

***CEDAR HAMMOCK  
Community Development  
District***

***November 11, 2025 MEETING***

***AGENDA PACKAGE***

The meeting will be held at:  
Cedar Hammock Clubhouse  
8660 Cedar Hammock Boulevard  
Naples, Florida 34112



11555 HERON BAY BOULEVARD, SUITE 201  
CORAL SPRINGS, FLORIDA 33076

**Board of Supervisors**

Quentin Greeley, Chairperson  
Fred Bally, Vice Chairperson  
Don Eliasek, Assistant Secretary  
John Martino, Assistant Secretary  
Domiano Passalacqua, Assistant Secretary

Justin Faircloth, District Manager  
Sam Marshall, District Engineer  
Dan Cox, District Counsel

**Meeting Agenda  
Cedar Hammock Clubhouse  
8660 Cedar Hammock Boulevard, Naples, Florida 34112  
Tuesday, November 11, 2025 – 2:00 p.m.**

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- 1. Roll Call**
- 2. Motion to Approve Agenda.....Page 2**
- 3. Public Comments on Agenda Items**
- 4. Public Hearing for Rulemaking**
  - A. Public Hearing to Consider Amendments to Rules Regarding Stormwater System Guidelines
  - B. Consideration of Resolution 2026-01, Adoption of Amendments to Rules Regarding Stormwater System Guidelines .....Page 3
- 5. Staff Reports**
  - A. District Engineer
  - B. District Counsel
  - C. District Manager
    - i. Follow-Up Items
      - a. Goals & Objectives Report.....Page 19
- 6. Business Items**
  - A. Club Updates
  - B. Canna & Thalia Growth at Lake 8
  - C. Back Exit Gate Repair.....Page 23
  - D. Lake Bank Erosion Project
  - E. New ERP Standards
  - F. Cedar Hammock Golf & Country Club 2026 Operating & Capital Budget
- 7. Business Administration**
  - A. Approval of the Minutes of the October 14, 2025 Meeting.....Page 26
  - B. Acceptance of the Financial Report as of September 2025.....Page 31
  - C. Assignment of Fund Balance.....Page 42
  - D. Resolution 2018-02 Ratification Items
- 8. Supervisors' Requests**
- 9. Audience Comments**
- 10. Adjournment**

**The next meeting is scheduled to be held Tuesday, December 9, 2025 at 2:00 p.m.**

**District Office:**

Inframark, Infrastructure Management Services  
11555 Heron Bay Boulevard, Suite 201  
Coral Springs, FL 33076

**Meeting Location:**

Cedar Hammock Clubhouse  
8660 Cedar Hammock Boulevard  
Naples, Florida 34112

## **RESOLUTION 2026-01**

### **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CEDAR HAMMOCK COMMUNITY DEVELOPMENT DISTRICT ADOPTING STORMWATER MANAGEMENT RULES AND POLICIES; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

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

**WHEREAS**, Chapter 190, Florida Statutes, authorizes the District to adopt rules to govern the administration of the District and to adopt resolutions as may be necessary for the conduct of District business; and

**WHEREAS**, the Board of Supervisors finds that it is in the best interests of the District to adopt by this Resolution the Stormwater Management Rules and Policies for Cedar Hammock Community Development District (the “Stormwater Management Rules and Policies”) attached hereto as Exhibit “1;” and

**WHEREAS**, the attached Stormwater Management Rules and Policies are for immediate use and application, having been adopted after having held a public hearing before the District Board of Supervisors on November 11, 2025.

### **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CEDAR HAMMOCK COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** The Stormwater Management Rules and Policies attached hereto as Exhibit “1” are hereby adopted for immediate use. The Stormwater Management Rules and Policies referenced herein shall stay in full force and effect until such time as the District’s Board of Supervisors may amend, rescind, or repeal the Stormwater Management Rules and Policies in accordance with Chapter 190, Florida Statutes, and other applicable law.

**SECTION 2.** If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

**SECTION 3.** This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

**PASSED AND ADOPTED THIS 11<sup>TH</sup> DAY OF NOVEMBER, 2025.**

ATTEST:

**CEDAR HAMMOCK COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Assistant Secretary

By: \_\_\_\_\_  
Its: Chairman / Vice Chairman

Exhibit "1": Stormwater Management Rules and Policies  
for Cedar Hammock Community Development District

**Exhibit “1”**

Stormwater Management Rules and Policies  
for Cedar Hammock Community Development District

**STORMWATER MANAGEMENT  
RULES AND POLICIES  
FOR  
CEDAR HAMMOCK COMMUNITY DEVELOPMENT DISTRICT**

**Section 1.     Short Title, Authority and Applicability**

a.        This document shall be known and may be cited as the “Stormwater Management Rules and Policies for Cedar Hammock Community Development District” (the “Rules”).

b.        The Board of Supervisors (the “Board”) of the Cedar Hammock Community Development District (the “District”) has the authority to adopt rules and policies pursuant to Chapter 190, Florida Statutes, as amended.

c.        The Rules shall be applicable to all those property owners, homeowners’ associations, condominium associations, persons and any other entities who are served by or are utilizing the master stormwater management system operated by the District.

d.        It is intended that the Rules will be administered in conjunction with the Gutter, Downspout, and Drainage Standards (“Standards”) published and enforced by the Architectural Review Committee of the Cedar Hammock Golf & Country Club, Inc. (the “Association”), as may be amended from time to time. The Standards have been developed jointly by the Association and the District to meet both the aesthetic needs of the Association as well as the functional needs required by the District to significantly limit erosion and washout to lake banks which may affect the proper operation of the Master Stormwater System (defined herein). A copy of the Standards may be obtained on the District’s website at cedarhammockcdd.com.

