter to City to Allow Monument on Tract "L", was approved.
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**ELEVENTH ORDER OF BUSINESS****Adjournment**

Mr. LeBrun asked for a motion of approval.

On MOTION by Mr. Hobson, seconded by Mr. Douglas, with all in favor, the meeting was adjourned.
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Secretary/Assistant Secretary

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Chairman/Vice Chairman

## SECTION IV

## SECTION B



# SECTION 1

# **Palm Coast Park CDD Landscape Maintenance Log**

## **Yellowstone Landscape**

### **Nov. - Dec. 2025**

11/3/2025	Mowing Service
11/4/2025	Mowing Service
11/7/2025	Trash removal
12/17/2025	Trash removal
11/13/2025	Edging & weed control
12/29/2026	Edging & weed control
11/13/2025	Site Inspection W/ Clint Smith
11/20/2025	Site Inspection W/ Clint Smith
12/4/2025	Site Inspection W/ Clint Smith
12/11/2025	Site Inspection W/ Clint Smith
12/18/2025	Site Inspection W/ Clint Smith
11/3/2025	Bridges Blown Off
11/10/2025	Bridges Blown Off
11/17/2025	Bridges Blown Off
11/24/2025	Bridges Blown Off
12/1/2025	Bridges Blown Off
12/8/2025	Bridges Blown Off
12/15/2025	Bridges Blown Off
12/29/2025	Bridges Blown Off

## SECTION 2



## **Reverie- Palm Coast- December 2025**

### **Service Report**

Due to suffering a Concussion and the Holidays in December, I am sending a monthly report in place of 4 weekly reports. Thank you for your understanding.

12/8/25 & 12/9/25

- Mowed, hard edged, line trimmed and blew off the entranceway, Common areas, Amenity center and parking lot, mailbox area, JEA station, Dog park, and walking path.
- Mowed, hard edged, line trimmed and blew off all Homes.
- Hard edged, hand pulled weeds and removed dead shrubs and plants in beds, removed the dead leaves off the flax lilies in the beds, at the models and model parking lot.
- Hand pulled weeds in the beds at all homes.
- Trimmed the hedge line behind homes on Falmouth.
- Detail work around the Club House at 12 Ellaville.
- Extra detail work in the beds at the Amenity Center.

12/15/25 & 12/16/25

- Mowed the tops of ponds and in-between the grasses at the Ponds 2, 4, 5,6,7,9
- Trimmed the shrubs, hand pulled and sprayed weeds around each of the model homes and along the white fence.
- Trimmed the hedges and mowed soft edged the beds and mowed the turf at the event field.
- Trimmed new growth off the shrub line running along Reverie Blvd.
- Mowed, soft edged, line trimmed, hand pulled weeds and blew off all Homes.

- Mowed, Soft edged, line trimmed, hand pulled weeds in beds and blew off the entranceway road and at the front and back exit mow 20 feet to the left and right into Linear Park.
- Mowed, soft edged, line trimmed and blew off the Reverie Blvd., common areas, dog park, walking path, JEA station.
- Winter Annual flowers were installed.

12/22/25 & 12/23/25

- Soft edged beds, hand pulled and sprayed for weeds in beds, line trimmed and blew off all Homes.
- Line trimmed, soft edge beds, hand pulled weeds and sprayed for weeds along all entranceway and exit roads.
- Soft edged, line trimmed, hand pulled and sprayed weeds in all beds at the Amenity center, the parking lot and mailbox area, JEA station and all common areas.
- The model park, and parking lot, had all beds soft edged and weeds pulled and sprayed, and line trimmed.
- The Dog park and walking path where soft edged, and line trimmed and blown off.
- Mowed the tops and in-between the grasses on Ponds 1,3,8,10

12/29/25 & 12/30/25

- Mowed, line trimmed, hard edged, and trimmed new growth off of shrubs and blew off at all Homes.
- Mowed, line trimmed, hard edge, and blow off the entranceway roads, the common areas, Amenity center, the parking lot, the mailbox area, the JEA station.
- Hand pulled weeds in the front entrance beds.
- Mowed the green space between the entranceway and phase 2 at the main exit side.
- Mowed, line trimmed, hard edged, and blew off the Dog park and the walking path.
- Mowed, line trimmed and blew off the green space behind homes on Falmouth.
- Detail work in beds around the Club House at 12 Ellaville.
- Mowed, line trimmed, hard edged and blew off the Model homes and parking lot.







## SECTION 3



## Service Report

# SOLITUDE

## LAKE MANAGEMENT

Work Order	00893338	Account	Freedom at Sawmill at Palm Coast Park CDD
Work Order	00893338	Contact	Clint Smith
Number		Address	7900 Old Kings Road North Palm Coast, FL 32137 United States
Created Date	11/26/2025		

## Work Details

Specialist	Good afternoon today I inspected your ponds as	Prepared By	William McTizic
Comments to	well as removed trash debris. Overall your ponds		
Customer	are in excellent condition at this time. I will be		
	back next month to treat your ponds again. Thank		
	you and have a great rest of your day your spray		
	tech william		

## Work Order Assets

Asset	Status	Product Work Type
Freedom at Sawmill Pond 5	Inspected	
Freedom at Sawmill Pond 6	Inspected	
Freedom at Sawmill Pond 3	Inspected	
Freedom at Sawmill Pond 4	Inspected	
Freedom at Sawmill Pond 8	Inspected	
Freedom at Sawmill Pond 1	Inspected	
Freedom at Sawmill Pond 2	Inspected	
Freedom at Sawmill Pond 7	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Freedom at Sawmill Pond 8	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 6	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 5	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 4	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 7	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 8	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 8	MONITORING	
Freedom at Sawmill Pond 8	LAKE WEED CONTROL	
Freedom at Sawmill Pond 8	ALGAE CONTROL	
Freedom at Sawmill Pond 6	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 6	MONITORING	

# SOLITUDE

## LAKE MANAGEMENT

Work Order 00893338  
 Work Order 00893338  
 Number

Account Freedom at Sawmill at Palm Coast Park CDD  
 Contact Clint Smith  
 Address 7900 Old Kings Road North  
 Palm Coast, FL 32137  
 United States

Created Date 11/26/2025

Freedom at Sawmill Pond 6	LAKE WEED CONTROL	
Freedom at Sawmill Pond 6	ALGAE CONTROL	
Freedom at Sawmill Pond 5	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 5	MONITORING	
Freedom at Sawmill Pond 5	LAKE WEED CONTROL	
Freedom at Sawmill Pond 5	ALGAE CONTROL	
Freedom at Sawmill Pond 4	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 4	MONITORING	
Freedom at Sawmill Pond 4	LAKE WEED CONTROL	
Freedom at Sawmill Pond 4	ALGAE CONTROL	
Freedom at Sawmill Pond 3	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 3	MONITORING	
Freedom at Sawmill Pond 3	LAKE WEED CONTROL	
Freedom at Sawmill Pond 3	ALGAE CONTROL	
Freedom at Sawmill Pond 2	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 2	MONITORING	
Freedom at Sawmill Pond 2	LAKE WEED CONTROL	
Freedom at Sawmill Pond 2	ALGAE CONTROL	
Freedom at Sawmill Pond 1	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 1	MONITORING	
Freedom at Sawmill Pond 1	LAKE WEED CONTROL	
Freedom at Sawmill Pond 1	ALGAE CONTROL	
Freedom at Sawmill Pond 7	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 7	MONITORING	
Freedom at Sawmill Pond 7	LAKE WEED CONTROL	
Freedom at Sawmill Pond 7	ALGAE CONTROL	
Freedom at Sawmill Pond 7		
Freedom at Sawmill Pond 2		
Freedom at Sawmill Pond 1		
Freedom at Sawmill Pond 8		
Freedom at Sawmill Pond 4		
Freedom at Sawmill Pond 3		
Freedom at Sawmill Pond 6		
Freedom at Sawmill Pond 5		



Work Order      00893338  
Work Order      00893338  
Number  
  
Created Date      11/26/2025

Account      Freedom at Sawmill at Palm Coast Park CDD  
Contact      Clint Smith  
Address      7900 Old Kings Road North  
                Palm Coast, FL 32137  
                United States



## Service Report



Work Order 00908309

Work Order 00908309  
Number

Created Date 12/30/2025

Account

Freedom at Sawmill at Palm Coast Park CDD

Contact

Clint Smith

Address

7900 Old Kings Road North  
Palm Coast, FL 32137  
United States

## Work Details

Specialist  
Comments to  
Customer

Good afternoon today I inspected your ponds as well as removed trash debris. Overall your ponds are in great condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.

Prepared By

William McTizic

## Work Order Assets

Asset	Status	Product Work Type
Freedom at Sawmill Pond 4	Inspected	
Freedom at Sawmill Pond 5	Inspected	
Freedom at Sawmill Pond 6	Inspected	
Freedom at Sawmill Pond 8	Inspected	
Freedom at Sawmill Pond 7	Inspected	
Freedom at Sawmill Pond 1	Inspected	
Freedom at Sawmill Pond 2	Inspected	
Freedom at Sawmill Pond 3	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Freedom at Sawmill Pond 8	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 6	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 5	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 4	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 7	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Freedom at Sawmill Pond 8	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 8	MONITORING	
Freedom at Sawmill Pond 8	LAKE WEED CONTROL	
Freedom at Sawmill Pond 8	ALGAE CONTROL	
Freedom at Sawmill Pond 6	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 6	MONITORING	

Service Report



Work Order 00908309  
 Work Order 00908309  
 Number

Account Freedom at Sawmill at Palm Coast Park CDD  
 Contact Clint Smith  
 Address 7900 Old Kings Road North  
 Palm Coast, FL 32137  
 United States

Created Date 12/30/2025

Freedom at Sawmill Pond 6	LAKE WEED CONTROL	
Freedom at Sawmill Pond 6	ALGAE CONTROL	
Freedom at Sawmill Pond 5	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 5	MONITORING	
Freedom at Sawmill Pond 5	LAKE WEED CONTROL	
Freedom at Sawmill Pond 5	ALGAE CONTROL	
Freedom at Sawmill Pond 4	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 4	MONITORING	
Freedom at Sawmill Pond 4	LAKE WEED CONTROL	
Freedom at Sawmill Pond 4	ALGAE CONTROL	
Freedom at Sawmill Pond 3	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 3	MONITORING	
Freedom at Sawmill Pond 3	LAKE WEED CONTROL	
Freedom at Sawmill Pond 3	ALGAE CONTROL	
Freedom at Sawmill Pond 2	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 2	MONITORING	
Freedom at Sawmill Pond 2	LAKE WEED CONTROL	
Freedom at Sawmill Pond 2	ALGAE CONTROL	
Freedom at Sawmill Pond 1	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 1	MONITORING	
Freedom at Sawmill Pond 1	LAKE WEED CONTROL	
Freedom at Sawmill Pond 1	ALGAE CONTROL	
Freedom at Sawmill Pond 7	SHORELINE WEED CONTROL	
Freedom at Sawmill Pond 7	MONITORING	
Freedom at Sawmill Pond 7	LAKE WEED CONTROL	
Freedom at Sawmill Pond 7	ALGAE CONTROL	
Freedom at Sawmill Pond 3		
Freedom at Sawmill Pond 2		
Freedom at Sawmill Pond 1		
Freedom at Sawmill Pond 7		
Freedom at Sawmill Pond 8		
Freedom at Sawmill Pond 6		
Freedom at Sawmill Pond 5		
Freedom at Sawmill Pond 4		

## SECTION 4



## Service Report



Work Order	00894410	Account	Reverie at Palm Coast Park CDD
Work Order	00894410	Contact	Clint Smith
Number		Address	Wellfield Grade and U.S. 1 Palm Coast, FL 32137 United States
Created Date	11/6/2025		

## Work Details

Specialist	Good afternoon today I treated your ponds for	Prepared By	William McTizic
Comments to	algae as well as submersed aquatics.I also		
Customer	removed trash debris.During my treatment I seen an alligator as well as some fish.I will be back next month to treat your ponds again.Thank you and have a great rest of your day your spray tech william.		

## Work Order Assets

Asset	Status	Product Work Type
Reverie at Palm Coast Park Pond 6	Inspected	
Reverie at Palm Coast Park Pond 5B	Inspected	
Reverie at Palm Coast Park Pond 4	Inspected	
Reverie at Palm Coast Park Pond 3	Inspected	
Reverie at Palm Coast Park Pond 5	Inspected	
Reverie at Palm Coast Park Pond 9	Inspected	
Reverie at Palm Coast Park Pond 8	Inspected	
Reverie at Palm Coast Park Pond 5A	Inspected	
Reverie at Palm Coast Park Pond 2	Inspected	
Reverie at Palm Coast Park Pond 7	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Reverie at Palm Coast Park Pond 9	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 9	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 9	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 9	MONITORING	
Reverie at Palm Coast Park Pond 8	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 8	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 8	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 8	MONITORING	
Reverie at Palm Coast Park Pond 7	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 7	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 7	ALGAE CONTROL	

## Service Report



Work Order 00894410  
 Work Order 00894410  
 Number

Account  
 Contact  
 Address

Reverie at Palm Coast Park CDD  
 Clint Smith  
 Wellfield Grade and U.S. 1  
 Palm Coast, FL 32137  
 United States

Created Date 11/6/2025

Reverie at Palm Coast Park Pond 7	MONITORING	
Reverie at Palm Coast Park Pond 5B	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5B	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5B	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5B	MONITORING	
Reverie at Palm Coast Park Pond 6	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 6	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 6	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 6	MONITORING	
Reverie at Palm Coast Park Pond 5A	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5A	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5A	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5A	MONITORING	
Reverie at Palm Coast Park Pond 5	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5	MONITORING	
Reverie at Palm Coast Park Pond 4	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 4	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 4	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 4	MONITORING	
Reverie at Palm Coast Park Pond 3	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 3	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 3	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 3	MONITORING	
Reverie at Palm Coast Park Pond 2	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 2	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 2	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 2	MONITORING	
Reverie at Palm Coast Park Pond 7		
Reverie at Palm Coast Park Pond 2		
Reverie at Palm Coast Park Pond 5A		
Reverie at Palm Coast Park Pond 8		
Reverie at Palm Coast Park Pond 9		



Service Report



Work Order 00894410

Work Order 00894410  
Number

Account

Contact

Address

Reverie at Palm Coast Park CDD

Clint Smith

Wellfield Grade and U.S. 1  
Palm Coast, FL 32137  
United States

Created Date 11/6/2025

Reverie at Palm Coast Park Pond 5		
Reverie at Palm Coast Park Pond 3		
Reverie at Palm Coast Park Pond 4		
Reverie at Palm Coast Park Pond 5B		
Reverie at Palm Coast Park Pond 6		

## Service Report



Work Order 00898329

Work Order 00898329  
Number

Created Date 11/27/2025

Account Reverie at Palm Coast Park CDD

Contact Clint Smith

Address Wellfield Grade and U.S. 1  
Palm Coast, FL 32137  
United States

## Work Details

Specialist 11/24/25 good afternoon for this months visit I  
 Comments to brought out atv to make spot treatments of algae  
 Customer and emergents very well and throughout made  
 my inspections by checking outflows and  
 removing any visible trash and debris along the  
 way emergents treated will be dying out into  
 week I will be back on sight next week thanks  
 and have a great day!!

Prepared By CORTNEY DUNFORD

## Work Order Assets

Asset	Status	Product Work Type
Reverie at Palm Coast Park Pond 10	Treated	
Reverie at Palm Coast Park Lake 1	Treated	
Reverie at Palm Coast Park Pond 11	Treated	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Reverie at Palm Coast Park Pond 10	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 10	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 10	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 10	MONITORING	
Reverie at Palm Coast Park Pond 11	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 11	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 11	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 11	MONITORING	
Reverie at Palm Coast Park Lake 1	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Lake 1	LAKE WEED CONTROL	
Reverie at Palm Coast Park Lake 1	ALGAE CONTROL	
Reverie at Palm Coast Park Lake 1	MONITORING	
Reverie at Palm Coast Park Pond 11		
Reverie at Palm Coast Park Lake 1		
Reverie at Palm Coast Park Pond 10		

## Service Report



Work Order 00909477  
 Work Order 00909477  
 Number

Created Date 12/30/2025

Account Reverie at Palm Coast Park CDD  
 Contact Clint Smith  
 Address Wellfield Grade and U.S. 1  
 Palm Coast, FL 32137  
 United States

## Work Details

Specialist Good afternoon today I inspected your ponds as  
 Comments to well as removed trash debris. Overall your ponds  
 Customer are in excellent condition at this time. I will be  
 back next month to treat your ponds again. Thank  
 you and have a great rest of your day your spray  
 tech william.