**Section 2.     Background, Intent, Findings and Purpose**

a.        The District was created pursuant to the provisions of Chapter 190, Florida Statutes, and was established to provide for ownership, operation, maintenance, and provision of various public improvements, facilities and services within its jurisdiction. The purpose of the Rules (individually, each a “Rule”) is to describe the various policies of the District relating to stormwater management.

b.        Definitions located within any section of the Rules shall be applicable within all other sections, unless specifically stated to the contrary.

c.        A Rule of the District shall be effective upon adoption by affirmative vote of the Board. After a Rule becomes effective, it may be repealed or amended only through the rulemaking procedures specified in the Rules. Notwithstanding, the District may immediately suspend the application of a Rule if the District determines that the Rule conflicts with Florida law. In the event that a Rule conflicts with Florida law and its application has not been suspended by the District, such Rule should be interpreted in the manner that best effectuates the intent of the Rule while also

complying with Florida law. If the intent of the Rule absolutely cannot be effectuated while complying with Florida law, the Rule shall be automatically suspended.

d. The District is the operating entity responsible for the long-term operation and maintenance of the master stormwater management system servicing the property located within the boundaries of the District (the “Master Stormwater System”). The District owns certain real property and other improvements which comprise the Master Stormwater System. Stormwater lakes, ponds, control structures, lake interconnect piping, littoral plantings and natural wetlands are all integral parts of the Master Stormwater System. The owners and residents of real property within the District play an integral part in keeping the Master Stormwater System functioning properly. The failure of all or a portion of the Master Stormwater System due to improper actions of third parties could result in significant damage or harm to real property and/or personal property within the District.

e. The Master Stormwater System is permitted through South Florida Water Management District (“SFWMD”) and Collier County, and the regulations of such governmental bodies control the design, operation, and use of the Master Stormwater System. Notwithstanding the same, consistent with the regulations of such entities, there are certain practices and actions that can be controlled to enhance the effectiveness of the Master Stormwater System and improve the overall function and aesthetic value of the Master Stormwater System.

f. Runoff from normal rain events, as well as from tropical storms and hurricanes, originating from impervious surfaces such as roofs, gutters, and downspouts, may cause significant lake bank erosion and washouts throughout the District and may otherwise affect the proper operation of the Master Stormwater System. Based upon the District’s prior experiences, undertaking corrective action for such events may result in the District expending significant sums of money to restore the Master Stormwater System (including lake banks) to maintain compliance with applicable permits and ensure public safety. The Rules are intended to establish rules and policies relating to the installation and use of gutters and downspouts, as well as other forms of drainage on privately owned property within the District (collectively referred to as “Lot Outfall Improvements”), which are discharging via overland flow or directly into the District’s lakes, ponds, and wetlands. The Rules are intended to serve three goals: (1) reducing and/or spreading out the volume of water flowing from an owner’s property toward the lakes, ponds, and wetlands within the District; (2) reducing the velocity of water flowing from an owner’s property toward the lakes, ponds, and wetlands; and (3) maintaining compliance with applicable SFWMD and Collier County permits and regulations.

### **Section 3. Gutters and Downspouts**

#### **a. Installation or Modification of Gutters and Downspouts Generally.**

i. Drainage patterns for each property within the District shall be consistent with the approved SFWMD permit for the subject property. In the event the drainage pattern, direction or outfall from a particular property is proposed to be altered or is currently inconsistent with the approved SFWMD permit and all appurtenant permit modifications, then a modification to

the applicable SFWMD permit may be required. All permitted cross sections and grade elevations shall be maintained per the SFWMD permit unless and until a modification is approved.

ii. The installation or modification of Lot Outfall Improvements on a home, condominium building, or other structure (“Structure”) within the District shall be subject to the Rules herein and also subject to the Standards.

iii. In order to prevent erosion and washouts upon the banks and shorelines of the District’s surface water retention ponds/lakes caused by stormwater runoff emanating from gutter and downspout discharge, or runoff from any impervious structure such as, but not necessarily limited to, roof-tops, driveways, patios, or outbuildings, any Lot Outfall Improvements on property that is adjacent to a surface water retention pond/lake that may potentially require a drainage connection system to collect and properly discharge storm water runoff to avoid erosion and washouts, as deemed necessary by the District, as set forth in more detail in subsection (iv) below, shall be designed such that all water runoff will be collected and routed to pipes, collection boxes, and other drainage improvements located on District Property (“District Outfall Improvements,” and together with the Lot Outfall Improvements, the “Outfall Improvements”) by a method consistent with the Standards and applicable permitting. Attached hereto and made a part hereof as Exhibit “A” are example concepts showing various methods that can be used within the District for collecting stormwater runoff and illustrating the intrusion of the Outfall Improvements into the adjacent lake to discharge the stormwater. As reflected in each of the attached examples, all outfalls from the Outfall Improvements into the lake/pond shall be installed below the control elevation of the lake/pond. All drainage design plans for Outfall Improvements are to be consistent and compliant with applicable permits, rules, and regulations. As the District is the owner of the adjacent lake property, no intrusion of Outfall Improvements into a lake shall be permitted without the prior review and approval of the District. Further, each example of Outfall Improvements has a defined connection point (the “Connection Point”) to delineate the separation of maintenance responsibility of the District and the property owner. The District will be responsible for maintenance of improvements below or downstream from the Connection Point and the owner will be responsible for maintenance of improvements above or upstream from the Connection Point.

iv. The District shall periodically identify properties within its boundary (“Drainage Properties”) on which the installation and/or modification of Lot Outfall Improvements or connections to District Outfall Improvements are determined to be necessary in order to significantly limit washouts and erosion to lake banks, which may affect the proper operation of the Master Stormwater System. The Association has agreed to use all due diligence and enforcement mechanisms at its disposal in order to facilitate the District’s installation and or modification of Lot Outfall Improvements on the Drainage Properties. The District shall pay for the costs to install and/or modify the Lot Outfall Improvements on the Drainage Properties; however, the owners of the Drainage Properties will be responsible for maintenance of the Lot Outfall Improvements above or upstream of the Connection Point.

b. Homes and Buildings Identified as Drainage Properties.

i. Compliant Existing Lot Outfall Improvements. If a Structure on a Drainage Property has existing Lot Outfall Improvements that meet the Standards, and if District Outfall



Improvements have already been permitted and installed adjacent to the Drainage Property, the District shall coordinate with the Association to ensure that the existing Lot Outfall Improvements are connected to the District Outfall Improvements. The District will review whether any additional permitting through SFWMD and/or Collier County is required to connect the existing Lot Outfall Improvements to the District Outfall Improvements. If additional permitting is required, then the District shall be responsible for the cost and expense of any additional planning, design, engineering, and permitting required for the connection. The District shall be responsible for all costs and expenses relating to the connection to the existing Lot Outfall Improvements. The District shall enter into a temporary license agreement in substantially the form attached hereto as Exhibit “B” (the “License Agreement”) with the owners of the Drainage Properties to allow for access to the property in order to connect the existing Lot Outfall Improvements to the District Outfall Improvements. Once the connection is made, the District shall be responsible for maintenance of only improvements below or downstream of the Connection Point and the Property Owner (or the property owner’s successor in title) will be responsible for maintenance of improvements above or upstream of the Connection Point. The Property Owner is advised that routine maintenance is necessary and required to prevent clogging of the drain lines, which could potentially result in a back-up of water and damage to the property or the Structure on the property. The District shall not be responsible for any damage caused by any lack of maintenance including, without limitation, damage caused by back-ups or clogs in such lines.

ii. Non-Compliant Lot Outfall Improvements or No Lot Outfall Improvements. If a Structure on a Drainage Property has Lot Outfall Improvements that do not meet the Standards or if there are no existing Lot Outfall Improvements on the Drainage Property, the District shall coordinate with the Association to install all necessary Lot Outfall Improvements (including District Outfall Improvements draining directly into a lake/pond) which meet the Standards. The District will review whether any additional permitting through SFWMD and/or Collier County is required for the installation of all improvements. If additional permitting is required, then the District shall be solely responsible for the cost and expense of any additional planning, design, engineering, and permitting required for the installation of the Outfall Improvements. The District shall be solely responsible for all costs and expenses relating to the installation of any Outfall Improvements. All work shall be performed and completed consistent with applicable permits and approvals. The District shall enter into a License Agreement with the owners of the Drainage Property to allow for access to the property in order to install the Lot Outfall Improvements. Once the installation of the Lot Outfall Improvements is complete, the District shall be responsible for maintenance of the improvements only below or downstream from the Connection Point and the Property Owner (or the Property Owner’s successor in title) will be responsible for maintenance of improvements above or upstream from the Connection Point. The Property Owner is advised that routine maintenance is necessary and required to prevent clogging of the drain lines, which could potentially result in a back-up of water and damage to the Property Owner’s property or the Structure on the property. The District shall not be responsible for any damage caused by any lack of maintenance including, without limitation, damage caused by back-ups or clogs in such lines.

c. Homes and Buildings Not Identified as Drainage Properties

i. Homes and Buildings Desiring Lot Outfall Improvements Not Identified as Drainage Properties. The District shall not be responsible for the costs and expenses associated with any Lot

Outfall Improvements made on properties which have not been designated as Drainage Properties. If a Property Owner is required by the Association to install any improvements necessary to bring the Structure into compliance with the Standards, or if a Property Owner wishes to install said improvements on their own accord, the Property Owner shall be responsible for any costs associated with the improvements. This includes any cost and expense of any additional planning, design, engineering, and permitting required for the installation. If the Lot Outfall Improvements include a direct connection to a previously installed District Outfall Improvement, the District will be responsible for maintenance of only improvements below or downstream of the Connection Point and the Property Owner (or the Property Owner's successor in title) will be responsible for maintenance of improvements above or upstream of the Connection Point. The Property Owner is advised that routine maintenance is necessary and required to prevent clogging of the drain lines, which could potentially result in a back-up of water and damage to the Property Owner's property or the Structure on the property. The District shall not be responsible for any damage caused by any lack of maintenance including, without limitation, damage caused by back-ups or clogs in such lines.

#### **Section 4. Compliance with Laws**

All property owners, homeowners associations, condominium associations, persons or entities who are served by, or are utilizing, the Master Stormwater System shall, in addition to the Rules, be obligated to comply with all applicable federal, state, and local laws and regulations including, without limitation, all permits issued by SFWMD for the operation and use of the Master Stormwater System.

#### **Section 5. Enforcement**

The District shall have any and all rights available under Florida law to enforce the provisions of the Rules. The District's staff including, without limitation, the District Manager shall have the authority to act on behalf of the District with respect to the enforcement of the Rules including, without limitation, taking any actions necessary to the enforcement and/or prosecution of violations of the Rules consistent with Florida law. In addition to, and not as a limitation on the District, the District shall have the right to notify SFWMD, Collier County, or any other appropriate regulatory agency of a violation of the Rules or any existing permits issued by any such regulatory agency.