Prepared By William McTizic

## Work Order Assets

Asset	Status	Product Work Type
Reverie at Palm Coast Park Pond 5	Inspected	
Reverie at Palm Coast Park Pond 5B	Inspected	
Reverie at Palm Coast Park Pond 7	Inspected	
Reverie at Palm Coast Park Pond 8	Inspected	
Reverie at Palm Coast Park Pond 5A	Inspected	
Reverie at Palm Coast Park Pond 6	Inspected	
Reverie at Palm Coast Park Pond 9	Inspected	
Reverie at Palm Coast Park Pond 4	Inspected	
Reverie at Palm Coast Park Pond 3	Inspected	
Reverie at Palm Coast Park Pond 2	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Reverie at Palm Coast Park Pond 9	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 9	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 9	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 9	MONITORING	
Reverie at Palm Coast Park Pond 8	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 8	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 8	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 8	MONITORING	
Reverie at Palm Coast Park Pond 7	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 7	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 7	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 7	MONITORING	



# Service Report



Work Order	00909477	Account	Reverie at Palm Coast Park CDD
Work Order	00909477	Contact	Clint Smith
Number		Address	Wellfield Grade and U.S. 1 Palm Coast, FL 32137 United States

Created Date 12/30/2025

Reverie at Palm Coast Park Pond 5B	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5B	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5B	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5B	MONITORING	
Reverie at Palm Coast Park Pond 6	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 6	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 6	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 6	MONITORING	
Reverie at Palm Coast Park Pond 5A	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5A	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5A	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5A	MONITORING	
Reverie at Palm Coast Park Pond 5	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 5	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 5	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 5	MONITORING	
Reverie at Palm Coast Park Pond 4	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 4	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 4	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 4	MONITORING	
Reverie at Palm Coast Park Pond 3	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 3	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 3	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 3	MONITORING	
Reverie at Palm Coast Park Pond 2	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 2	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 2	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 2	MONITORING	
Reverie at Palm Coast Park Pond 2		
Reverie at Palm Coast Park Pond 3		
Reverie at Palm Coast Park Pond 4		
Reverie at Palm Coast Park Pond 9		
Reverie at Palm Coast Park Pond 6		
Reverie at Palm Coast Park Pond 5A		



Work Order 00909477  
Work Order 00909477  
Number

Account Reverie at Palm Coast Park CDD  
Contact Clint Smith  
Address Wellfield Grade and U.S. 1  
Palm Coast, FL 32137  
United States

Created Date 12/30/2025

Reverie at Palm Coast Park Pond 8

Reverie at Palm Coast Park Pond 7

Reverie at Palm Coast Park Pond 5B

Reverie at Palm Coast Park Pond 5

## Service Report



Work Order	00910865	Account	Reverie at Palm Coast Park CDD
Work Order	00910865	Contact	Clint Smith
Number		Address	Wellfield Grade and U.S. 1 Palm Coast, FL 32137 United States
Created Date	12/23/2025		

## Work Details

Specialist	12/22/25 good morning!! For yesterday's visit I	Prepared By	CORTNEY DUNFORD
Comments to	brought out boat and backpack to make spot		
Customer	treatments of grass and cattails very well and		
	throughout made my inspections by checking		
	outflows and removing any visible trash and		
	debris along the way emergents treated will be		
	dying out into week. Thanks and happy		
	holidays!!		

## Work Order Assets

Asset	Status	Product Work Type
Reverie at Palm Coast Park Pond 10	Treated	
Reverie at Palm Coast Park Lake 1	Treated	
Reverie at Palm Coast Park Pond 11	Treated	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Reverie at Palm Coast Park Pond 10	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 10	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 10	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 10	MONITORING	
Reverie at Palm Coast Park Pond 11	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Pond 11	LAKE WEED CONTROL	
Reverie at Palm Coast Park Pond 11	ALGAE CONTROL	
Reverie at Palm Coast Park Pond 11	MONITORING	
Reverie at Palm Coast Park Lake 1	SHORELINE WEED CONTROL	
Reverie at Palm Coast Park Lake 1	LAKE WEED CONTROL	
Reverie at Palm Coast Park Lake 1	ALGAE CONTROL	
Reverie at Palm Coast Park Lake 1	MONITORING	
Reverie at Palm Coast Park Pond 11		
Reverie at Palm Coast Park Lake 1		
Reverie at Palm Coast Park Pond 10		



# SECTION 5

# Sawmill Branch

## Service Report



Work Order	00894794	Account	Sawmill Branch at Palm Coast Park CDD
Work Order	00894794	Contact	Clint Smith
Number		Address	4 Summerwood Rd S Palm Coast, FL 32137 United States
Created Date	11/5/2025		

### Work Details

Specialist Comments to Customer	Good afternoon today I treated your ponds for shoreline grasses cattails, primrose, and other weeds I also removed trash debris. I will be back at the end of this month to treat your ponds again. Thank you and have a great rest of your day your spray tech William.	Prepared By	William McTizic
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### Work Order Assets

Asset	Status	Product Work Type
Pond 6	Inspected	
Pond 11	Inspected	
Pond 1	Inspected	
Pond 3	Inspected	
Pond 4	Inspected	
Pond 5	Inspected	
Pond 7	Inspected	
Pond 16	Inspected	
Pond 14	Inspected	
Pond 2	Inspected	
Pond 10	Inspected	
Pond 15	Inspected	
Pond 12	Inspected	
Pond 13	Inspected	
Pond 8	Inspected	
Pond 9	Inspected	

### Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Pond 2	SHORELINE WEED CONTROL	
Pond 2	LAKE WEED CONTROL	
Pond 2	ALGAE CONTROL	
Pond 2	MONITORING	
Pond 15	SHORELINE WEED CONTROL	
Pond 15	LAKE WEED CONTROL	

## Service Report



Work Order 00894794  
Work Order 00894794  
Number

Account Sawmill Branch at Palm Coast Park CDD  
Contact Clint Smith  
Address 4 Summerwood Rd S  
Palm Coast, FL 32137  
United States

Created Date 11/5/2025

Pond 15	ALGAE CONTROL
Pond 15	MONITORING
Pond 10	SHORELINE WEED CONTROL
Pond 10	LAKE WEED CONTROL
Pond 10	ALGAE CONTROL
Pond 10	MONITORING
Pond 7	SHORELINE WEED CONTROL
Pond 7	LAKE WEED CONTROL
Pond 7	ALGAE CONTROL
Pond 7	MONITORING
Pond 5	SHORELINE WEED CONTROL
Pond 5	LAKE WEED CONTROL
Pond 5	ALGAE CONTROL
Pond 5	MONITORING
Pond 14	SHORELINE WEED CONTROL
Pond 14	LAKE WEED CONTROL
Pond 14	ALGAE CONTROL
Pond 14	MONITORING
Pond 16	SHORELINE WEED CONTROL
Pond 16	LAKE WEED CONTROL
Pond 16	ALGAE CONTROL
Pond 16	MONITORING
Pond 13	SHORELINE WEED CONTROL
Pond 13	LAKE WEED CONTROL
Pond 13	ALGAE CONTROL
Pond 13	MONITORING
Pond 12	SHORELINE WEED CONTROL
Pond 12	LAKE WEED CONTROL
Pond 12	ALGAE CONTROL
Pond 12	MONITORING
Pond 9	SHORELINE WEED CONTROL
Pond 9	LAKE WEED CONTROL
Pond 9	ALGAE CONTROL
Pond 9	MONITORING

## Service Report



Work Order	00894794	Account	Sawmill Branch at Palm Coast Park CDD
Work Order	00894794	Contact	Clint Smith
Number		Address	4 Summerwood Rd S Palm Coast, FL 32137 United States

Created Date 11/5/2025

Pond 8 SHORELINE WEED CONTROL

Pond 8 LAKE WEED CONTROL

Pond 8 ALGAE CONTROL

Pond 8 MONITORING

Pond 4 SHORELINE WEED CONTROL

Pond 4 LAKE WEED CONTROL

Pond 4 ALGAE CONTROL

Pond 4 MONITORING

Pond 3 SHORELINE WEED CONTROL

Pond 3 LAKE WEED CONTROL

Pond 3 ALGAE CONTROL

Pond 3 MONITORING

Pond 11 SHORELINE WEED CONTROL

Pond 11 LAKE WEED CONTROL

Pond 11 ALGAE CONTROL

Pond 11 MONITORING

Pond 6 SHORELINE WEED CONTROL

Pond 6 LAKE WEED CONTROL

Pond 6 ALGAE CONTROL

Pond 6 MONITORING

Pond 1 SHORELINE WEED CONTROL

Pond 1 LAKE WEED CONTROL

Pond 1 ALGAE CONTROL

Pond 1 MONITORING

Pond 9

Pond 8

Pond 13

Pond 12

Pond 15

Pond 10

Pond 2

Pond 14

Pond 16

Pond 7

Service Report



Work Order 00894794  
Work Order 00894794  
Number

Account Sawmill Branch at Palm Coast Park CDD  
Contact Clint Smith  
Address 4 Summerwood Rd S  
Palm Coast, FL 32137  
United States

Created Date 11/5/2025

Pond 5

Pond 4

Pond 3

Pond 1

Pond 11

Pond 6



## Service Report



Work Order 00906439  
 Work Order 00906439  
 Number  
 Created Date 12/25/2025

Account Sawmill Branch at Palm Coast Park CDD  
 Contact Clint Smith  
 Address 4 Summerwood Rd S  
 Palm Coast, FL 32137  
 United States

## Work Details

Specialist Comments to Customer: Good afternoon today I treated your ponds for minor algae as well as submersed aquatics. I also removed trash debris. Overall your ponds are in great condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.

Prepared By William McTizic

## Work Order Assets

Asset	Status	Product Work Type
Pond 4	Inspected	
Pond 1	Inspected	
Pond 6	Inspected	
Pond 11	Inspected	
Pond 3	Inspected	
Pond 15	Inspected	
Pond 2	Inspected	
Pond 14	Inspected	
Pond 5	Inspected	
Pond 7	Inspected	
Pond 10	Inspected	
Pond 9	Inspected	
Pond 12	Inspected	
Pond 13	Inspected	
Pond 16	Inspected	
Pond 8	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Pond 2	SHORELINE WEED CONTROL	
Pond 2	LAKE WEED CONTROL	
Pond 2	ALGAE CONTROL	
Pond 2	MONITORING	
Pond 15	SHORELINE WEED CONTROL	



## Service Report



Work Order 00906439

Work Order  
Number 00906439

Account

Sawmill Branch at Palm Coast Park CDD

Contact

Clint Smith

Address

4 Summerwood Rd S  
Palm Coast, FL 32137  
United States

Created Date 12/25/2025

Pond 15	LAKE WEED CONTROL	
Pond 15	ALGAE CONTROL	
Pond 15	MONITORING	
Pond 10	SHORELINE WEED CONTROL	
Pond 10	LAKE WEED CONTROL	
Pond 10	ALGAE CONTROL	
Pond 10	MONITORING	
Pond 7	SHORELINE WEED CONTROL	
Pond 7	LAKE WEED CONTROL	
Pond 7	ALGAE CONTROL	
Pond 7	MONITORING	
Pond 5	SHORELINE WEED CONTROL	
Pond 5	LAKE WEED CONTROL	
Pond 5	ALGAE CONTROL	
Pond 5	MONITORING	
Pond 14	SHORELINE WEED CONTROL	
Pond 14	LAKE WEED CONTROL	
Pond 14	ALGAE CONTROL	
Pond 14	MONITORING	
Pond 16	SHORELINE WEED CONTROL	
Pond 16	LAKE WEED CONTROL	
Pond 16	ALGAE CONTROL	
Pond 16	MONITORING	
Pond 13	SHORELINE WEED CONTROL	
Pond 13	LAKE WEED CONTROL	
Pond 13	ALGAE CONTROL	
Pond 13	MONITORING	
Pond 12	SHORELINE WEED CONTROL	
Pond 12	LAKE WEED CONTROL	
Pond 12	ALGAE CONTROL	
Pond 12	MONITORING	
Pond 9	SHORELINE WEED CONTROL	
Pond 9	LAKE WEED CONTROL	
Pond 9	ALGAE CONTROL	

# SOLITUDE

## LAKE MANAGEMENT

Work Order 00906439  
 Work Order 00906439  
 Number

Account Sawmill Branch at Palm Coast Park CDD  
 Contact Clint Smith  
 Address 4 Summerwood Rd S  
 Palm Coast, FL 32137  
 United States

Created Date 12/25/2025

Pond 9	MONITORING	
Pond 8	SHORELINE WEED CONTROL	
Pond 8	LAKE WEED CONTROL	
Pond 8	ALGAE CONTROL	
Pond 8	MONITORING	
Pond 4	SHORELINE WEED CONTROL	
Pond 4	LAKE WEED CONTROL	
Pond 4	ALGAE CONTROL	
Pond 4	MONITORING	
Pond 3	SHORELINE WEED CONTROL	
Pond 3	LAKE WEED CONTROL	
Pond 3	ALGAE CONTROL	
Pond 3	MONITORING	
Pond 11	SHORELINE WEED CONTROL	
Pond 11	LAKE WEED CONTROL	
Pond 11	ALGAE CONTROL	
Pond 11	MONITORING	
Pond 6	SHORELINE WEED CONTROL	
Pond 6	LAKE WEED CONTROL	
Pond 6	ALGAE CONTROL	
Pond 6	MONITORING	
Pond 1	SHORELINE WEED CONTROL	
Pond 1	LAKE WEED CONTROL	
Pond 1	ALGAE CONTROL	
Pond 1	MONITORING	
Pond 8		
Pond 16		
Pond 13		
Pond 12		
Pond 9		
Pond 10		
Pond 7		
Pond 5		
Pond 14		

Service Report



Work Order 00906439  
Work Order 00906439  
Number

Account Sawmill Branch at Palm Coast Park CDD  
Contact Clint Smith  
Address 4 Summerwood Rd S  
Palm Coast, FL 32137  
United States

Created Date 12/25/2025

Pond 2

Pond 15

Pond 3

Pond 11

Pond 6

Pond 1

Pond 4

## SECTION 6

Sawmill Creek

Service Report



Work Order 00894581

Work Order 00894581  
Number

Created Date 11/6/2025

Account Sawmill Creek at Palm Coast Park CDD

Contact Clint Smith

Address 2 Rivertown Road  
Palm Coast, FL 32137  
United States

Work Details

Specialist Good morning today I treated your pond for  
Comments to phosphorus  
Customer

Prepared By William McTizic

Work Order Assets

Asset	Status	Product Work Type
Sawmill Creek at Palm Coast Park Pond 3	Inspected	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Sawmill Creek at Palm Coast Park Pond 3	PHOSLOCK/EUTROSORB	
Sawmill Creek at Palm Coast Park Pond 3		



## Service Report



Work Order	00897101	Account	Sawmill Creek at Palm Coast Park CDD
Work Order	00897101	Contact	Clint Smith
Number		Address	2 Rivertown Road Palm Coast, FL 32137 United States
Created Date	11/6/2025		

### Work Details

Specialist Comments to Customer	Good morning today I treated your ponds for planktonic algae as well as filamentous algae I also removed trash debris. Overall your ponds are in great condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.	Prepared By	William McTizic
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### Work Order Assets

Asset	Status	Product Work Type
Sawmill Creek at Palm Coast Park LAKE ALL	Inspected	

### Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Sawmill Creek at Palm Coast Park LAKE ALL	SHORELINE WEED CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL	MONITORING	
Sawmill Creek at Palm Coast Park LAKE ALL	LAKE WEED CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL	ALGAE CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL		



## Service Report



Work Order	00909712	Account	Sawmill Creek at Palm Coast Park CDD
Work Order	00909712	Contact	Clint Smith
Number		Address	2 Rivertown Road Palm Coast, FL 32137 United States
Created Date	12/30/2025		

### Work Details

Specialist	Good afternoon today I inspected your ponds as well as removed trash debris. Overall your ponds are in great condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.	Prepared By	William McTizic
Comments to Customer			

### Work Order Assets

Asset	Status	Product Work Type
Sawmill Creek at Palm Coast Park LAKE ALL	Inspected	

### Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Sawmill Creek at Palm Coast Park LAKE ALL	SHORELINE WEED CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL	MONITORING	
Sawmill Creek at Palm Coast Park LAKE ALL	LAKE WEED CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL	ALGAE CONTROL	
Sawmill Creek at Palm Coast Park LAKE ALL		

## Service Report



Work Order 00911133  
Work Order 00911133  
Number  
  
Created Date 12/30/2025

Account Sawmill Creek at Palm Coast Park CDD  
Contact Clint Smith  
Address 2 Rivertown Road  
Palm Coast, FL 32137  
United States

### Work Details

Specialist Good afternoon today I treated your pond for  
Comments to phosphorus.  
Customer Prepared By William McTizic

### Work Order Assets

Asset	Status	Product Work Type
Sawmill Creek at Palm Coast Park Pond 3	Inspected	

### Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Sawmill Creek at Palm Coast Park Pond 3	PHOSLOCK/EUTROSORB	
Sawmill Creek at Palm Coast Park Pond 3		

# SECTION 7

Somerset

Service Report



Work Order	00898561	Account	Palm Coast Park CDD (Somerset)
Work Order	00898561	Contact	Clint Smith
Number		Address	61 Camellia St Palm Coast, FL 32137 United States
Created Date	11/5/2025		

Work Details

Specialist	Good afternoon today I removed trash debris as well as inspected your ponds. Your ponds are in excellent condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.	Prepared By	William McTizic
Comments to Customer			

Work Order Assets

Asset	Status	Product Work Type
Somerset at Palm Coast Park Pond 2	Inspected	
Somerset at Palm Coast Park Pond 1	Inspected	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Somerset at Palm Coast Park Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 2	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 2	MONITORING	
Somerset at Palm Coast Park Pond 1	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 1	MONITORING	
Somerset at Palm Coast Park Pond 1		
Somerset at Palm Coast Park Pond 2		



## Service Report



Work Order 00905758  
 Work Order 00905758  
 Number

Created Date 12/10/2025

Account Palm Coast Park CDD (Somerset)  
 Contact Clint Smith  
 Address 61 Camellia St  
 Palm Coast, FL 32137  
 United States

## Work Details

Specialist Good afternoon today I inspected your ponds as  
 Comments to well as removed trash debris. Overall your ponds  
 Customer are in excellent condition at this time. I will be  
 back next month to treat your ponds again. Thank  
 you and have a great rest of your day your spray  
 tech william.