#### **Section 6. Effective Date**

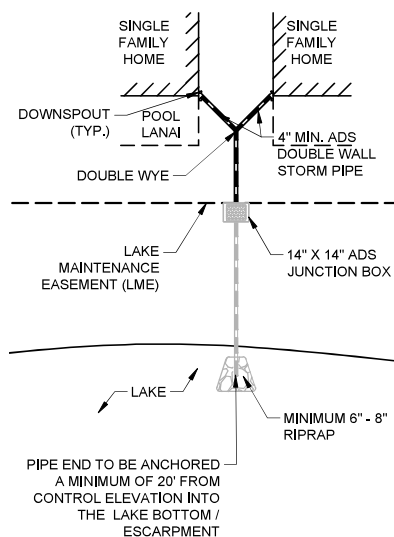
The Rules shall be effective upon their adoption.

**Exhibit A – Stormwater Collection Illustrations**

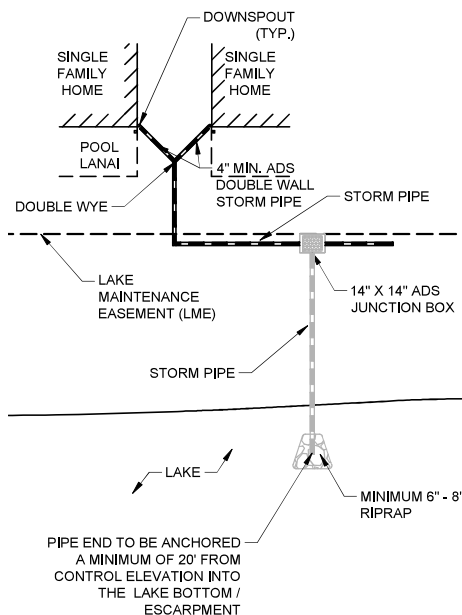
**Exhibit B – Form License Agreement**

**Exhibit “A”**

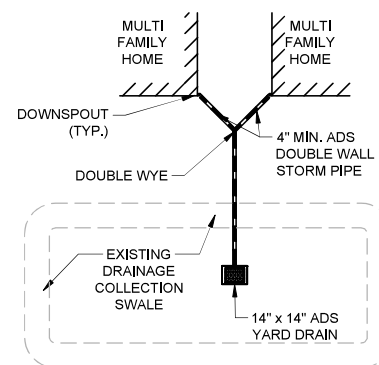
Stormwater Collection Illustrations



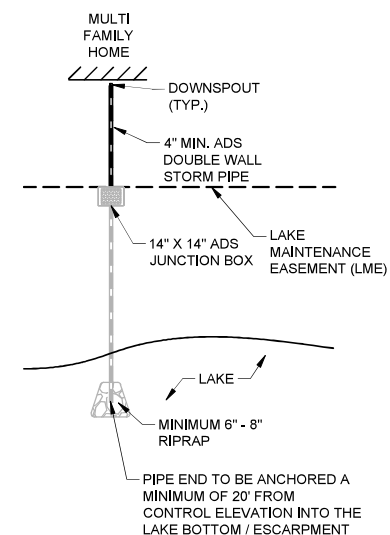
**SINGLE FAMILY  
OPTION 1**



**SINGLE FAMILY  
OPTION 2**



**MULTI FAMILY  
OPTION 1**



**MULTI FAMILY  
OPTION 2**

**NOTE:**

1. ALL PIPE MATERIAL TO BE ADS DOUBLE-WALL PIPE.
2. ALL JUNCTION BOXES / YARD DRAINS TO BE ADS NYLOPLAST OR APPROVED EQUAL.
4. A MINIMUM OF 12" COVER ON TOP OF PIPE CROWN SHALL BE PROVIDED.
3. ALL WORK SHOWN WITHIN THE LAKE MAINTENANCE EASEMENT (LME) SHALL BE CONSIDERED EXISTING OR PERFORMED UNDER A DIFFERENT PHASE BY OTHERS.

**Exhibit “B”**

Form License Agreement

## **LICENSE FOR ACCESS**

This **LICENSE FOR ACCESS** (the "License") is made effective as of the \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by and between \_\_\_\_\_ ("Licensor") and the CEDAR HAMMOCK COMMUNITY DEVELOPMENT DISTRICT, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes ("Licensee").

## **R E C I T A L S**

**WHEREAS**, Licensor is the owner of certain real property located at \_\_\_\_\_ and shown on Exhibit "A" attached hereto and by this reference made a part hereof (the "Property"); and

**WHEREAS**, Licensee is undertaking a project to prevent erosion and other damage to the stormwater management system it owns located throughout the Cedar Hammock residential community from surface water runoff from privately-owned properties (the "Project"); and

**WHEREAS**, as the Project necessitates that the Licensee, in coordination with the Cedar Hammock Golf & Country Club, Inc. (the "Association"), install drainage improvements including, but not limited to, gutters, downspouts, and drains ("Drainage Improvements") on certain properties in a manner which meets the applicable guidelines of the Association's Architectural Review Committee and the Licensee; and

**WHEREAS**, the Licensee has identified the Property as one on which Drainage Improvements are necessary in order to meet the goals of the Project; and

**WHEREAS**, the plans for the Drainage Improvements to be installed on the Property are attached hereto as Exhibit "B;" and

**WHEREAS**, Licensee has requested that Licensor grant Licensee the right to temporarily access the portion of the Property identified on Exhibit "A" as the "License Area" in connection with the completion of the Project; and

**WHEREAS**, in furtherance thereof, Licensee has also requested that Licensor allow Licensee's agents, contractors, and consultants, access onto the License Area for purposes of installing the Drainage Improvements in accordance with Exhibit "B," and Licensor is willing to grant such access; and

**WHEREAS**, subsequent to the installation of the Drainage Improvements, Licensor agrees to be responsible for the maintenance of the Drainage Improvements located above the connection point to Licensee's master stormwater system.