Prepared By William McTizic

## Work Order Assets

Asset	Status	Product Work Type
Somerset at Palm Coast Park Pond 1	Inspected	
Somerset at Palm Coast Park Pond 2	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Somerset at Palm Coast Park Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 2	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 2	MONITORING	
Somerset at Palm Coast Park Pond 1	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 1	MONITORING	
Somerset at Palm Coast Park Pond 2		
Somerset at Palm Coast Park Pond 1		

## Service Report



Work Order 00905758  
 Work Order 00905758  
 Number

Created Date 12/10/2025

Account Palm Coast Park CDD (Somerset)  
 Contact Clint Smith  
 Address 61 Camellia St  
 Palm Coast, FL 32137  
 United States

## Work Details

Specialist Comments to Customer Good afternoon today I inspected your ponds as well as removed trash debris. Overall your ponds are in excellent condition at this time. I will be back next month to treat your ponds again. Thank you and have a great rest of your day your spray tech william.

Prepared By William McTizic

## Work Order Assets

Asset	Status	Product Work Type
Somerset at Palm Coast Park Pond 1	Inspected	
Somerset at Palm Coast Park Pond 2	Inspected	

## Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Somerset at Palm Coast Park Pond 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Somerset at Palm Coast Park Pond 2	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 2	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 2	MONITORING	
Somerset at Palm Coast Park Pond 1	SHORELINE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	LAKE WEED CONTROL	
Somerset at Palm Coast Park Pond 1	ALGAE CONTROL	
Somerset at Palm Coast Park Pond 1	MONITORING	
Somerset at Palm Coast Park Pond 2		
Somerset at Palm Coast Park Pond 1		



# SECTION C

# SECTION 1

**Palm Coast Park**  
**Community Development District**  
Check Register Summary & ACH Debit Summary  
November 1, 2025 through November 30, 2025

<b>Fund</b>	<b>Date</b>	<b>Check #'s/Vendor</b>	<b>Amount</b>
<b><u>Check Register</u></b>			
<i>General Fund- Wells Fargo (Operating)</i>			
	11/5/25	460-462	\$ 9,729.44
	11/20/25	463	\$ 5,410.52
		<b>Subtotal</b>	<b>\$ 15,139.96</b>
<i>General Fund- Wells Fargo (Payroll)</i>			
	11/25/25	50186 - Douglas	\$ 184.70
	11/25/25	50187 - Allen	\$ 184.70
	11/25/25	50188 - Hobson	\$ 184.70
	11/25/25	50189 - Porter	\$ 184.70
		<b>Subtotal</b>	<b>\$ 738.80</b>
<i>General Fund- Wells Fargo (SMC)</i>			
	11/5/25	239-241	\$ 26,910.36
	11/20/25	242-243	\$ 2,925.94
		<b>Subtotal</b>	<b>\$ 29,836.30</b>
<i>General Fund- Wells Fargo (SLR)</i>			
	11/5/25	139-140	\$ 8,296.06
	11/20/25	141-142	\$ 3,237.39
		<b>Subtotal</b>	<b>\$ 11,533.45</b>
<i>General Fund- Wells Fargo (SOM)</i>			
	11/5/25	84-85	\$ 5,226.45
		<b>Subtotal</b>	<b>\$ 5,226.45</b>
<b>Total</b>			<b>\$ 62,474.96</b>

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
11/05/25	00050	10/27/25 10152997	202510 310-51300-31100	AUG-OCT ENGINEERING SRVCS	*	907.50	
				HALFF ASSOCIATES, INC.			907.50 000460
11/05/25	00012	10/17/25 11336	202510 320-53800-46000	BRIDGE 8 REPAIR	*	876.00	
				S.E. CLINE CONSTRUCTION, INC			876.00 000461
11/05/25	00009	11/01/25 1017891	202511 320-53800-46100	NOV LANDSCAPE MAINT	*	7,945.94	
				YELLOWSTONE LANDSCAPE			7,945.94 000462
11/20/25	00020	11/01/25 247	202511 310-51300-34000	NOV25 MANAGEMENT FEES	*	4,012.33	
		11/01/25 247	202511 310-51300-35300	NOV25 WEBSITE ADMIN	*	133.25	
		11/01/25 247	202511 310-51300-35200	NOV25 INFO TECH	*	114.67	
		11/01/25 247	202511 310-51300-31300	NOV25 DISSEM AGENT SRVCS	*	225.33	
		11/01/25 247	202511 310-51300-51000	OFFICE SUPPLIES	*	.30	
		11/01/25 247	202511 310-51300-42000	POSTAGE	*	359.94	
		11/01/25 247	202511 310-51300-42500	COPIES	*	56.70	
		11/01/25 247	202511 310-51300-33000	HILTON GARDEN INN MEETING	*	254.00	
		11/01/25 247	202511 310-51300-33000	HILTON GARDEN INN MEETING	*	254.00	
				GOVERNMENTAL MANAGEMENT SERVICES-CF			5,410.52 000463
TOTAL FOR BANK D						15,139.96	
TOTAL FOR REGISTER						15,139.96	

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50186	2	JEFFREY DOUGLAS	184.70	11/25/2025
50187	7	HEATHER ALLEN	184.70	11/25/2025
50188	8	JEFFREY M HOBSON	184.70	11/25/2025
50189	6	ROBERT S PORTER	184.70	11/25/2025
TOTAL FOR REGISTER			738.80	



CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
11/05/25	00011	10/30/25 1569	202510 310-51300-31300		*	1,000.00	
			DISSEM LICENSE FEE SR2022				
				DISCLOSURE TECHNOLOGY SERVICES LLC			1,000.00 000239
11/05/25	00003	11/02/25 PSI21872	202511 320-53800-46300		*	1,830.07	
			NOV LAKE MAINT SMB				
		11/02/25 PSI21894	202511 320-53800-46300		*	922.20	
			NOV LAKE MAINT FREEDOM				
		11/02/25 PSI21909	202511 320-53800-46300		*	708.93	
			NOV LAKE MAINT SMC				
				SOLITUDE LAKE MANAGEMENT			3,461.20 000240
11/05/25	00004	11/01/25 1017900	202511 320-53800-46100		*	3,813.16	
			NOV LANDSCAPE MAINT SMC				
		11/01/25 1017923	202511 320-53800-46100		*	13,356.00	
			NOV LANDSCAPE MAINT SMB				
		11/01/25 1018037	202511 320-53800-46100		*	5,280.00	
			NOV LANDSCAPE MAINT FREED				
				YELLOWSTONE LANDSCAPE			22,449.16 000241
11/20/25	00007	11/01/25 243	202511 310-51300-31300		*	225.31	
			NOV DISSEM AGENT PHASE 7				
		11/01/25 244	202511 310-51300-31300		*	450.63	
			NOV DISSEM AGENT SMC				
				GOVERNMENTAL MANAGEMENT SERVICES-CF			675.94 000242
11/20/25	00012	11/17/25 8	202511 320-53800-46000		*	2,250.00	
			INSTALL SIGNS SMB				
				RIVERSIDE MANAGEMENT SERVICES, INC.			2,250.00 000243
				TOTAL FOR BANK A		29,836.30	
				TOTAL FOR REGISTER		29,836.30	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
11/05/25	00004	11/02/25	PSI21855 202511 320-53800-46300 NOV LAKE MAINT PHASE 1		*	739.81	
		11/02/25	PSI21861 202511 320-53800-46300 NOV LAKE MAINT PHASE 2		*	573.25	
				SOLITUDE LAKE MANAGEMENT			1,313.06 000139
11/05/25	00005	10/21/25	176187 202510 320-53800-46100 OCT BUFR LANDSCAPE MAINT		*	5,822.00	
		10/21/25	176188 202510 320-53800-46100 OCT ROW LANDSCAPE MAINT		*	1,161.00	
				FLORIDA ULS OPERATING LLC			6,983.00 000140
11/20/25	00001	11/01/25	246 202511 310-51300-31300 NOV DISSEM AGENT SERVICES		*	225.31	
				GOVERNMENTAL MANAGEMENT SERVICES-CF			225.31 000141
11/20/25	00005	11/05/25	179002 202511 320-53800-46100 REPAIR AT MAIN ENTRY		*	864.08	
		11/05/25	179008 202511 320-53800-46100 IRRIGATION REPIAR		*	2,148.00	
				FLORIDA ULS OPERATING LLC			3,012.08 000142
				TOTAL FOR BANK A		11,533.45	
				TOTAL FOR REGISTER		11,533.45	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
11/05/25	00003	11/02/25	PSI21902 202511 320-53800-46000 NOV LAKE MAINTENANCE	SOLITUDE LAKE MANAGEMENT	*	445.20	445.20 000084
11/05/25	00007	11/01/25	1018038 202511 320-53800-46100 NOV LANDSCAPE MAINT	YELLOWSTONE LANDSCAPE	*	4,781.25	4,781.25 000085
TOTAL FOR BANK A						5,226.45	
TOTAL FOR REGISTER						5,226.45	



**Palm Coast Park**  
**Community Development District**  
Check Register Summary & ACH Debit Summary  
December 1, 2025 through December 31, 2025

<b>Fund</b>	<b>Date</b>	<b>Check #'s/Vendor</b>	<b>Amount</b>
<b><u>Check Register</u></b>			
<i>General Fund- Wells Fargo (Operating)</i>			
	12/10/25	464-465	\$ 9,445.94
	12/16/25	466-471	\$ 966,691.61
	12/22/25	472-474	\$ 11,443.20
		<b>Subtotal</b>	<b>\$ 987,580.75</b>
<i>General Fund- Wells Fargo (Payroll)</i>			
	12/3/25	50190 - Hobson (Reissue)	\$ 184.70
		<b>Subtotal</b>	<b>\$ 184.70</b>
<i>General Fund- Wells Fargo (SMC)</i>			
	12/10/25	244-247	\$ 36,616.34
	12/22/25	248-249	\$ 2,475.94
		<b>Subtotal</b>	<b>\$ 39,092.28</b>
<i>General Fund- Wells Fargo (SLR)</i>			
	12/10/25	143-145	\$ 5,332.97
	12/22/25	146-148	\$ 26,192.83
		<b>Subtotal</b>	<b>\$ 31,525.80</b>
<i>General Fund- Wells Fargo (SOM)</i>			
	12/10/25	86-89	\$ 10,833.01
	12/22/25	90-91	\$ 825.31
		<b>Subtotal</b>	<b>\$ 11,658.32</b>
<b>Total</b>			<b>\$ 1,070,041.85</b>

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
12/10/25	00001	11/20/25 11202025	202511 320-53800-34100 11/25 SERVICES AGREEMENT	CLINTON F SMITH III	*	1,500.00	1,500.00 000464
12/10/25	00009	12/01/25 1037312	202512 320-53800-46100 DEC LANDSCAPE MAINTENANCE	YELLOWSTONE LANDSCAPE	*	7,945.94	7,945.94 000465
12/16/25	00024	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	45,911.76	45,911.76 000466
12/16/25	00023	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	398,759.13	398,759.13 000467
12/16/25	00038	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	92,622.44	92,622.44 000468
12/16/25	00039	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	187,540.30	187,540.30 000469
12/16/25	00045	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	97,918.17	97,918.17 000470
12/16/25	00055	11/26/25 11262025	202512 300-20700-10000 11.26 FY26 ASSESSMENTS	PALM COAST PARK CDD	*	143,939.81	143,939.81 000471
12/22/25	00003	12/09/25 9517	202510 310-51300-31500 OCT/NOV GENERAL COUNSEL	CHIUMENTO LAW PLLC	*	4,740.50	4,740.50 000472
12/22/25	00001	12/20/25 12202025	202512 320-53800-34100 12/25 SRVCS AGREEMENT	CLINTON F SMITH III	*	1,500.00	1,500.00 000473
12/22/25	00020	12/01/25 252	202512 310-51300-34000 DEC25 MANAGEMENT FEES		*	4,012.33	
		12/01/25 252	202512 310-51300-35300 DEC25 WEBSITE ADMIN		*	133.25	
		12/01/25 252	202512 310-51300-35200 DEC25 INFO TECH		*	114.67	

PCPC PALM COAST PRK AMOSSING



CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
12/01/25	252	DEC25	202512 310-51300-31300	DISSEM AGENT SRVCS	*	225.31	
12/01/25	252		202512 310-51300-51000	OFFICE SUPPLIES	*	20.54	
12/01/25	252		202512 310-51300-42000	POSTAGE	*	285.55	
12/01/25	252		202512 310-51300-42500	COPIES	*	157.05	
12/01/25	252		202512 310-51300-33000	HILTON GARDEN MEETING RM	*	254.00	
GOVERNMENTAL MANAGEMENT SERVICES-CF							5,202.70 000474
TOTAL FOR BANK D						987,580.75	
TOTAL FOR REGISTER						987,580.75	

CHECK #	EMP #	EMPLOYEE NAME	CHECK AMOUNT	CHECK DATE
50190	8	JEFFREY M HOBSON	184.70	12/03/2025
TOTAL FOR REGISTER			184.70	



CHECK	VEND#	.....INVOICE.....	...EXPENSED TO...	VENDOR NAME				STATUS	AMOUNT	....CHECK....	
DATE		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS		AMOUNT	#
TOTAL FOR REGISTER										39,092.28	

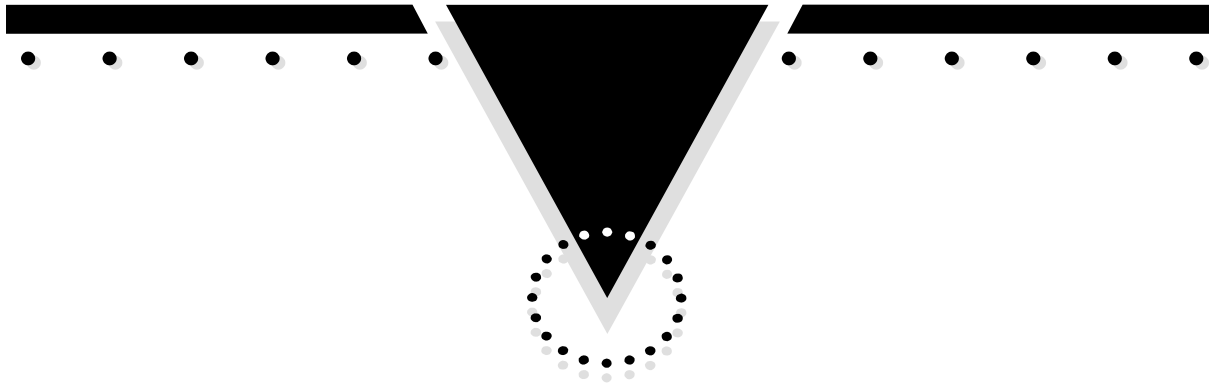
CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
12/10/25	00003	11/20/25 11202025	202511 320-53800-34100		*	600.00	
		11/25 SERVICES AGREEMENT		CLINTON F SMITH III			600.00 000143
12/10/25	00004	12/01/25 PSI22543	202512 320-53800-46300		*	739.81	
		DEC LAKE MAINT PHASE 1					
		12/01/25 PSI22550	202512 320-53800-46300		*	573.25	
		DEC LAKE MAINT PHASE 2		SOLITUDE LAKE MANAGEMENT			1,313.06 000144
12/10/25	00005	12/03/25 182767	202512 320-53800-46100		*	135.00	
		IRRIGATION REPAIRS PH1					
		12/05/25 183082	202512 320-53800-46100		*	484.67	
		LANDSCAPE REPAIR PH1					
		12/05/25 183089	202512 320-53800-46100		*	2,800.24	
		LANDSCAPE REPAIR PH1		FLORIDA ULS OPERATING LLC			3,419.91 000145
12/22/25	00003	12/20/25 12202025	202512 320-53800-34100		*	600.00	
		12/25 SERVICES AGREEMENT		CLINTON F SMITH III			600.00 000146
12/22/25	00001	12/01/25 251	202512 310-51300-31300		*	225.31	
		DEC DISSEM AGENT SERVICES		GOVERNMENTAL MANAGEMENT SERVICES-CF			225.31 000147
12/22/25	00005	11/30/25 183207	202511 320-53800-46100		*	12,461.40	
		NOV LANDSCAPE MAINTENANCE					
		12/08/25 183209	202512 320-53800-46100		*	12,461.40	
		DEC LANDSCAPE MAINT					
		12/16/25 184071	202512 320-53800-46100		*	444.72	
		DEC IRRIGATION REPAIR		FLORIDA ULS OPERATING LLC			25,367.52 000148
TOTAL FOR BANK A						31,525.80	
TOTAL FOR REGISTER						31,525.80	

PCPC PALM COAST PRK AMOSSING

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
12/10/25	00002	11/20/25 11202025	202511 320-53800-34100		*	600.00	
		11/25 SERVICES AGREEMENT		CLINTON F SMITH III			600.00 000086
12/10/25	00001	11/01/25 245	202511 310-51300-31300		*	225.31	
		NOV DISSEM AGENT SERVICES		GOVERNMENTAL MANAGEMENT SERVICES-CF			225.31 000087
12/10/25	00003	12/01/25 PSI22594	202512 320-53800-46300		*	445.20	
		DEC LAKE MAINTENANCE		SOLITUDE LAKE MANAGEMENT			445.20 000088
12/10/25	00007	10/01/25 998781	202510 320-53800-46100		*	4,781.25	
		OCT LANDSCAPE MAINTENANCE					
		12/01/25 1037606	202512 320-53800-46100		*	4,781.25	
		DEC LANDSCAPE MAINTENANCE		YELLOWSTONE LANDSCAPE			9,562.50 000089
12/22/25	00002	12/20/25 12202025	202512 320-53800-34100		*	600.00	
		12/25 SERVICES AGREEMENT		CLINTON F SMITH III			600.00 000090
12/22/25	00001	12/01/25 250	202512 310-51300-31300		*	225.31	
		DEC DISSEM AGENT SERVICES		GOVERNMENTAL MANAGEMENT SERVICES-CF			225.31 000091
TOTAL FOR BANK A						11,658.32	
TOTAL FOR REGISTER						11,658.32	



## SECTION 2



# Palm Coast Park

## Community Development District

Unaudited Financial Reporting  
November 30, 2025



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21-22 Long Term Debt Report

23 Assessment Receipts Schedule

**Palm Coast Park**  
**Community Development District**  
Combined Balance Sheet  
November 30, 2025

Governmental Fund Types

	<u>General</u>	<u>GF Sawmill Sub</u>	<u>GF Spring Lake Reverie</u>	<u>GF Somerset</u>	<u>Debt Service</u>	<u>CR Sawmill Sub</u>	<u>CR Spring Lake Reverie</u>	<u>CR Somerset</u>	<u>Capital Projects</u>	<u>Totals (memorandum only)</u>
<b>Assets</b>										
Cash- Checking Account	\$57,233	\$157,208	\$118,024	\$784	----	\$119,908	\$87,000	\$7,250	----	\$547,407
Due from General Fund	----	----	----	(\$2,500)	----	----	----	----	----	(\$2,500)
Series 2006	----	----	----	----	----	----	----	----	----	\$0
Series 2019	----	----	----	----	----	----	----	----	----	\$0
Series 2021	----	----	----	----	----	----	----	----	----	\$0
Series 2022	----	----	----	----	----	----	----	----	----	\$0
Series 2023	----	----	----	----	----	----	----	----	----	\$0
Series 2024	----	----	----	----	----	----	----	----	----	\$0
Assessment Receivable	----	----	----	----	----	----	----	----	----	\$0
Due from Sawmill Creek	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2006	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2019	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2021	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2022	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2023	----	----	----	----	----	----	----	----	----	\$0
Due from Spring Lake Reverie	----	----	----	----	----	----	----	----	----	\$0
Due from Somerset	----	----	----	----	----	----	----	----	----	\$0
Due from Capital Projects	----	----	----	----	----	----	----	----	----	\$0
Due from Spring Lake- Tracts 2 & 3	----	----	----	----	----	----	----	----	----	\$0
Due from Sawmill Branch- Phase 2A/2B (Tract 10)	----	----	----	----	----	----	----	----	----	\$0
Due from Other	----	----	----	----	----	----	----	----	----	\$0
<b>Investments:</b>										
SBA	\$413,094	----	----	----	----	----	----	----	----	\$413,094
<b>Series 2006</b>										
Reserve	----	----	----	----	\$1,057,436	----	----	----	----	\$1,057,436
Revenue	----	----	----	----	\$316,982	----	----	----	----	\$316,982
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	\$0	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$2,597,684	\$2,597,684
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2019</b>										
Reserve	----	----	----	----	\$145,530	----	----	----	----	\$145,530
Revenue	----	----	----	----	\$20,729	----	----	----	----	\$20,729
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$26,183	\$26,183
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2021</b>										
Reserve	----	----	----	----	\$271,395	----	----	----	----	\$271,395
Revenue	----	----	----	----	\$30,489	----	----	----	----	\$30,489
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$40,666	\$40,666
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2022</b>										
Reserve	----	----	----	----	\$200,846	----	----	----	----	\$200,846
Revenue	----	----	----	----	\$36,916	----	----	----	----	\$36,916
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$11,212	\$11,212
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2023</b>										
Reserve	----	----	----	----	\$209,730	----	----	----	----	\$209,730
Revenue	----	----	----	----	\$12,583	----	----	----	----	\$12,583
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$33,425	\$33,425
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2024</b>										
Reserve	----	----	----	----	\$308,305	----	----	----	----	\$308,305
Revenue	----	----	----	----	\$21,381	----	----	----	----	\$21,381
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$65,054	\$65,054
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
Deposits	----	----	----	----	----	----	----	----	----	\$0
Prepaid Expenses	----	----	----	----	----	----	----	----	----	\$0
<b>Total Assets</b>	<b>\$470,327</b>	<b>\$157,208</b>	<b>\$118,024</b>	<b>(\$1,716)</b>	<b>\$2,632,323</b>	<b>\$119,908</b>	<b>\$87,000</b>	<b>\$7,250</b>	<b>\$2,774,223</b>	<b>\$6,364,548</b>

	<i>General</i>	<i>GF Sawmill Sub</i>	<i>GF Spring Lake Reverie</i>	<i>GF Somerset</i>	<i>Debt Service</i>	<i>CR Sawmill Sub</i>	<i>CR Spring Lake Reverie</i>	<i>CR Somerset</i>	<i>Capital Projects</i>	<i>Totals (memorandum only)</i>
<i>Liabilities</i>										
Accounts Payable	----	----	----	\$5,007	----	----	----	----	----	\$5,007
Accrued Expenses	\$0	\$2,743	----	----	----	----	----	----	----	\$2,743
FICA Payable	\$245	----	----	----	----	----	----	----	----	\$245
Due to General Fund	----	----	----	----	----	----	----	----	----	\$0
Due to 2006 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2019 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2021 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2022 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2023 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to Spring Lake Reverie	----	----	----	----	----	----	----	----	----	\$0
Due to Sawmill Subdivision	----	----	----	----	----	----	----	----	----	\$0
Deposit- Spring Lake- Tracts 2 & 3	----	----	----	----	----	----	----	----	----	\$0
Due to Somerset	(\$2,500)	----	----	----	----	----	----	----	----	(\$2,500)
Deposit- Sawmill Branch- DR Horton	----	----	----	----	----	----	----	----	----	\$0
Deposit- Somerset	----	----	----	----	----	----	----	----	----	\$0
<i>Fund Equity</i>										
Net Assets	----	----	----	----	----	----	----	----	----	\$0
<i>Fund Balances</i>										
Unassigned	\$472,583	\$154,465	\$118,024	(\$6,722)	----	\$119,908	\$87,000	\$7,250	----	\$952,507
Nonspendable- Prepaid	----	----	----	----	----	----	----	----	----	\$0
Restricted for Capital Projects	----	----	----	----	----	----	----	----	----	\$0
Series 2006	----	----	----	----	----	----	----	----	\$2,597,684	\$2,597,684
Series 2019	----	----	----	----	----	----	----	----	\$26,183	\$26,183
Series 2021	----	----	----	----	----	----	----	----	\$40,666	\$40,666
Series 2022	----	----	----	----	----	----	----	----	\$11,212	\$11,212
Series 2023	----	----	----	----	----	----	----	----	\$33,425	\$33,425
Series 2024	----	----	----	----	----	----	----	----	\$65,054	\$65,054
Restricted for Debt Service	----	----	----	----	----	----	----	----	----	\$0
Series 2006	----	----	----	----	\$1,374,418	----	----	----	----	\$1,374,418
Series 2019	----	----	----	----	\$166,259	----	----	----	----	\$166,259
Series 2021	----	----	----	----	\$301,885	----	----	----	----	\$301,885
Series 2022	----	----	----	----	\$237,762	----	----	----	----	\$237,762
Series 2023	----	----	----	----	\$222,313	----	----	----	----	\$222,313
Series 2024	----	----	----	----	\$329,686	----	----	----	----	\$329,686
<b>Total Liabilities, Fund Equity, Other</b>	<b>\$470,327</b>	<b>\$157,208</b>	<b>\$118,024</b>	<b>(\$1,716)</b>	<b>\$2,632,323</b>	<b>\$119,908</b>	<b>\$87,000</b>	<b>\$7,250</b>	<b>\$2,774,223</b>	<b>\$6,364,548</b>



**Palm Coast Park**  
**Community Development District**  
General Fund  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<u><b>Revenues</b></u>				
Operations and Maintenance Assessments- Tax Roll	\$310,966	\$51,828	\$19,361	(\$32,467)
Interest Earnings	\$0	\$0	\$0	\$0
Interest Earnings - SBA	\$9,151	\$1,525	\$2,897	\$1,372
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$320,117</b>	<b>\$53,353</b>	<b>\$22,258</b>	<b>(\$31,095)</b>
<u><b>Administrative Expenditures</b></u>				
Supervisors Fees	\$12,000	\$2,000	\$1,400	\$600
FICA Taxes	\$924	\$154	\$107	\$47
Arbitrage	\$600	\$100	\$0	\$100
Dissemination Agent	\$2,704	\$451	\$451	\$0
Assessment Administration	\$5,732	\$5,732	\$5,732	\$0
Engineering	\$7,980	\$1,330	\$908	\$423
Attorney Fees	\$12,000	\$2,000	\$1,525	\$475
Management Fees	\$48,148	\$8,025	\$8,025	\$0
Website Maintenance & Hosting	\$1,599	\$267	\$229	\$37
Website	\$1,377	\$229	\$1,819	(\$1,590)
Trustee Fees	\$4,500	\$3,125	\$3,125	\$0
Annual Audit	\$12,000	\$0	\$0	\$0
Postage and Freight	\$4,000	\$667	\$878	(\$212)
Insurance- General Liability	\$9,050	\$9,050	\$9,200	(\$150)
Printing and Binding	\$2,000	\$333	\$117	\$217
Legal Advertising	\$1,200	\$200	\$0	\$200
Tax Collector Fees	\$6,479	\$1,080	\$0	\$1,080
Contingency	\$1,000	\$167	\$0	\$167
Office Supplies	\$450	\$75	\$21	\$54
Meeting Room Rental	\$1,200	\$200	\$762	(\$562)
Dues & Licenses	\$175	\$175	\$175	\$0
<b>Total Administrative</b>	<b>\$135,117</b>	<b>\$35,358</b>	<b>\$34,473</b>	<b>\$886</b>
<u><b>Field Expenditures</b></u>				
Professional Services	\$18,000	\$3,000	\$1,500	\$1,500
Landscape Maintenance	\$100,000	\$16,667	\$15,892	\$775
Preserve Management	\$10,000	\$1,667	\$0	\$1,667
Repairs & Maintenance	\$20,000	\$3,333	\$876	\$2,457
Insurance- Property & Casualty	\$22,000	\$22,000	\$19,293	\$2,707
Sidewalk Repair	\$12,000	\$2,000	\$0	\$2,000
Contingency	\$3,000	\$500	\$0	\$500
<b>Total Field</b>	<b>\$185,000</b>	<b>\$49,167</b>	<b>\$37,561</b>	<b>\$11,606</b>
<b>Total Expenditures</b>	<b>\$320,117</b>	<b>\$84,525</b>	<b>\$72,034</b>	<b>\$12,491</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>(\$49,776)</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$522,359</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$472,583</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Sawmill Subdivision  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<u><i>Revenues</i></u>				
Operations and Maintenance Assessments- Tax Roll	\$583,401	\$0	\$0	\$0
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$583,401</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<u><i>Administrative Expenditures</i></u>				
Tax Collector Fees	\$14,720	\$2,453	\$0	\$2,453
Arbitrage	\$1,800	\$300	\$0	\$300
Trustee Fees	\$13,500	\$7,590	\$7,590	\$0
Dissemination Agent	\$9,111	\$2,352	\$2,352	\$0
Postage and Freight	\$1,500	\$250	\$0	\$250
Attorney Fees	\$3,000	\$500	\$0	\$500
Other Current Charges	\$750	\$125	\$0	\$125
<b>Total Administrative</b>	<b>\$44,381</b>	<b>\$13,570</b>	<b>\$9,942</b>	<b>\$3,628</b>
<u><i>Field Expenditures</i></u>				
Professional Fees	\$21,600	\$3,600	\$1,800	\$1,800
Landscape Maintenance	\$282,000	\$47,000	\$44,213	\$2,787
Electricity- Streetlights	\$52,000	\$8,667	\$5,513	\$3,154
Electricity- Irrigation/Signs	\$3,000	\$500	\$126	\$374
Utility- Irrigation	\$58,550	\$9,758	\$2,966	\$6,792
R&M- Signage	\$2,000	\$333	\$0	\$333
R&M Storm Water- Pond	\$45,800	\$7,633	\$6,922	\$711
Insurance-Property & Casualty	\$5,000	\$0	\$0	\$0
Repairs and Maintenance	\$12,500	\$2,083	\$2,250	(\$167)
Contingency	\$15,000	\$2,500	\$0	\$2,500
Interfund Transfer Out	\$0	\$0	\$0	\$0
<b>Total Field</b>	<b>\$497,450</b>	<b>\$82,075</b>	<b>\$63,791</b>	<b>\$18,284</b>
<u><i>Reserves</i></u>				
Roadway Reserves	\$41,570	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$41,570</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$583,401</b>	<b>\$95,645</b>	<b>\$73,733</b>	<b>\$21,913</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>(\$73,733)</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$228,197</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$154,465</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Spring Lake Reverie  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<u>Revenues</u>				
Operations and Maintenance Assessments- Tax Roll	\$460,601	\$0	\$0	\$0
Developer Contributions	\$0	\$0	\$0	\$0
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$460,601</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<u>Administrative Expenditures</u>				
Tax Collector Fees	\$7,812	\$1,302	\$0	\$1,302
Arbitrage	\$600	\$100	\$0	\$100
Trustee Fees	\$4,500	\$1,010	\$1,010	\$0
Dissemination Agent	\$2,704	\$451	\$451	\$0
Postage and Freight	\$750	\$125	\$0	\$125
Attorney Fees	\$1,000	\$167	\$0	\$167
Other Current Charges	\$250	\$42	\$0	\$42
<b>Total Administrative</b>	<b>\$17,616</b>	<b>\$3,196</b>	<b>\$1,461</b>	<b>\$1,735</b>
<u>Field Expenditures</u>				
Professional Fees	\$7,200	\$1,200	\$600	\$600
Landscape Maintenance	\$212,000	\$35,333	\$14,679	\$20,654
Electricity- Streetlights	\$62,000	\$10,333	\$6,138	\$4,196
Electricity- Irrigation/Signs	\$1,000	\$167	\$0	\$167
Utility- Irrigation	\$35,000	\$5,833	\$6,817	(\$983)
R&M- Signage	\$1,000	\$167	\$0	\$167
R&M Storm Water- Pond	\$15,600	\$2,600	\$2,626	(\$26)
Insurance-Property & Casualty	\$12,500	\$0	\$0	\$0
Repairs and Maintenance	\$7,500	\$1,250	\$0	\$1,250
Contingency	\$5,000	\$833	\$0	\$833
Stormwater Fee	\$46,185	\$7,698	\$0	\$7,698
<b>Total Field</b>	<b>\$404,985</b>	<b>\$65,414</b>	<b>\$30,860</b>	<b>\$34,555</b>
<u>Reserves</u>				
Roadway Reserves	\$38,000	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$38,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$460,601</b>	<b>\$68,610</b>	<b>\$32,320</b>	<b>\$36,290</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>(\$32,320)</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$150,344</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$118,024</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Somerset  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<u>Revenues</u>				
Operations and Maintenance Assessments- Tax Roll	\$189,753	\$0	\$0	\$0
Miscellaneous Income	\$0	\$0	\$1,500	\$1,500
Developer Contributions	\$22,717	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$212,470</b>	<b>\$0</b>	<b>\$1,500</b>	<b>\$1,500</b>
<u>Administrative Expenditures</u>				
Tax Collector Fees	\$1,817	\$1,817	\$0	\$1,817
Arbitrage	\$600	\$100	\$0	\$100
Trustee Fees	\$4,500	\$3,547	\$3,547	\$0
Dissemination Agent	\$2,704	\$451	\$451	(\$0)
Postage and Freight	\$750	\$125	\$0	\$125
Attorney Fees	\$1,000	\$167	\$0	\$167
Other Current Charges	\$250	\$42	\$0	\$42
<b>Total Administrative</b>	<b>\$11,620</b>	<b>\$6,247</b>	<b>\$3,997</b>	<b>\$2,250</b>
<u>Field Expenditures</u>				
Professional Fees	\$7,200	\$1,200	\$600	\$600
Landscape Maintenance	\$80,000	\$13,333	\$9,563	\$3,771
Electricity- Streetlights	\$8,000	\$1,333	\$1,574	(\$240)
Electricity- Irrigation/Signs	\$12,000	\$2,000	\$191	\$1,809
Electricity - Fountain	\$5,000	\$833	\$431	\$402
Utility- Irrigation	\$26,350	\$4,392	\$1,991	\$2,401
R&M- Signage	\$1,000	\$167	\$0	\$167
R&M Storm Water- Pond	\$8,000	\$1,333	\$445	\$888
Insurance-Property & Casualty	\$5,000	\$0	\$0	\$0
Repairs and Maintenance	\$5,000	\$833	\$2,070	(\$1,236)
Contingency	\$5,000	\$833	\$0	\$833
Stormwater Fee	\$23,300	\$3,883	\$0	\$3,883
<b>Total Field</b>	<b>\$185,850</b>	<b>\$30,142</b>	<b>\$16,864</b>	<b>\$13,278</b>
<u>Reserves</u>				
Roadway Reserves	\$15,000	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$15,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$212,470</b>	<b>\$36,389</b>	<b>\$20,861</b>	<b>\$15,528</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>(\$19,361)</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$12,639</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>(\$6,722)</b>	