**NOW, THEREFORE**, in consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged by Licensor, Licensor and Licensee hereby agree as follows:

1. **Recitals.** The above recitals are incorporated herein and made a part hereof.
2. **Grant of Access.** Licensor hereby grants to Licensee, for itself, its agents, contractors, and consultants, a license to enter the License Area for the purpose of installing the Drainage Improvements (“License Purpose”), subject to the further terms and provisions hereof. Licensor represents and warrants to Licensee that it has full power and authority to grant Licensee the rights described herein.
3. **License.** The rights granted herein to Licensee shall be deemed a license in favor of Licensee for the purposes as set forth herein. Notwithstanding anything to the contrary herein contained, this License shall automatically expire on the date upon which the Drainage Improvements are fully installed or \_\_\_\_\_, 20\_\_, whichever occurs sooner.
4. **No Disruption.** Licensee agrees by acceptance hereof to undertake the License Purpose in a commercially reasonable manner customary and typical of similar projects so as not to unreasonably interfere with Licensor’s use of the Property.
5. **Restoration.** Licensee shall repair any damage resulting from the License Purpose and restore the Property to the condition it was in prior to Licensee’s use of the License Area.
6. **Maintenance.** Subsequent to the installation of the Drainage Improvements, Licensor agrees to be responsible for the maintenance of the Drainage Improvements located above the connection point to Licensee’s master stormwater system
7. **Entire Agreement.** This License contains the entire understanding between the parties and shall not be amended or modified except in a writing signed by the party to be charged.
8. **Counterparts; Electronic Signatures.** This License may be executed in multiple counterparts, each of which shall be deemed an original and all of which collectively shall constitute one instrument. Further, Licensor and Licensee agree that this License may be executed and delivered by electronic signature and transmission.

[remainder of page intentionally left blank]

**IN WITNESS WHEREOF**, the parties have executed this License as of the date indicated.

**LICENSOR:**

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

**LICENSEE:**

**CEDAR HAMMOCK COMMUNITY  
DEVELOPMENT DISTRICT**

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_



EXHIBIT “A”

Depiction of the Property and License Area

EXHIBIT “B”

Plan for Drainage Improvements



## **Memorandum**

**To:** Board of Supervisors

**From:** District Management

**Date:** 10/8/24

**RE:** HB7013 – Special Districts Performance Measures and Standards

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To enhance accountability and transparency, new regulations were established for all special districts, by the Florida Legislature, during its 2024 legislative session. Starting on October 1, 2024, or by the end of the first full fiscal year after its creation (whichever comes later), each special district must establish goals and objectives for each program and activity, as well as develop performance measures and standards to assess the achievement of these goals and objectives. Additionally, by December 1 each year (initial report due on December 1, 2025), each special district is required to publish an annual report on its website, detailing the goals and objectives achieved, the performance measures and standards used, and any goals or objectives that were not achieved.

District Management has identified the following key categories to focus on for Fiscal Year 2025 and develop statutorily compliant goals for each:

- Community Communication and Engagement
- Infrastructure and Facilities Maintenance
- Financial Transparency and Accountability

Additionally, special districts must provide an annual reporting form to share with the public that reflects whether the goals and objectives were met for the year. District Management has streamlined these requirements into a single document that meets both the statutory requirements for goal/objective setting and annual reporting.

The proposed goals/objectives and the annual reporting form are attached as Exhibit A to this memo. District Management recommends that the Board of Supervisors adopt these goals and objectives to maintain compliance with HB7013 and further enhance its commitment to the accountability and transparency of the District.

**Exhibit A:**  
Goals, Objectives, and Annual Reporting Form

**Cedar Hammock Community Development District (“District”)  
Performance Measures/Standards & Annual Reporting Form**

**October 1, 2024 – September 30, 2025**

**1. Community Communication and Engagement**

**Goal 1.1: Public Meetings Compliance**

**Objective:** Hold at least two regular Board of Supervisor (“Board”) meetings per year to conduct District-related business and discuss community needs.

**Measurement:** Number of public Board meetings held annually as evidenced by meeting minutes and legal advertisements.

**Standard:** A minimum of two Board meetings were held during the fiscal year.

**Achieved:** Yes ☒ No ☐

**Goal 1.2: Notice of Meetings Compliance**

**Objective:** Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.

**Measurement:** Timeliness and method of meeting notices as evidenced by posting to the District’s website and publishing in a local newspaper of general circulation.

**Standard:** 100% of meetings were advertised in accordance with Florida Statutes on at least two mediums (e.g., newspaper and District website).

**Achieved:** Yes ☒ No ☐

**Goal 1.3: Access to Records Compliance**

**Objective:** Ensure that meeting minutes and other public records are readily available and accessible to the public pursuant to applicable law by completing quarterly District website checks.

**Measurement:** Quarterly website reviews will be completed to ensure public records are up to date as evidenced by District Management’s records.

**Standard:** 100% of quarterly website checks were completed by District Management or third party vendor.

**Achieved:** Yes ☒ No ☐

**2. Infrastructure and Facilities Maintenance**

**Goal 2.1: Field Management and/or District Management Site Inspections** **Objective:** Field manager and/or district manager will conduct a minimum of one inspection per year.

**Measurement:** Field manager and/or district manager visit was successfully completed as evidenced by field manager and/or district manager’s reports, notes or other record keeping method.

**Standard:** 100% of site visits were successfully completed.

**Achieved:** Yes ☒ No ☐

**Goal 2.2: District Infrastructure and Facilities Inspections**

**Objective:** District Engineer will conduct an annual inspection of the District’s infrastructure and related systems.

**Measurement:** A minimum of one inspection completed per year as evidenced by district engineer’s report related to District’s infrastructure and related systems.