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2006  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Adopted Budget	Prorated Budget 11/30/25	Actual 11/30/25	Variance
<b><u>Revenues</u></b>				
Special Assessments- Tax Roll	\$1,744,538	\$0	\$0	\$0
Special Assessments- Off Roll	\$0	\$0	\$0	\$0
Special Assessments- Prepayment	\$0	\$0	\$0	\$0
Interest Income	\$12,500	\$2,083	\$12,621	\$10,538
<b>Total Revenues</b>	<b>\$1,757,038</b>	<b>\$2,083</b>	<b>\$12,621</b>	<b>\$10,538</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$36,345	\$0	\$0	\$0
Interfund Transfer Out	\$7,000	\$1,167	\$7,554	(\$6,387)
<b><u>Series 2006</u></b>				
Interest-11/1	\$432,630	\$432,630	\$432,630	\$0
Special Call-11/1	\$0	\$0	\$65,000	
Principal-5/1	\$910,000	\$0	\$0	\$0
Interest-5/1	\$432,630	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$1,818,605</b>	<b>\$433,797</b>	<b>\$505,184</b>	<b>(\$6,387)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>(\$61,567)</b>		<b>(\$492,562)</b>	
<b>Beginning Fund Balance</b>	<b>\$883,003</b>		<b>\$1,866,980</b>	
<b>Ending Fund Balance</b>	<b>\$821,436</b>		<b>\$1,374,418</b>	

Due From General	----
Reserve	\$1,057,436
Revenue	\$316,982
Prepayment	\$0
Interest	----
<b>Balance</b>	<b><u>\$1,374,418</u></b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2019  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<u>Revenues</u>				
Special Assessments- Tax Roll	\$200,861	\$0	\$0	\$0
Interest Income	\$6,254	\$1,042	\$1,628	\$586
<b>Total Revenues</b>	<b>\$207,115</b>	<b>\$1,042</b>	<b>\$1,628</b>	<b>\$586</b>
<u>Expenditures</u>				
Tax Collector	\$4,185	\$0	\$0	\$0
Interfund Transfer Out	\$3,622	\$604	\$984	(\$380)
<u>Series 2019</u>				
Interest-11/1	\$75,250	\$75,250	\$75,250	\$0
Principal-5/1	\$45,000	\$0	\$0	\$0
Interest-5/1	\$75,250	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$203,307</b>	<b>\$75,854</b>	<b>\$76,234</b>	<b>(\$380)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$3,808</b>		<b>(\$74,605)</b>	
<b>Beginning Fund Balance</b>	<b>\$95,718</b>		<b>\$240,865</b>	
<b>Ending Fund Balance</b>	<b>\$99,526</b>		<b>\$166,259</b>	

Due From General	----
Reserve	\$145,530
Revenue	\$20,729
<b>Balance</b>	<b>\$166,259</b>



# Palm Coast Park

## Community Development District

Debt Service Fund Series 2021  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$405,218	\$0	\$0	\$0
Interest Income	\$11,620	\$1,937	\$2,983	\$1,047
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$416,838</b>	<b>\$1,937</b>	<b>\$2,983</b>	<b>\$1,047</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$8,442	\$0	\$0	\$0
Interfund Transfer Out	\$6,753	\$1,126	\$1,834	(\$709)
<b><u>Series 2021</u></b>				
Interest-11/1	\$140,549	\$140,549	\$140,549	\$0
Principal-5/1	\$115,000	\$0	\$0	\$0
Interest-5/1	\$140,549	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$411,293</b>	<b>\$141,674</b>	<b>\$142,383</b>	<b>(\$709)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$5,545</b>		<b>(\$139,400)</b>	
<b>Beginning Fund Balance</b>	<b>\$170,607</b>		<b>\$441,285</b>	
<b>Ending Fund Balance</b>	<b>\$176,152</b>		<b>\$301,885</b>	

Due From General	----
Reserve	\$271,395
Revenue	\$30,489
Cap Interest	\$0
<b>Balance</b>	<b>\$301,885</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2022  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Adopted Budget	Prorated Budget 11/30/25	Actual 11/30/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$820,478	\$0	\$0	\$0
Interest Income	\$15,035	\$2,506	\$3,546	\$1,040
<b>Total Revenues</b>	<b>\$835,513</b>	<b>\$2,506</b>	<b>\$3,546</b>	<b>\$1,040</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$17,093	\$0	\$0	\$0
Interfund Transfer Out	\$5,015	\$836	\$1,357	(\$522)
<b><u>Series 2022</u></b>				
Interest Expense 11/1	\$288,918	\$288,918	\$288,918	\$0
Principal Expense 5/1	\$230,000	\$0	\$0	\$0
Interest Expense 5/1	\$288,918	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$829,944</b>	<b>\$289,754</b>	<b>\$290,276</b>	<b>(\$522)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$5,569</b>		<b>(\$286,729)</b>	
<b>Beginning Fund Balance</b>	<b>\$306,845</b>		<b>\$524,492</b>	
<b>Ending Fund Balance</b>	<b>\$312,414</b>		<b>\$237,762</b>	

Due From General	----
Reserve	\$200,846
Revenue	\$36,916
Cap Interest	\$0
<b>Balance</b>	<b>\$237,762</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2023  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Adopted Budget	Prorated Budget 11/30/25	Actual 11/30/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$428,386	\$0	\$0	\$0
Interest Income	\$10,089	\$1,682	\$2,583	\$901
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$438,475</b>	<b>\$1,682</b>	<b>\$2,583</b>	<b>\$901</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$8,925	\$0	\$0	\$0
Interfund Transfer Out	\$5,219	\$870	\$1,417	(\$548)
<b><u>Series 2023</u></b>				
Interest Expense 11/1	\$160,883	\$160,883	\$160,883	\$0
Principal Expense 5/1	\$100,000	\$0	\$0	\$0
Interest Expense 5/1	\$160,883	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$435,910</b>	<b>\$161,752</b>	<b>\$162,300</b>	<b>(\$548)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$2,565</b>		<b>(\$159,717)</b>	
<b>Beginning Fund Balance</b>	<b>\$173,251</b>		<b>\$382,031</b>	
<b>Ending Fund Balance</b>	<b>\$175,816</b>		<b>\$222,313</b>	

Due From General	----
Reserve	\$209,730
Revenue	\$12,583
Cap Interest	----
<b>Balance</b>	<b>\$222,313</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2024  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Adopted Budget	Prorated Budget 11/30/25	Actual 11/30/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$629,729	\$0	\$0	\$0
Interest Income	\$19,670	\$3,278	\$3,830	\$552
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$649,399</b>	<b>\$3,278</b>	<b>\$3,830</b>	<b>\$552</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$13,119	\$0	\$0	\$0
Interfund Transfer Out	\$8,038	\$1,340	\$2,084	(\$744)
<b><u>Series 2024</u></b>				
Interest Expense 11/1	\$238,368	\$238,368	\$238,368	\$0
Principal Expense 5/1	\$140,000	\$0	\$0	\$0
Interest Expense 5/1	\$238,368	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$637,893</b>	<b>\$239,707</b>	<b>\$240,451</b>	<b>(\$744)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$11,506</b>		<b>(\$236,621)</b>	
<b><u>Other Financing Sources/(Uses)</u></b>				
Bond Proceeds	\$0	\$0	\$0	\$0
<b>Total Other Financing Sources/(Uses)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Net Change in Fund Balance</b>	<b>\$11,506</b>		<b>(\$236,621)</b>	
<b>Beginning Fund Balance</b>	<b>\$263,016</b>		<b>\$566,307</b>	
<b>Ending Fund Balance</b>	<b>\$286,028</b>		<b>\$329,686</b>	
	Due From General		\$0	
	Reserve		\$308,305	
	Revenue		\$21,381	
	Interest		----	
	<b>Balance</b>		<b>\$329,686</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Sawmill  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Operating Transfer In	\$41,570	\$41,570	\$119,908	\$78,338
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$42,570</b>	<b>\$42,570</b>	<b>\$119,908</b>	<b>\$77,338</b>
<b><u>Expenditures</u></b>				
Capital Outlay - Sawmill	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$42,320</b>		<b>\$119,908</b>	
<b>Beginning Fund Balance</b>	<b>\$48,900</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$91,220</b>		<b>\$119,908</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Spring Lake Reverie  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Adopted Budget	Prorated Budget 11/30/25	Actual 11/30/25	Variance
<b><u>Revenues</u></b>				
Operating Transfer In	\$38,000	\$38,000	\$87,000	\$49,000
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$39,000</b>	<b>\$39,000</b>	<b>\$87,000</b>	<b>\$48,000</b>
<b><u>Expenditures</u></b>				
Capital Outlay - SLR	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$38,750</b>		<b>\$87,000</b>	
<b>Beginning Fund Balance</b>	<b>\$35,000</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$73,750</b>		<b>\$87,000</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Somerset  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 11/30/25</b>	<b>Actual 11/30/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Operating Transfer In	\$15,000	\$15,000	\$7,250	(\$7,750)
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$16,000</b>	<b>\$16,000</b>	<b>\$7,250</b>	<b>(\$8,750)</b>
<b><u>Expenditures</u></b>				
Capital Outlay - Somerset	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$15,750</b>		<b>\$7,250</b>	
<b>Beginning Fund Balance</b>	<b>\$16,260</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$32,010</b>		<b>\$7,250</b>	



**Community Development District**  
Capital Projects Fund  
Statement of Revenues & Expenditures  
For Period Ending November 30, 2025

	Series 2006	Series 2019	Series 2021	Series 2022	Series 2023	Series 2024
<u>Revenues</u>						
Interest Income	\$17,425	\$171	\$264	\$68	\$217	\$426
Interfund Transfer In	\$7,554	\$984	\$1,834	\$1,357	\$1,417	\$2,084
Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0
Bond Proceeds	\$0	\$0	\$0	\$0	\$0	\$0
Bond Premium	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$24,979</b>	<b>\$1,154</b>	<b>\$2,098</b>	<b>\$1,426</b>	<b>\$1,635</b>	<b>\$2,510</b>
<u>Expenditures</u>						
Capital Outlay	\$0	\$0	\$0	\$0	\$0	\$0
Interfund Transfer Out	\$0	\$0	\$0	\$0	\$0	\$0
Cost of Issuance	\$0	\$0	\$0	\$0	\$0	\$0
Underwriters Discount	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$24,979</b>	<b>\$1,154</b>	<b>\$2,098</b>	<b>\$1,426</b>	<b>\$1,635</b>	<b>\$2,510</b>
<b>Beginning Fund Balance</b>	<b>\$2,572,705</b>	<b>\$25,029</b>	<b>\$38,568</b>	<b>\$9,786</b>	<b>\$31,790</b>	<b>\$62,544</b>
<b>Ending Fund Balance</b>	<b>\$2,597,684</b>	<b>\$26,183</b>	<b>\$40,666</b>	<b>\$11,212</b>	<b>\$33,425</b>	<b>\$65,054</b>

Palm Coast Park CDD  
General Fund  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$19,361	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 19,361
Assessments - Direct	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Interest Earnings	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Interest Earnings - SBA	\$1,494	\$1,403	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,897
Miscellaneous Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Revenues</b>	<b>\$1,494</b>	<b>\$20,764</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 22,258</b>
<u>Administrative Expenditures</u>													
Supervisors Fees	\$600	\$800	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,400
FICA Taxes	\$46	\$61	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 107
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Dissemination Agent	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 451
Assessmnet Administration	\$5,732	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 5,732
Engineering	\$908	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 908
Attorney Fees	\$1,525	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,525
Management Fees	\$4,012	\$4,012	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 8,025
Website Maintenance & Hosting	\$115	\$115	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 229
Website	\$1,686	\$133	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,819
Trustee Fees	\$3,125	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 3,125
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Postage and Freight	\$518	\$360	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 878
Insurance- General Liability	\$9,200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 9,200
Printing and Binding	\$60	\$57	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 117
Legal Advertising	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Office Supplies	\$21	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 21
Meeting Room Rental	\$254	\$508	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 762
Dues & Licenses	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 175
<b>Total Administrative</b>	<b>\$28,026</b>	<b>\$6,447</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 34,473</b>
<u>Field Expenditures</u>													
Professional Services	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,500
Landscape Maintenance	\$7,946	\$7,946	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 15,892
Preserve Management	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs & Maintenance	\$876	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 876
Insurance- Property & Casualty	\$19,293	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 19,293
Sidewalk Repair	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$29,615</b>	<b>\$7,946</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 37,561</b>
<b>Total Expenditures</b>	<b>\$57,641</b>	<b>\$14,393</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 72,034</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$56,147)</b>	<b>\$6,371</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ (49,776)</b>

Palm Coast Park CDD  
General Fund- Sawmill Creek  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Developer Contributions - Phase 7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Miscellaneous Income and Discounts	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Revenues</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Trustee Fees	\$7,590	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 7,590
Dissemination Agent	\$1,676	\$676	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,352
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Administrative</b>	<b>\$9,266</b>	<b>\$676</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 9,942</b>
<u>Field Expenditures</u>													
Professional Fees	\$1,800	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,800
Landscape Maintenance	\$21,764	\$22,449	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 44,213
Electricity- Streetlights	\$2,756	\$2,756	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 5,513
Electricity- Irrigation/Signs	\$63	\$63	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 126
Utility- Irrigation	\$1,408	\$1,558	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,966
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
R&M Storm Water- Pond	\$3,461	\$3,461	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 6,922
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs and Maintenance	\$0	\$2,250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,250
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Interfund Transfer Out	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$31,253</b>	<b>\$32,538</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 63,791</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<b>Total Expenditures</b>	<b>\$40,519</b>	<b>\$33,214</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 73,733</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$40,519)</b>	<b>(\$33,214)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ (73,733)</b>

Palm Coast Park CDD  
General Fund- Spring Lake Reverie  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Developer Contributions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Miscellaneous Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Revenues</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Trustee Fees	\$1,010	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,010
Dissemination Agent	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 451
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Administrative</b>	<b>\$1,235</b>	<b>\$225</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 1,461</b>
<u>Field Expenditures</u>													
Professional Fees	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 600
Landscape Maintenance	\$11,667	\$3,012	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 14,679
Electricity- Streetlights	\$0	\$6,138	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 6,138
Electricity- Irrigation/Signs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Utility- Irrigation	\$3,050	\$3,767	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 6,817
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
R&M Storm Water- Pond	\$1,313	\$1,313	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,626
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs and Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$16,630</b>	<b>\$14,229</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 30,860</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<b>Total Expenditures</b>	<b>\$17,866</b>	<b>\$14,455</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 32,320</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$17,866)</b>	<b>(\$14,455)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ (32,320)</b>