**Standard:** Minimum of one inspection was completed in the fiscal year by the District's engineer.

**Achieved:** Yes ☒ No ☐

### **3. Financial Transparency and Accountability**

#### **Goal 3.1: Annual Budget Preparation**

**Objective:** Prepare and approve the annual proposed budget by June 15 and final budget by September 15 each year.

**Measurement:** Proposed budget was approved by the Board by June 15 and final budget was adopted by September 15 as evidenced by meeting minutes and budget documents listed on the District's website and/or within District records.

**Standard:** 100% of budget approval & adoption were completed by the statutory deadlines and posted to the District's website.

**Achieved:** Yes ☒ No ☐

#### **Goal 3.2: Financial Reports**

**Objective:** Publish to the District's website (or link as permitted by applicable law) the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

**Measurement:** Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the District's website.

**Standard:** District's website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

**Achieved:** Yes ☒ No ☐

#### **Goal 3.3: Annual Financial Audit**

**Objective:** Conduct an annual independent financial audit per statutory requirements and publish the results to the District's website for public inspection, and transmit to the State of Florida.

**Measurement:** Timeliness of audit completion and publication as evidenced by meeting minutes showing Board approval and annual audit is available on the District's website (or linked) and transmitted to the State of Florida.

**Standard:** Audit was completed by an independent auditing firm per statutory requirements and results were posted to the District's website and transmitted to the State of Florida.

**Achieved:** Yes ☒ No ☐

#### **SIGNATURES:**

Chair/Vice Chair: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Cedar Hammock Community Development District

District Manager: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Cedar Hammock Community Development District

## ESTIMATE

**NGS Signs & Mailboxes LLC**  
1875 Seward Ave  
Naples, FL 34109

office@ngsmfg.com  
+1 (239) 682-3534



### Tyler Naufel Facility Manager Cedar Hammock Golf and Country Club

#### Bill to

Tyler Naufel  
Facility Manager  
Cedar Hammock Golf and Country Club  
maintenance@cedarhammockcc.com

#### Ship to

Tyler Naufel Facility Manager Cedar  
Hammock Golf and Country Club  
Tyler Naufel Facility Manager Cedar  
Hammock Golf and Country Club

#### Estimate details

Estimate no.: 10124-A  
Estimate date: 10/27/2025

Community/ PO#: REAR GATE WELDING  
951

#	Date	Product or service	Description	Qty	Rate	Amount
1.	10/28/2025	<b>GATE WELDING</b>	GATE WELDING TO REAR GATE - 4 PICKETS TOP & BOTTOM & 53" BRACKET ARM STRAP BOLTED TO 3/4" ALUMINUM PICKETS - TOUCH UP PAINT -  WE PAINTED THESE GATE USING OUR ELECTROSTATIC PAINT SYSTEM	1	\$2,200.00	\$2,200.00
					<b>Total</b>	<b>\$2,200.00</b>

Accepted date

Accepted by

**INVOICE**

**NGS Signs & Mailboxes LLC**  
 1875 Seward Ave  
 Naples, FL 34109

office@ngsmfg.com  
 +1 (239) 682-3534



### Tyler Naufel Facility Manager Cedar Hammock Golf and Country Club

**Bill to**

Tyler Naufel  
 Facility Manager  
 Cedar Hammock Golf and Country Club  
 maintenance@cedarhammockcc.com

**Ship to**

Tyler Naufel Facility Manager Cedar  
 Hammock Golf and Country Club  
 Tyler Naufel Facility Manager Cedar  
 Hammock Golf and Country Club

**Invoice details**

Invoice no.: 3419-A  
 Terms: Due on receipt  
 Invoice date: 10/29/2025  
 Due date: 10/29/2025

Community/ PO#: REAR GATE WELDING  
 951

#	Date	Product or service	Description	Qty	Rate	Amount
1.	10/28/2025	<b>GATE WELDING</b>	<p>GATE WELDING TO REAR GATE - 4 PICKETS TOP &amp; BOTTOM &amp; 53" BRACKET ARM STRAP BOLTED TO 3/4" ALUMINUM PICKETS - TOUCH UP PAINT -</p> <p>**** WORK COMPLETED ****</p> <p>WE PAINTED THESE GATE USING OUR ELECTROSTATIC PAINT SYSTEM</p>	1	\$750.00	\$750.00
2.			<p>TO INSTALL AND HOOK UP TO GATE CONTROLLER ARM WE WILL MAKE TWO PARTS AT 53" LONG FOR THE DAMAGED GATE - PAINTED TO MATCH GATE, BOLTED THRU THE PICKETS, AND INSTALLED TO THE ARM - COST FOR THAT IS \$450.00</p>			

**Total** **\$750.00**

**Ways to pay**

PAYMENTS INCLUDE:  
 ACH, CHECKS OR CASH





**MINUTES OF MEETING  
CEDAR HAMMOCK  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Cedar Hammock Community Development District was held Tuesday, October 14, 2025 at 2:00 p.m. at the Cedar Hammock Clubhouse, located at 8660 Cedar Hammock Boulevard, Naples, Florida 34112.

Present and constituting a quorum were:

Quentin Greeley	Chairperson
Fred Bally	Vice Chairperson
Don Eliasek	Assistant Secretary
John Martino	Assistant Secretary
Domiano Passalacqua	Assistant Secretary

Also present were:

Justin Faircloth	District Manager
Todd Legan	Cedar Hammock Golf & Country Club
Barry McDonald	Cedar Hammock Golf & Country Club
Tyler Naufel	Cedar Hammock Golf & Country Club
Omar	Cedar Hammock Golf & Country Club
Resident	

*This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Faircloth called the meeting to order, and called the roll. A quorum was established.

**SECOND ORDER OF BUSINESS**

**Approval of Agenda**

The following amendments were requested:

- Under Item 5Cii, add Bentley Electric Proposal 25-371.
- Under 6Aiii, add Lake Management Discussion.