Palm Coast Park CDD  
General Fund- Somerset  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Developer Contributions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Miscellaneous Income	\$0	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,500
<b>Total Revenues</b>	<b>\$0</b>	<b>\$1,500</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 1,500</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Trustee Fees	\$3,547	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 3,547
Dissemination Agent	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 451
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Administrative</b>	<b>\$3,772</b>	<b>\$225</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 3,997</b>
<u>Field Expenditures</u>													
Professional Fees	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 600
Landscape Maintenance	\$4,781	\$4,781	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 9,563
Electricity- Streetlights	\$787	\$787	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,574
Electricity- Irrigation/Signs	\$117	\$74	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 191
Electricity - Fountain	\$28	\$403	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 431
Utility- Irrigation	\$966	\$1,024	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,991
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
R&M Storm Water- Pond	\$445	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 445
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs and Maintenance	\$1,625	\$445	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,070
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$9,349</b>	<b>\$7,514</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 16,864</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<b>Total Expenditures</b>	<b>\$13,121</b>	<b>\$7,740</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 20,861</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$13,121)</b>	<b>(\$6,240)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ (19,361)</b>

**Palm Coast Park**  
**Community Development District**  
**Long Term Debt Report**

<b>Series 2006 Special Assessment Bonds</b>	
Interest Rate:	5.70%
Maturity Date:	5/1/37
Reserve Fund Definition:	6.966 % Outstanding
Reserve Fund Requirement:	\$ 1,052,911
Reserve Fund Balance:	\$ 1,057,436
Bonds Outstanding- 6/30/2015	\$ 31,780,000
Less: May 1, 2008 (Mandatory)	\$ (410,000)
Less: May 1, 2009 (Mandatory)	\$ (435,000)
Less: May 1, 2010 (Mandatory)	\$ (460,000)
Less: May 1, 2011 (Mandatory)	\$ (490,000)
Less: May 1, 2012 (Mandatory)	\$ (515,000)
Less: May 1, 2013 (Mandatory)	\$ (545,000)
Less: May 1, 2014 (Mandatory)	\$ (580,000)
Less: May 1, 2015 (Mandatory)	\$ (615,000)
Less: May 1, 2016 (Mandatory)	\$ (650,000)
Less: May 1, 2017 (Mandatory)	\$ (685,000)
Less: May 1, 2018 (Mandatory)	\$ (730,000)
Less: May 1, 2019 (Mandatory)	\$ (770,000)
Less: May 1, 2020 (Mandatory)	\$ (815,000)
Less: May 1, 2021 (Mandatory)	\$ (865,000)
Less: May 1, 2022 (Mandatory)	\$ (915,000)
Less: November 1, 2022 (Special Call)	\$ (1,790,000)
Less: May 1, 2023 (Mandatory)	\$ (890,000)
Less: November 1, 2022 (Special Call)	\$ (5,000)
Less: November 1, 2023 (Special Call)	\$ (1,355,000)
Less: May 1, 2024 (Mandatory)	\$ (940,000)
Less: May 1, 2024 (Special Call)	\$ (15,000)
Less: November 1, 2024 (Special Call)	\$ (1,255,000)
Less: May 1, 2025 (Mandatory)	\$ (860,000)
Less: May 1, 2025 (Special Call)	\$ (10,000)
Less: November 1, 2025 (Special Call)	\$ (65,000)
Current Bonds Outstanding	\$ 15,115,000

<b>Series 2019 Special Assessment Bonds</b>	
Interest Rate:	3.4% - 4.3%
Maturity Date:	5/1/50
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 145,564
Reserve Fund Balance:	\$ 145,530
Bonds Outstanding- 12/04/19	\$ 3,770,000
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)	\$ (40,000)
Less: May 1, 2025 (Mandatory)	\$ (45,000)
Current Bonds Outstanding	\$ 3,565,000

**Palm Coast Park**  
**Community Development District**  
**Long Term Debt Report**

<b>Series 2021 Special Assessment Bonds- Spring Lake Tracts 2 &amp; 3</b>	
Interest Rate:	2.4-4.0%
Maturity Date:	5/1/52
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 271,395
Reserve Fund Balance:	\$ 271,395
Bonds Outstanding- 12/23/2021	\$ 8,065,000
Less: May 1, 2023 (Mandatory)	\$ (105,000)
Less: May 1, 2024 (Mandatory)	\$ (110,000)
Less: May 1, 2025 (Mandatory)	\$ (110,000)
Current Bonds Outstanding	\$ 7,740,000

<b>Series 2022 Special Assessment Bonds- Sawmill Branch Phase 2</b>	
Interest Rate:	4.15-5.125%
Maturity Date:	5/1/51
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 200,846
Reserve Fund Balance:	\$ 200,846
Bonds Outstanding- 6/10/2022	\$ 12,225,000
Less: May 1, 2023 (Mandatory)	\$ (200,000)
Less: May 1, 2024 (Mandatory)	\$ (210,000)
Less: May 1, 2025 (Mandatory)	\$ (220,000)
Current Bonds Outstanding	\$ 11,595,000

<b>Series 2023 Special Assessment Bonds- Somerset</b>	
Interest Rate:	4.7-5.6%
Maturity Date:	5/1/53
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 209,730
Reserve Fund Balance:	\$ 209,730
Bonds Outstanding- 7/13/23	\$ 6,145,000
Less: May 1, 2024 (Mandatory)	\$ (90,000)
Less: May 1, 2025 (Mandatory)	\$ (95,000)
Current Bonds Outstanding	\$ 5,960,000

<b>Series 2024 Special Assessment Bonds- Sawmill Branch - Phase 7</b>	
Interest Rate:	4.375-5.33%
Maturity Date:	5/1/55
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 308,305
Reserve Fund Balance:	\$ 308,305
Bonds Outstanding- 8/08/24	\$ 9,345,000
Current Bonds Outstanding	\$ 9,345,000



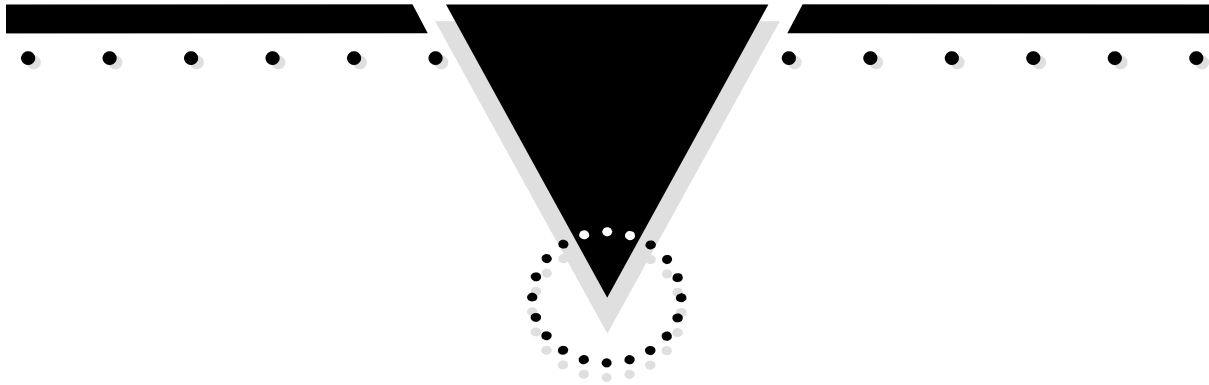
## SPECIAL ASSESSMENTS FY2026 RECEIPTS

GROSS ASSESSMENTS	\$	6,013,567	\$	1,817,238	\$	2,092,331	\$	854,665	\$	446,236	\$	655,967	\$	479,793	\$	606,738	\$	197,660	\$	323,938
NET ASSESSMENTS	\$	5,525,753	\$	1,708,204	\$	196,677	\$	396,776	\$	803,385	\$	419,462	\$	616,609	\$	451,005	\$	570,334	\$	304,502

[illegible][illegible]

0.302189708	0.034793085	0.070191614	0.14212276	0.074204855	0.109081208	0.079785029	0.100894903	0.032868956	0.053867882
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# Palm Coast Park

## Community Development District

Unaudited Financial Reporting  
December 31, 2025



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23 Assessment Receipts Schedule

**Palm Coast Park**  
**Community Development District**  
Combined Balance Sheet  
December 31, 2025

**Governmental Fund Types**

	<u><b>General</b></u>	<u><b>GF Sawmill Sub</b></u>	<u><b>GF Spring Lake Reverie</b></u>	<u><b>GF Somerset</b></u>	<u><b>Debt Service</b></u>	<u><b>CR Sawmill Sub</b></u>	<u><b>CR Spring Lake Reverie</b></u>	<u><b>CR Somerset</b></u>	<u><b>Capital Projects</b></u>	<u><b>Totals (memorandum only)</b></u>
<b>Assets</b>										
Cash- Checking Account	\$109,742	\$246,418	\$175,593	\$27,618	----	\$119,908	\$87,000	\$7,250	----	\$773,529
Due from General Fund	----	----	----	----	----	----	----	----	----	\$0
Series 2006	----	----	----	----	----	----	----	----	----	\$0
Series 2019	----	----	----	----	----	----	----	----	----	\$0
Series 2021	----	----	----	----	----	----	----	----	----	\$0
Series 2022	----	----	----	----	----	----	----	----	----	\$0
Series 2023	----	----	----	----	----	----	----	----	----	\$0
Series 2024	----	----	----	----	----	----	----	----	----	\$0
Assessment Receivable	----	----	----	----	----	----	----	----	----	\$0
Due from Sawmill Creek	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2006	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2019	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2021	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2022	----	----	----	----	----	----	----	----	----	\$0
Due from Debt 2023	----	----	----	----	----	----	----	----	----	\$0
Due from Spring Lake Reverie	----	----	----	----	----	----	----	----	----	\$0
Due from Somerset	----	----	----	----	----	----	----	----	----	\$0
Due from Capital Projects	----	----	----	----	----	----	----	----	----	\$0
Due from Spring Lake- Tracts 2 & 3	----	----	----	----	----	----	----	----	----	\$0
Due from Sawmill Branch- Phase 2A/2B (Tract 10)	----	----	----	----	----	----	----	----	----	\$0
Due from Other	----	----	----	----	----	----	----	----	----	\$0
<b>Investments:</b>										
SBA	\$414,492	----	----	----	----	----	----	----	----	\$414,492
<b>Series 2006</b>										
Reserve	----	----	----	----	\$1,057,436	----	----	----	----	\$1,057,436
Revenue	----	----	----	----	\$716,806	----	----	----	----	\$716,806
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	\$0	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$2,608,948	\$2,608,948
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2019</b>										
Reserve	----	----	----	----	\$145,530	----	----	----	----	\$145,530
Revenue	----	----	----	----	\$66,720	----	----	----	----	\$66,720
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$26,712	\$26,712
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2021</b>										
Reserve	----	----	----	----	\$271,395	----	----	----	----	\$271,395
Revenue	----	----	----	----	\$123,234	----	----	----	----	\$123,234
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$41,627	\$41,627
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2022</b>										
Reserve	----	----	----	----	\$200,846	----	----	----	----	\$200,846
Revenue	----	----	----	----	\$224,629	----	----	----	----	\$224,629
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$11,864	\$11,864
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2023</b>										
Reserve	----	----	----	----	\$209,730	----	----	----	----	\$209,730
Revenue	----	----	----	----	\$110,573	----	----	----	----	\$110,573
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$34,173	\$34,173
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
<b>Series 2024</b>										
Reserve	----	----	----	----	\$308,305	----	----	----	----	\$308,305
Revenue	----	----	----	----	\$165,435	----	----	----	----	\$165,435
Interest	----	----	----	----	----	----	----	----	----	\$0
Prepayment	----	----	----	----	----	----	----	----	----	\$0
Cap. Interest	----	----	----	----	----	----	----	----	----	\$0
Acquisition and Construction	----	----	----	----	----	----	----	----	\$66,203	\$66,203
Cost of Issuance	----	----	----	----	----	----	----	----	----	\$0
Deposits	----	----	----	----	----	----	----	----	----	\$0
Prepaid Expenses	----	----	----	----	----	----	----	----	----	\$0
<b>Total Assets</b>	<b>\$524,234</b>	<b>\$246,418</b>	<b>\$175,593</b>	<b>\$27,618</b>	<b>\$3,600,641</b>	<b>\$119,908</b>	<b>\$87,000</b>	<b>\$7,250</b>	<b>\$2,789,527</b>	<b>\$7,578,189</b>

	<i>General</i>	<i>GF Sawmill Sub</i>	<i>GF Spring Lake Reverie</i>	<i>GF Somerset</i>	<i>Debt Service</i>	<i>CR Sawmill Sub</i>	<i>CR Spring Lake Reverie</i>	<i>CR Somerset</i>	<i>Capital Projects</i>	<i>Totals (memorandum only)</i>
<i>Liabilities</i>										
Accounts Payable	----	----	----	----	----	----	----	----	----	\$0
Accrued Expenses	\$0	\$2,743	----	----	----	----	----	----	----	\$2,743
FICA Payable	\$275	----	----	----	----	----	----	----	----	\$275
Due to General Fund	----	----	----	----	----	----	----	----	----	\$0
Due to 2006 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2019 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2021 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2022 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to 2023 DSF	----	----	----	----	----	----	----	----	----	\$0
Due to Spring Lake Reverie	----	----	----	----	----	----	----	----	----	\$0
Due to Sawmill Subdivision	----	----	----	----	----	----	----	----	----	\$0
Deposit- Spring Lake- Tracts 2 & 3	----	----	----	----	----	----	----	----	----	\$0
Due to Somerset	----	----	----	----	----	----	----	----	----	\$0
Deposit- Sawmill Branch- DR Horton	----	----	----	----	----	----	----	----	----	\$0
Deposit- Somerset	----	----	----	----	----	----	----	----	----	\$0
<i>Fund Equity</i>										
Net Assets	----	----	----	----	----	----	----	----	----	\$0
Fund Balances										
Unassigned	\$523,959	\$243,675	\$175,593	\$27,618	----	\$119,908	\$87,000	\$7,250	----	\$1,185,003
Nonspendable- Prepaid	----	----	----	----	----	----	----	----	----	\$0
Restricted for Capital Projects	----	----	----	----	----	----	----	----	----	\$0
Series 2006	----	----	----	----	----	----	----	----	\$2,608,948	\$2,608,948
Series 2019	----	----	----	----	----	----	----	----	\$26,712	\$26,712
Series 2021	----	----	----	----	----	----	----	----	\$41,627	\$41,627
Series 2022	----	----	----	----	----	----	----	----	\$11,864	\$11,864
Series 2023	----	----	----	----	----	----	----	----	\$34,173	\$34,173
Series 2024	----	----	----	----	----	----	----	----	\$66,203	\$66,203
Restricted for Debt Service	----	----	----	----	----	----	----	----	----	\$0
Series 2006	----	----	----	----	\$1,774,242	----	----	----	----	\$1,774,242
Series 2019	----	----	----	----	\$212,250	----	----	----	----	\$212,250
Series 2021	----	----	----	----	\$394,630	----	----	----	----	\$394,630
Series 2022	----	----	----	----	\$425,475	----	----	----	----	\$425,475
Series 2023	----	----	----	----	\$320,303	----	----	----	----	\$320,303
Series 2024	----	----	----	----	\$473,740	----	----	----	----	\$473,740
<b>Total Liabilities, Fund Equity, Other</b>	<b>\$524,234</b>	<b>\$246,418</b>	<b>\$175,593</b>	<b>\$27,618</b>	<b>\$3,600,641</b>	<b>\$119,908</b>	<b>\$87,000</b>	<b>\$7,250</b>	<b>\$2,789,527</b>	<b>\$7,578,189</b>



**Palm Coast Park**  
**Community Development District**  
General Fund  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<u><i>Revenues</i></u>				
Operations and Maintenance Assessments- Tax Roll	\$310,966	\$90,443	\$90,443	\$0
Interest Earnings	\$0	\$0	\$0	\$0
Interest Earnings - SBA	\$9,151	\$2,288	\$4,295	\$2,007
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$320,117</b>	<b>\$92,731</b>	<b>\$94,738</b>	<b>\$2,007</b>
<u><i>Administrative Expenditures</i></u>				
Supervisors Fees	\$12,000	\$3,000	\$1,600	\$1,400
FICA Taxes	\$924	\$231	\$122	\$109
Arbitrage	\$600	\$150	\$0	\$150
Dissemination Agent	\$2,704	\$676	\$676	\$0
Assessment Administration	\$5,732	\$5,732	\$5,732	\$0
Engineering	\$7,980	\$1,995	\$908	\$1,088
Attorney Fees	\$12,000	\$3,000	\$6,266	(\$3,266)
Management Fees	\$48,148	\$12,037	\$12,037	\$0
Website Maintenance & Hosting	\$1,599	\$400	\$344	\$56
Website	\$1,377	\$344	\$1,952	(\$1,608)
Trustee Fees	\$4,500	\$3,125	\$3,125	\$0
Annual Audit	\$12,000	\$0	\$0	\$0
Postage and Freight	\$4,000	\$1,000	\$1,164	(\$164)
Insurance- General Liability	\$9,050	\$9,050	\$9,200	(\$150)
Printing and Binding	\$2,000	\$500	\$274	\$226
Legal Advertising	\$1,200	\$300	\$0	\$300
Tax Collector Fees	\$6,479	\$1,620	\$0	\$1,620
Contingency	\$1,000	\$250	\$0	\$250
Office Supplies	\$450	\$113	\$41	\$71
Meeting Room Rental	\$1,200	\$300	\$1,016	(\$716)
Dues & Licenses	\$175	\$175	\$175	\$0
<b>Total Administrative</b>	<b>\$135,117</b>	<b>\$43,997</b>	<b>\$44,631</b>	<b>(\$635)</b>
<u><i>Field Expenditures</i></u>				
Professional Services	\$18,000	\$4,500	\$4,500	\$0
Landscape Maintenance	\$100,000	\$25,000	\$23,838	\$1,162
Preserve Management	\$10,000	\$2,500	\$0	\$2,500
Repairs & Maintenance	\$20,000	\$5,000	\$876	\$4,124
Insurance- Property & Casualty	\$22,000	\$22,000	\$19,293	\$2,707
Sidewalk Repair	\$12,000	\$3,000	\$0	\$3,000
Contingency	\$3,000	\$750	\$0	\$750
<b>Total Field</b>	<b>\$185,000</b>	<b>\$62,750</b>	<b>\$48,507</b>	<b>\$14,243</b>
<b>Total Expenditures</b>	<b>\$320,117</b>	<b>\$106,747</b>	<b>\$93,138</b>	<b>\$13,609</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>\$1,600</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$522,359</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$523,959</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Sawmill Subdivision  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<u><i>Revenues</i></u>				
Operations and Maintenance Assessments- Tax Roll	\$583,401	\$133,137	\$133,137	\$0
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$583,401</b>	<b>\$133,137</b>	<b>\$133,137</b>	<b>\$0</b>
<u><i>Administrative Expenditures</i></u>				
Tax Collector Fees	\$14,720	\$3,680	\$0	\$3,680
Arbitrage	\$1,800	\$450	\$0	\$450
Trustee Fees	\$13,500	\$7,590	\$7,590	\$0
Dissemination Agent	\$9,111	\$3,028	\$3,028	\$0
Postage and Freight	\$1,500	\$375	\$0	\$375
Attorney Fees	\$3,000	\$750	\$0	\$750
Other Current Charges	\$750	\$188	\$0	\$188
<b>Total Administrative</b>	<b>\$44,381</b>	<b>\$16,060</b>	<b>\$10,618</b>	<b>\$5,443</b>
<u><i>Field Expenditures</i></u>				
Professional Fees	\$21,600	\$5,400	\$5,400	\$0
Landscape Maintenance	\$282,000	\$70,500	\$70,948	(\$448)
Electricity- Streetlights	\$52,000	\$13,000	\$8,463	\$4,537
Electricity- Irrigation/Signs	\$3,000	\$750	\$189	\$561
Utility- Irrigation	\$58,550	\$14,638	\$4,788	\$9,850
R&M- Signage	\$2,000	\$500	\$0	\$500
R&M Storm Water- Pond	\$45,800	\$11,450	\$10,384	\$1,066
Insurance-Property & Casualty	\$5,000	\$0	\$0	\$0
Repairs and Maintenance	\$12,500	\$3,125	\$2,250	\$875
Contingency	\$15,000	\$3,750	\$0	\$3,750
Interfund Transfer Out	\$0	\$0	\$0	\$0
<b>Total Field</b>	<b>\$497,450</b>	<b>\$123,113</b>	<b>\$102,422</b>	<b>\$20,691</b>
<u><i>Reserves</i></u>				
Roadway Reserves	\$41,570	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$41,570</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$583,401</b>	<b>\$139,173</b>	<b>\$113,040</b>	<b>\$26,133</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>\$20,098</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$223,577</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$243,675</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Spring Lake Reverie  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<u>Revenues</u>				
Operations and Maintenance Assessments- Tax Roll	\$460,601	\$105,282	\$105,282	\$0
Developer Contributions	\$0	\$0	\$0	\$0
Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$460,601</b>	<b>\$105,282</b>	<b>\$105,282</b>	<b>\$0</b>
<u>Administrative Expenditures</u>				
Tax Collector Fees	\$7,812	\$1,953	\$0	\$1,953
Arbitrage	\$600	\$150	\$0	\$150
Trustee Fees	\$4,500	\$1,010	\$1,010	\$0
Dissemination Agent	\$2,704	\$676	\$676	\$0
Postage and Freight	\$750	\$188	\$0	\$188
Attorney Fees	\$1,000	\$250	\$0	\$250
Other Current Charges	\$250	\$63	\$152	(\$89)
<b>Total Administrative</b>	<b>\$17,616</b>	<b>\$4,289</b>	<b>\$1,838</b>	<b>\$2,451</b>
<u>Field Expenditures</u>				
Professional Fees	\$7,200	\$1,800	\$1,800	\$0
Landscape Maintenance	\$212,000	\$53,000	\$43,467	\$9,534
Electricity- Streetlights	\$62,000	\$15,500	\$18,730	(\$3,230)
Electricity- Irrigation/Signs	\$1,000	\$250	\$0	\$250
Utility- Irrigation	\$35,000	\$8,750	\$10,259	(\$1,509)
R&M- Signage	\$1,000	\$250	\$0	\$250
R&M Storm Water- Pond	\$15,600	\$3,900	\$3,939	(\$39)
Insurance-Property & Casualty	\$12,500	\$0	\$0	\$0
Repairs and Maintenance	\$7,500	\$1,875	\$0	\$1,875
Contingency	\$5,000	\$1,250	\$0	\$1,250
Stormwater Fee	\$46,185	\$11,546	\$0	\$11,546
<b>Total Field</b>	<b>\$404,985</b>	<b>\$98,121</b>	<b>\$78,194</b>	<b>\$19,927</b>
<u>Reserves</u>				
Roadway Reserves	\$38,000	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$38,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$460,601</b>	<b>\$102,410</b>	<b>\$80,032</b>	<b>\$22,378</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>\$25,249</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$150,344</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$175,593</b>	

**Palm Coast Park**  
**Community Development District**  
General Fund- Somerset  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<u>Revenues</u>				
Operations and Maintenance Assessments- Tax Roll	\$189,753	\$43,373	\$43,373	\$0
Miscellaneous Income	\$0	\$0	\$1,500	\$1,500
Developer Contributions	\$22,717	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$212,470</b>	<b>\$43,373</b>	<b>\$44,873</b>	<b>\$1,500</b>
<u>Administrative Expenditures</u>				
Tax Collector Fees	\$1,817	\$1,817	\$0	\$1,817
Arbitrage	\$600	\$150	\$0	\$150
Trustee Fees	\$4,500	\$3,547	\$3,547	\$0
Dissemination Agent	\$2,704	\$676	\$676	(\$0)
Postage and Freight	\$750	\$188	\$0	\$188
Attorney Fees	\$1,000	\$250	\$0	\$250
Other Current Charges	\$250	\$63	\$0	\$63
<b>Total Administrative</b>	<b>\$11,620</b>	<b>\$6,689</b>	<b>\$4,223</b>	<b>\$2,466</b>
<u>Field Expenditures</u>				
Professional Fees	\$7,200	\$1,800	\$1,800	\$0
Landscape Maintenance	\$80,000	\$20,000	\$14,344	\$5,656
Electricity- Streetlights	\$8,000	\$2,000	\$2,494	(\$494)
Electricity- Irrigation/Signs	\$12,000	\$3,000	\$267	\$2,733
Electricity - Fountain	\$5,000	\$1,250	\$869	\$381
Utility- Irrigation	\$26,350	\$6,588	\$2,937	\$3,650
R&M- Signage	\$1,000	\$250	\$0	\$250
R&M Storm Water- Pond	\$8,000	\$2,000	\$445	\$1,555
Insurance-Property & Casualty	\$5,000	\$0	\$0	\$0
Repairs and Maintenance	\$5,000	\$1,250	\$2,515	(\$1,265)
Contingency	\$5,000	\$1,250	\$0	\$1,250
Stormwater Fee	\$23,300	\$5,825	\$0	\$5,825
<b>Total Field</b>	<b>\$185,850</b>	<b>\$45,213</b>	<b>\$25,671</b>	<b>\$19,541</b>
<u>Reserves</u>				
Roadway Reserves	\$15,000	\$0	\$0	\$0
<b>Total Reserves</b>	<b>\$15,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures</b>	<b>\$212,470</b>	<b>\$51,902</b>	<b>\$29,894</b>	<b>\$22,008</b>
<b>Excess Revenue/(Expenditures)</b>	<b>\$0</b>		<b>\$14,979</b>	
<b>Beginning Fund Balance</b>	<b>\$0</b>		<b>\$12,639</b>	
<b>Ending Fund Balance</b>	<b>\$0</b>		<b>\$27,618</b>	

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2006  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Special Assessments- Tax Roll	\$1,744,538	\$398,759	\$398,759	\$0
Special Assessments- Off Roll	\$0	\$0	\$0	\$0
Special Assessments- Prepayment	\$0	\$0	\$0	\$0
Interest Income	\$12,500	\$3,125	\$16,955	\$13,830
<b>Total Revenues</b>	<b>\$1,757,038</b>	<b>\$401,884</b>	<b>\$415,714</b>	<b>\$13,830</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$36,345	\$0	\$0	\$0
Interfund Transfer Out	\$7,000	\$1,750	\$10,822	(\$9,072)
<b><u>Series 2006</u></b>				
Interest-11/1	\$432,630	\$432,630	\$432,630	\$0
Special Call-11/1	\$0	\$0	\$65,000	
Principal-5/1	\$910,000	\$0	\$0	\$0
Interest-5/1	\$432,630	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$1,818,605</b>	<b>\$434,380</b>	<b>\$508,452</b>	<b>(\$9,072)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>(\$61,567)</b>		<b>(\$92,738)</b>	
<b>Beginning Fund Balance</b>	<b>\$883,003</b>		<b>\$1,866,980</b>	
<b>Ending Fund Balance</b>	<b>\$821,436</b>		<b>\$1,774,242</b>	

Due From General	----
Reserve	\$1,057,436
Revenue	\$716,806
Prepayment	\$0
Interest	----
<b>Balance</b>	<b><u>\$1,774,242</u></b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2019  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<u>Revenues</u>				
Special Assessments- Tax Roll	\$200,861	\$45,912	\$45,912	\$0
Interest Income	\$6,254	\$1,564	\$2,156	\$592
<b>Total Revenues</b>	<b>\$207,115</b>	<b>\$47,475</b>	<b>\$48,067</b>	<b>\$592</b>
<u>Expenditures</u>				
Tax Collector	\$4,185	\$0	\$0	\$0
Interfund Transfer Out	\$3,622	\$906	\$1,432	(\$526)
<u>Series 2019</u>				
Interest-11/1	\$75,250	\$75,250	\$75,250	\$0
Principal-5/1	\$45,000	\$0	\$0	\$0
Interest-5/1	\$75,250	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$203,307</b>	<b>\$76,156</b>	<b>\$76,682</b>	<b>(\$526)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$3,808</b>		<b>(\$28,614)</b>	
<b>Beginning Fund Balance</b>	<b>\$95,718</b>		<b>\$240,865</b>	
<b>Ending Fund Balance</b>	<b>\$99,526</b>		<b>\$212,250</b>	

Due From General	----
Reserve	\$145,530
Revenue	\$66,720
<b>Balance</b>	<b>\$212,250</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2021  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$405,218	\$92,622	\$92,622	\$0
Interest Income	\$11,620	\$2,905	\$3,941	\$1,036
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$416,838</b>	<b>\$95,527</b>	<b>\$96,564</b>	<b>\$1,036</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$8,442	\$0	\$0	\$0
Interfund Transfer Out	\$6,753	\$1,688	\$2,670	(\$982)
<b><u>Series 2021</u></b>				
Interest-11/1	\$140,549	\$140,549	\$140,549	\$0
Principal-5/1	\$115,000	\$0	\$0	\$0
Interest-5/1	\$140,549	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$411,293</b>	<b>\$142,237</b>	<b>\$143,219</b>	<b>(\$982)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$5,545</b>		<b>(\$46,655)</b>	
<b>Beginning Fund Balance</b>	<b>\$170,607</b>		<b>\$441,285</b>	
<b>Ending Fund Balance</b>	<b>\$176,152</b>		<b>\$394,630</b>	

Due From General	----
Reserve	\$271,395
Revenue	\$123,234
Cap Interest	\$0
<b>Balance</b>	<b>\$394,630</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2022  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Adopted Budget	Prorated Budget 12/31/25	Actual 12/31/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$820,478	\$187,540	\$187,540	\$0
Interest Income	\$15,035	\$3,759	\$4,337	\$579
<b>Total Revenues</b>	<b>\$835,513</b>	<b>\$191,299</b>	<b>\$191,878</b>	<b>\$579</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$17,093	\$0	\$0	\$0
Interfund Transfer Out	\$5,015	\$1,254	\$1,976	(\$722)
<b><u>Series 2022</u></b>				
Interest Expense 11/1	\$288,918	\$288,918	\$288,918	\$0
Principal Expense 5/1	\$230,000	\$0	\$0	\$0
Interest Expense 5/1	\$288,918	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$829,944</b>	<b>\$290,172</b>	<b>\$290,894</b>	<b>(\$722)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$5,569</b>		<b>(\$99,016)</b>	
<b>Beginning Fund Balance</b>	<b>\$306,845</b>		<b>\$524,492</b>	
<b>Ending Fund Balance</b>	<b>\$312,414</b>		<b>\$425,475</b>	

Due From General	----
Reserve	\$200,846
Revenue	\$224,629
Cap Interest	\$0
<b>Balance</b>	<b>\$425,475</b>



# Palm Coast Park

## Community Development District

Debt Service Fund Series 2023  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Adopted Budget	Prorated Budget 12/31/25	Actual 12/31/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$428,386	\$97,918	\$97,918	\$0
Interest Income	\$10,089	\$2,522	\$3,300	\$778
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$438,475</b>	<b>\$100,440</b>	<b>\$101,218</b>	<b>\$778</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$8,925	\$0	\$0	\$0
Interfund Transfer Out	\$5,219	\$1,305	\$2,063	(\$759)
<b><u>Series 2023</u></b>				
Interest Expense 11/1	\$160,883	\$160,883	\$160,883	\$0
Principal Expense 5/1	\$100,000	\$0	\$0	\$0
Interest Expense 5/1	\$160,883	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$435,910</b>	<b>\$162,187</b>	<b>\$162,946</b>	<b>(\$759)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$2,565</b>		<b>(\$61,727)</b>	
<b>Beginning Fund Balance</b>	<b>\$173,251</b>		<b>\$382,031</b>	
<b>Ending Fund Balance</b>	<b>\$175,816</b>		<b>\$320,303</b>	

Due From General	----
Reserve	\$209,730
Revenue	\$110,573
Cap Interest	----
<b>Balance</b>	<b>\$320,303</b>

# Palm Coast Park

## Community Development District

Debt Service Fund Series 2024  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Adopted Budget	Prorated Budget 12/31/25	Actual 12/31/25	Variance
<b><u>Revenues</u></b>				
Special Assessments-Tax Roll	\$629,729	\$143,940	\$143,940	\$0
Interest Income	\$19,670	\$4,918	\$4,894	(\$24)
Interfund Transfer In	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$649,399</b>	<b>\$148,857</b>	<b>\$148,834</b>	<b>(\$24)</b>
<b><u>Expenditures</u></b>				
Tax Collector	\$13,119	\$0	\$0	\$0
Interfund Transfer Out	\$8,038	\$2,010	\$3,033	(\$1,024)
<b><u>Series 2024</u></b>				
Interest Expense 11/1	\$238,368	\$238,368	\$238,368	\$0
Principal Expense 5/1	\$140,000	\$0	\$0	\$0
Interest Expense 5/1	\$238,368	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$637,893</b>	<b>\$240,377</b>	<b>\$241,401</b>	<b>(\$1,024)</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$11,506</b>		<b>(\$92,567)</b>	
<b><u>Other Financing Sources/(Uses)</u></b>				
Bond Proceeds	\$0	\$0	\$0	\$0
<b>Total Other Financing Sources/(Uses)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Net Change in Fund Balance</b>	<b>\$11,506</b>		<b>(\$92,567)</b>	
<b>Beginning Fund Balance</b>	<b>\$263,016</b>		<b>\$566,307</b>	
<b>Ending Fund Balance</b>	<b>\$286,028</b>		<b>\$473,740</b>	
	Due From General		\$0	
	Reserve		\$308,305	
	Revenue		\$165,435	
	Interest		----	
	<b>Balance</b>		<b>\$473,740</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Sawmill  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	<b>Adopted Budget</b>	<b>Prorated Budget 12/31/25</b>	<b>Actual 12/31/25</b>	<b>Variance</b>
<b><u>Revenues</u></b>				
Operating Transfer In	\$41,570	\$41,570	\$119,908	\$78,338
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$42,570</b>	<b>\$42,570</b>	<b>\$119,908</b>	<b>\$77,338</b>
<b><u>Expenditures</u></b>				
Capital Outlay - Sawmill	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$42,320</b>		<b>\$119,908</b>	
<b>Beginning Fund Balance</b>	<b>\$48,900</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$91,220</b>		<b>\$119,908</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Spring Lake Reverie  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Adopted Budget	Prorated Budget 12/31/25	Actual 12/31/25	Variance
<b><u>Revenues</u></b>				
Operating Transfer In	\$38,000	\$38,000	\$87,000	\$49,000
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$39,000</b>	<b>\$39,000</b>	<b>\$87,000</b>	<b>\$48,000</b>
<b><u>Expenditures</u></b>				
Capital Outlay - SLR	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$38,750</b>		<b>\$87,000</b>	
<b>Beginning Fund Balance</b>	<b>\$35,000</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$73,750</b>		<b>\$87,000</b>	

# Palm Coast Park

## Community Development District

Capital Reserve - Somerset  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Adopted Budget	Prorated Budget 12/31/25	Actual 12/31/25	Variance
<b><u>Revenues</u></b>				
Operating Transfer In	\$15,000	\$15,000	\$7,250	(\$7,750)
Interest Income	\$1,000	\$1,000	\$0	(\$1,000)
<b>Total Revenues</b>	<b>\$16,000</b>	<b>\$16,000</b>	<b>\$7,250</b>	<b>(\$8,750)</b>
<b><u>Expenditures</u></b>				
Capital Outlay - Somerset	\$0	\$0	\$0	\$0
Other Current Charges	\$250	\$250	\$0	\$250
<b>Total Expenditures</b>	<b>\$250</b>	<b>\$250</b>	<b>\$0</b>	<b>\$250</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$15,750</b>		<b>\$7,250</b>	
<b>Beginning Fund Balance</b>	<b>\$16,260</b>		<b>\$0</b>	
<b>Ending Fund Balance</b>	<b>\$32,010</b>		<b>\$7,250</b>	

**Community Development District**  
Capital Projects Fund  
Statement of Revenues & Expenditures  
For Period Ending December 31, 2025

	Series 2006	Series 2019	Series 2021	Series 2022	Series 2023	Series 2024
<u>Revenues</u>						
Interest Income	\$25,420	\$251	\$389	\$103	\$320	\$626
Interfund Transfer In	\$10,822	\$1,432	\$2,670	\$1,976	\$2,063	\$3,033
Impact Fees	\$0	\$0	\$0	\$0	\$0	\$0
Bond Proceeds	\$0	\$0	\$0	\$0	\$0	\$0
Bond Premium	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Revenues</b>	<b>\$36,242</b>	<b>\$1,683</b>	<b>\$3,059</b>	<b>\$2,078</b>	<b>\$2,383</b>	<b>\$3,659</b>
<u>Expenditures</u>						
Capital Outlay	\$0	\$0	\$0	\$0	\$0	\$0
Interfund Transfer Out	\$0	\$0	\$0	\$0	\$0	\$0
Cost of Issuance	\$0	\$0	\$0	\$0	\$0	\$0
Underwriters Discount	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Expenditures</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>Excess Revenues/(Expenditures)</b>	<b>\$36,242</b>	<b>\$1,683</b>	<b>\$3,059</b>	<b>\$2,078</b>	<b>\$2,383</b>	<b>\$3,659</b>
<b>Beginning Fund Balance</b>	<b>\$2,572,705</b>	<b>\$25,029</b>	<b>\$38,568</b>	<b>\$9,786</b>	<b>\$31,790</b>	<b>\$62,544</b>
<b>Ending Fund Balance</b>	<b>\$2,608,948</b>	<b>\$26,712</b>	<b>\$41,627</b>	<b>\$11,864</b>	<b>\$34,173</b>	<b>\$66,203</b>

Palm Coast Park CDD  
General Fund  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$19,361	\$71,082	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 90,443
Assessments - Direct	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Interest Earnings	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Interest Earnings - SBA	\$1,494	\$1,403	\$1,398	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 4,295
Miscellaneous Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Revenues</b>	<b>\$1,494</b>	<b>\$20,764</b>	<b>\$72,481</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 94,738</b>
<u>Administrative Expenditures</u>													
Supervisors Fees	\$600	\$800	\$200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,600
FICA Taxes	\$46	\$61	\$15	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	122
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Dissemination Agent	\$225	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 676
Assessmnet Administration	\$5,732	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 5,732
Engineering	\$908	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 908
Attorney Fees	\$6,266	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 6,266
Management Fees	\$4,012	\$4,012	\$4,012	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 12,037
Website Maintenance & Hosting	\$115	\$115	\$115	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 344
Website	\$1,686	\$133	\$133	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,952
Trustee Fees	\$3,125	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 3,125
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Postage and Freight	\$518	\$360	\$286	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,164
Insurance- General Liability	\$9,200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 9,200
Printing and Binding	\$60	\$57	\$157	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 274
Legal Advertising	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Office Supplies	\$21	\$0	\$21	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 41
Meeting Room Rental	\$254	\$508	\$254	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,016
Dues & Licenses	\$0	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 175
<b>Total Administrative</b>	<b>\$32,767</b>	<b>\$6,447</b>	<b>\$5,418</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 44,631</b>
<u>Field Expenditures</u>													
Professional Services	\$1,500	\$1,500	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 4,500
Landscape Maintenance	\$7,946	\$7,946	\$7,946	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 23,838
Preserve Management	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Repairs & Maintenance	\$876	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 876
Insurance- Property & Casualty	\$19,293	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 19,293
Sidewalk Repair	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Field</b>	<b>\$29,615</b>	<b>\$9,446</b>	<b>\$9,446</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 48,507</b>
<b>Total Expenditures</b>	<b>\$62,382</b>	<b>\$15,893</b>	<b>\$14,864</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 93,138</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$60,888)</b>	<b>\$4,871</b>	<b>\$57,617</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 1,600</b>

Palm Coast Park CDD  
General Fund- Sawmill Creek  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$133,137	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$133,137
Developer Contributions - Phase 7	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Miscellaneous Income and Discounts	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Revenues</b>	<b>\$0</b>	<b>\$0</b>	<b>\$133,137</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$133,137</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Trustee Fees	\$7,590	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	7,590
Dissemination Agent	\$1,676	\$676	\$676	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	3,028
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Administrative</b>	<b>\$9,266</b>	<b>\$676</b>	<b>\$676</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>10,618</b>
<u>Field Expenditures</u>													
Professional Fees	\$1,800	\$1,800	\$1,800	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	5,400
Landscape Maintenance	\$21,764	\$22,449	\$26,735	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	70,948
Electricity- Streetlights	\$2,756	\$2,756	\$2,950	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	8,463
Electricity- Irrigation/Signs	\$63	\$63	\$63	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	189
Utility- Irrigation	\$1,408	\$1,558	\$1,821	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	4,788
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
R&M Storm Water- Pond	\$3,461	\$3,461	\$3,461	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	10,384
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Repairs and Maintenance	\$0	\$2,250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	2,250
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
Interfund Transfer Out	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Field</b>	<b>\$31,253</b>	<b>\$34,338</b>	<b>\$36,831</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>102,422</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>-</b>
<b>Total Expenditures</b>	<b>\$40,519</b>	<b>\$35,014</b>	<b>\$37,507</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>113,040</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$40,519)</b>	<b>(\$35,014)</b>	<b>\$95,630</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>20,098</b>



Palm Coast Park CDD  
General Fund- Spring Lake Reverie  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$105,282	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 105,282
Developer Contributions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Miscellaneous Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Revenues</b>	<b>\$0</b>	<b>\$0</b>	<b>\$105,282</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 105,282</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Trustee Fees	\$1,010	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,010
Dissemination Agent	\$225	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 676
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Other Current Charges	\$0	\$0	\$152	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 152
<b>Total Administrative</b>	<b>\$1,235</b>	<b>\$225</b>	<b>\$377</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 1,838</b>
<u>Field Expenditures</u>													
Professional Fees	\$600	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,800
Landscape Maintenance	\$11,667	\$15,473	\$16,326	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 43,467
Electricity- Streetlights	\$0	\$6,138	\$12,592	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 18,730
Electricity- Irrigation/Signs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Utility- Irrigation	\$3,050	\$3,767	\$3,442	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 10,259
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
R&M Storm Water- Pond	\$1,313	\$1,313	\$1,313	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 3,939
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs and Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$16,630</b>	<b>\$27,291</b>	<b>\$34,273</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 78,194</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<b>Total Expenditures</b>	<b>\$17,866</b>	<b>\$27,516</b>	<b>\$34,650</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 80,032</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$17,866)</b>	<b>(\$27,516)</b>	<b>\$70,631</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 25,249</b>

Palm Coast Park CDD  
General Fund- Somerset  
Month to Month

	October	November	December	January	February	March	April	May	June	July	August	September	Total
<u>Revenues</u>													
Operations and Maintenance Assessments- Tax Roll	\$0	\$0	\$43,373	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 43,373
Developer Contributions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Miscellaneous Income	\$0	\$1,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,500
<b>Total Revenues</b>	<b>\$0</b>	<b>\$1,500</b>	<b>\$43,373</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 44,873</b>
<u>Administrative Expenditures</u>													
Tax Collector Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Trustee Fees	\$3,547	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 3,547
Dissemination Agent	\$225	\$225	\$225	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 676
Postage and Freight	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Attorney Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Other Current Charges	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Administrative</b>	<b>\$3,772</b>	<b>\$225</b>	<b>\$225</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 4,223</b>
<u>Field Expenditures</u>													
Professional Fees	\$600	\$600	\$600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 1,800
Landscape Maintenance	\$4,781	\$4,781	\$4,781	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 14,344
Electricity- Streetlights	\$787	\$787	\$920	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,494
Electricity- Irrigation/Signs	\$117	\$74	\$76	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 267
Electricity - Fountain	\$28	\$403	\$438	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 869
Utility- Irrigation	\$966	\$1,024	\$947	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,937
R&M- Signage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
R&M Storm Water- Pond	\$445	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 445
Insurance-Property & Casualty	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
Repairs and Maintenance	\$1,625	\$445	\$445	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ 2,515
Contingency	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Field</b>	<b>\$9,349</b>	<b>\$8,114</b>	<b>\$8,207</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 25,671</b>
<u>Reserves</u>													
Roadway Reserves	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$ -
<b>Total Reserves</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ -</b>
<b>Total Expenditures</b>	<b>\$13,121</b>	<b>\$8,340</b>	<b>\$8,433</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 29,894</b>
<b>Excess Revenue/(Expenditures)</b>	<b>(\$13,121)</b>	<b>(\$6,840)</b>	<b>\$34,940</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$ 14,979</b>

**Palm Coast Park**  
**Community Development District**  
**Long Term Debt Report**

<b>Series 2006 Special Assessment Bonds</b>	
Interest Rate:	5.70%
Maturity Date:	5/1/37
Reserve Fund Definition:	6.966 % Outstanding
Reserve Fund Requirement:	\$ 1,052,911
Reserve Fund Balance:	\$ 1,057,436
Bonds Outstanding- 6/30/2015	\$ 31,780,000
Less: May 1, 2008 (Mandatory)	\$ (410,000)
Less: May 1, 2009 (Mandatory)	\$ (435,000)
Less: May 1, 2010 (Mandatory)	\$ (460,000)
Less: May 1, 2011 (Mandatory)	\$ (490,000)
Less: May 1, 2012 (Mandatory)	\$ (515,000)
Less: May 1, 2013 (Mandatory)	\$ (545,000)
Less: May 1, 2014 (Mandatory)	\$ (580,000)
Less: May 1, 2015 (Mandatory)	\$ (615,000)
Less: May 1, 2016 (Mandatory)	\$ (650,000)
Less: May 1, 2017 (Mandatory)	\$ (685,000)
Less: May 1, 2018 (Mandatory)	\$ (730,000)
Less: May 1, 2019 (Mandatory)	\$ (770,000)
Less: May 1, 2020 (Mandatory)	\$ (815,000)
Less: May 1, 2021 (Mandatory)	\$ (865,000)
Less: May 1, 2022 (Mandatory)	\$ (915,000)
Less: November 1, 2022 (Special Call)	\$ (1,790,000)
Less: May 1, 2023 (Mandatory)	\$ (890,000)
Less: November 1, 2022 (Special Call)	\$ (5,000)
Less: November 1, 2023 (Special Call)	\$ (1,355,000)
Less: May 1, 2024 (Mandatory)	\$ (940,000)
Less: May 1, 2024 (Special Call)	\$ (15,000)
Less: November 1, 2024 (Special Call)	\$ (1,255,000)
Less: May 1, 2025 (Mandatory)	\$ (860,000)
Less: May 1, 2025 (Special Call)	\$ (10,000)
Less: November 1, 2025 (Special Call)	\$ (65,000)
Current Bonds Outstanding	\$ 15,115,000

<b>Series 2019 Special Assessment Bonds</b>	
Interest Rate:	3.4% - 4.3%
Maturity Date:	5/1/50
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 145,564
Reserve Fund Balance:	\$ 145,530
Bonds Outstanding- 12/04/19	\$ 3,770,000
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)	\$ (40,000)
Less: May 1, 2025 (Mandatory)	\$ (45,000)
Current Bonds Outstanding	\$ 3,565,000

**Palm Coast Park**  
**Community Development District**  
**Long Term Debt Report**

<b>Series 2021 Special Assessment Bonds- Spring Lake Tracts 2 &amp; 3</b>	
Interest Rate:	2.4-4.0%
Maturity Date:	5/1/52
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 271,395
Reserve Fund Balance:	\$ 271,395
Bonds Outstanding- 12/23/2021	\$ 8,065,000
Less: May 1, 2023 (Mandatory)	\$ (105,000)
Less: May 1, 2024 (Mandatory)	\$ (110,000)
Less: May 1, 2025 (Mandatory)	\$ (110,000)
Current Bonds Outstanding	\$ 7,740,000

<b>Series 2022 Special Assessment Bonds- Sawmill Branch Phase 2</b>	
Interest Rate:	4.15-5.125%
Maturity Date:	5/1/51
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 200,846
Reserve Fund Balance:	\$ 200,846
Bonds Outstanding- 6/10/2022	\$ 12,225,000
Less: May 1, 2023 (Mandatory)	\$ (200,000)
Less: May 1, 2024 (Mandatory)	\$ (210,000)
Less: May 1, 2025 (Mandatory)	\$ (220,000)
Current Bonds Outstanding	\$ 11,595,000

<b>Series 2023 Special Assessment Bonds- Somerset</b>	
Interest Rate:	4.7-5.6%
Maturity Date:	5/1/53
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 209,730
Reserve Fund Balance:	\$ 209,730
Bonds Outstanding- 7/13/23	\$ 6,145,000
Less: May 1, 2024 (Mandatory)	\$ (90,000)
Less: May 1, 2025 (Mandatory)	\$ (95,000)
Current Bonds Outstanding	\$ 5,960,000

<b>Series 2024 Special Assessment Bonds- Sawmill Branch - Phase 7</b>	
Interest Rate:	4.375-5.33%
Maturity Date:	5/1/55
Reserve Fund Definition:	50% MADS
Reserve Fund Requirement:	\$ 308,305
Reserve Fund Balance:	\$ 308,305
Bonds Outstanding- 8/08/24	\$ 9,345,000
Current Bonds Outstanding	\$ 9,345,000

## SPECIAL ASSESSMENTS FY2026 RECEIPTS

GROSS ASSESSMENTS	\$	6,013,567	\$	1,817,238	\$	209,231	\$	422,102	\$	854,665	\$	446,236	\$	655,967	\$	479,793	\$	606,738	\$	197,660	\$	323,938
NET ASSESSMENTS	\$	5,652,753	\$	1,708,204	\$	196,677	\$	396,776	\$	803,385	\$	419,462	\$	616,609	\$	451,005	\$	570,334	\$	185,800	\$	304,502

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0.302189708	0.034793085	0.070191614	0.14212276	0.074204855	0.109081208	0.079785029	0.100894903	0.032868956	0.053867882
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