- Under 6Aiv, add Driving Range Bulkhead Update.

On MOTION by Mr. Martino, seconded by Mr. Passalacqua, with all in favor, the Agenda for the meeting was approved, as amended. (5-0)

### **THIRD ORDER OF BUSINESS**

### **Public Comments on Agenda Items**

There being no comments from the public, the next order of business followed.

### **SIXTH ORDER OF BUSINESS**

### **Business Items**

#### **A. Club Updates**

The Board allowed Club updates to go first so staff would not be held up for the entire meeting.

#### **i. Bridge Sealing**

- Discussion of sealing the wooden bridges ensued.

On MOTION by Mr. Greeley, seconded by Mr. Eliasek, with all in favor, Club staff were authorized to complete sealing of the District's wooden bridges during the first golf course closure of the year (possibly May/June 2026), in an amount not to exceed \$20,000. (5-0)

- Discussion ensued regarding necessary repairs to the #16 wooden bridge.

On MOTION by Mr. Greeley, seconded by Mr. Bally, with all in favor, Club staff were authorized to have repairs completed to the wooden bridge for Hole #16 in an amount not to exceed \$3,500. (5-0)

#### **ii. Lake 8 Thalia Cutting Discussion**

- Discussion ensued on thalia cutting. Mr. Legan noted he would review and provide recommendations for consideration at the next meeting.

#### **iii. Lake Management Discussion**

- Mr. Legan discussed issues with the lakes and the current vendor. Mr. Legan discussed the potential of the Club moving to another vendor. Mr. Faircloth provided recommendations for the Club to consider to include in their contract such as hand-pulling options when littoral zones become unruly.

**iv. Driving Range Bulkhead Update**

- Mr. Legan noted that the Club was considering making adjustments to the driving range in the 2028-2029 timeframe, and wanted to ensure the District was aware of the potential work. Discussion ensued regarding options for the bulkhead. Mr. Legan noted he would provide a firm date soon.

**FIFTH ORDER OF BUSINESS****Staff Reports****A. District Engineer****B. District Counsel**

There being no reports, the next item followed.

**C. District Manager****i. Follow-Up Items**

Mr. Faircloth reviewed action items with the Board and provided updates.

**ii. June 2025 Inspection Report**

Mr. Faircloth reviewed the Inspection Report with the Board and Club staff.

On MOTION by Mr. Eliasek, seconded by Mr. Passalacqua, with all in favor, reimbursement to the Club by the District for pressure washing of the Davis Boulevard pavers and gatehouse in an amount not to exceed \$5,000 was approved. (5-0)

On MOTION by Mr. Greeley, seconded by Mr. Bally, with all in favor, the Bentley Electric Proposal 25-371 in the amount of \$2,400 was approved. (5-0)

*The record shall reflect Mr. Passalacqua exited the meeting.*

**a. Copeland Southern Enterprises, Inc. Proposals**

On MOTION by Mr. Eliasek, seconded by Mr. Martino, with all in favor, the Proposals from Copeland Southern Enterprises to address erosion issues on Lakes 9 and 13 in the amount of \$18,000, was approved. (4-0)

**iii. Stormwater System Guidelines Update**

- Mr. Faircloth provided an update from the attorney and noted he was ready to move forward with the public hearing on the stormwater guidelines at the November

meeting. Mr. Faircloth noted that the attorney had provided the license for access that should be included in the stormwater guideline documents.

**iv. Superior Waterways Services Aeration Management Agreement**

- Mr. Faircloth noted the Agreement had been executed.

**v. July 2026 Meeting Discussion**

- Mr. Faircloth noted he had a conflict for the July 2026 meeting, and the Board requested the July 2026 meeting be discussed again at the May 2026 meeting to see how the Board would like to address the meeting conflict.

**FOURTH ORDER OF BUSINESS**

**Consideration of RFQs for District Engineering Services**

**A. Discussion of Evaluation Criteria**

- Mr. Faircloth explained the Evaluation Criteria and how the ranking process works.

**B. Responses/Statement of Qualifications**

**i. AIM Engineering & Surveying, Inc.**

**ii. Barraco and Associates, Inc.**

**iii. Johnson Engineering**

- Discussion ensued regarding qualifications which were received. Rankings of each firm were received.

On MOTION by Mr. Eliasek, seconded by Mr. Martino, with all in favor, AIM Engineering & Surveying, Inc. was ranked #1 with 261 points, Johnson Engineering was ranked #2 with 231 points, and Barraco and Associates, Inc. was ranked #3 with 215 points. (4-0)

- The Board requested staff commence contract negotiations with AIM Engineering & Surveying, Inc.

**SEVENTH ORDER OF BUSINESS**

**Business Administration**

**A. Approval of the Minutes of the May 13, 2025 Meeting**

There being no additions, corrections or deletions,

On MOTION by Mr. Greeley, seconded by Mr. Bally with all in favor, the Minutes of the May 13, 2025 Meeting were approved, as presented. (4-0)

**B. Acceptance of the Financial Report as of August 2025**

There being no comments or questions,

On MOTION by Mr. Eliasek, seconded by Mr. Greeley, with all in favor, the Financial Report as of August 2025 was accepted. (4-0)

**C. Acceptance of the Fiscal Year 2024 Audit**

On MOTION by Mr. Greeley, seconded by Mr. Bally, with all in favor, the Fiscal Year 2024 Audit was accepted. (4-0)

**D. Resolution 2018-02 Ratification Items**

There being no items, the next order of business followed.

**EIGHTH ORDER OF BUSINESS**

**Supervisors' Requests**

There being no Supervisors' requests, the next order of business followed.

**NINTH ORDER OF BUSINESS**

**Audience Comments**

- An audience member thanked the Board for the work they do for the community, and congratulated the Board on the professionalism for how the meeting is conducted.

**TENTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Mr. Eliasek, seconded by Mr. Bally, with all in favor, the meeting was adjourned at 4:10 p.m. (4-0)

---

Quentin Greeley  
Chairperson

**CEDAR HAMMOCK**  
**Community Development District**

**Financial Report**

*September 30, 2025*

**Prepared by:**



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**CEDAR HAMMOCK**  
**Community Development District**

**Financial Statements**

(Unaudited)

*September 30, 2025*

**Balance Sheet**  
September 30, 2025

ACCOUNT DESCRIPTION	TOTAL
<b><u>ASSETS</u></b>	
Cash - Checking Account	\$ 1,105,466
Investments:	
Money Market Account	453,368
Deposits	1,359
<b>TOTAL ASSETS</b>	<b>\$ 1,560,193</b>
<b><u>LIABILITIES</u></b>	
Accounts Payable	\$ 8,003
<b>TOTAL LIABILITIES</b>	<b>8,003</b>
<b><u>FUND BALANCES</u></b>	
<b>Nonspendable:</b>	
Deposits	1,359
<b>Assigned to:</b>	
Operating Reserves	63,010
Reserves - Bridges	29,950
Reserves - Bulkheads	55,950
Reserves - Irrigation System	459,404
Reserves - Lakes	127,456
Reserves - Roadways	143,284
<b>Unassigned:</b>	671,777
<b>TOTAL FUND BALANCES</b>	<b>\$ 1,552,190</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 1,560,193</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<b>REVENUES</b>				
Interest - Investments	\$ 24,577	\$ 24,577	\$ 63,636	\$ 39,059
Interest - Tax Collector	-	-	654	654
Special Assmnts- Tax Collector	526,632	526,632	526,629	(3)
Special Assmnts- Discounts	(21,065)	(21,065)	(19,069)	1,996
<b>TOTAL REVENUES</b>	<b>530,144</b>	<b>530,144</b>	<b>571,850</b>	<b>41,706</b>

**EXPENDITURES****Administration**

ProfServ-Engineering	5,000	5,000	8,881	(3,881)
ProfServ-Legal Services	2,500	2,500	394	2,106
ProfServ-Mgmt Consulting	45,856	45,856	45,856	-
ProfServ-Property Appraiser	6,103	6,103	1,939	4,164
ProfServ-Special Assessment	3,513	3,513	3,513	-
ProfServ-Web Site Maintenance	784	784	784	-
Auditing Services	5,000	5,000	4,100	900
Postage and Freight	927	927	391	536
Insurance - General Liability	8,270	8,270	8,452	(182)
Printing and Binding	618	618	199	419
Legal Advertising	2,575	2,575	1,793	782
Misc-Bank Charges	100	100	-	100
Misc-Assessment Collection Cost	10,533	10,533	10,155	378
Misc-Contingency	(1,874)	(1,874)	-	(1,874)
Misc-Web Hosting	2,000	2,000	2,830	(830)
Office Supplies	100	100	-	100
Annual District Filing Fee	175	175	175	-
<b>Total Administration</b>	<b>92,180</b>	<b>92,180</b>	<b>89,462</b>	<b>2,718</b>

**Field**

ProfServ-Field Management	1,839	1,839	1,839	-
Management Services	2,575	2,575	-	2,575
Contracts-Water Mgmt Services	7,200	7,200	7,425	(225)
Utility - Cameras	1,000	1,000	-	1,000
Electricity - Wells	5,000	5,000	2,769	2,231
Electricity - Aerator	4,000	4,000	6,190	(2,190)
R&M-Lake	3,000	3,000	-	3,000
R&M-Plant Replacement	500	500	-	500

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
R&M-Roads	20,000	20,000	7,939	12,061
R&M Bulkheads	5,000	5,000	-	5,000
R&M - Bridges & Cart Paths	5,000	5,000	-	5,000
Misc-Contingency	38,745	38,745	12,920	25,825
Capital Outlay	40,000	40,000	26,933	13,067
Reserve - Bulkheads	26,000	26,000	-	26,000
Reserves - Irrigation System	152,272	152,272	-	152,272
Reserve - Lakes	77,917	77,917	36,078	41,839
Reserve - Roadways	47,917	47,917	-	47,917
<b>Total Field</b>	<b>437,965</b>	<b>437,965</b>	<b>102,093</b>	<b>335,872</b>
<b>TOTAL EXPENDITURES</b>	<b>530,145</b>	<b>530,145</b>	<b>191,555</b>	<b>338,590</b>
Excess (deficiency) of revenues Over (under) expenditures	(1)	(1)	380,295	380,296
<b>OTHER FINANCING SOURCES (USES)</b>				
Contribution to (Use of) Fund Balance	(1)	-	-	-
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>(1)</b>	<b>-</b>	<b>-</b>	<b>-</b>
Net change in fund balance	\$ (1)	\$ (1)	\$ 380,295	\$ 380,296
<b>FUND BALANCE, BEGINNING (OCT 1, 2024)</b>	<b>1,171,895</b>	<b>1,171,895</b>	<b>1,171,895</b>	
<b>FUND BALANCE, ENDING</b>	<b>\$ 1,171,894</b>	<b>\$ 1,171,894</b>	<b>\$ 1,552,190</b>	

**CEDAR HAMMOCK**  
**Community Development District**

**Supporting Schedules**

*September 30, 2025*

**Non-Ad Valorem Special Assessments  
(Collier County Tax Collector - Monthly Collection Distributions)  
For the Fiscal Year Ending September 30, 2025**

						<b>ALLOCATION</b>
<b>Date Received</b>	<b>Net Amount Received</b>	<b>(Discount) Amount</b>	<b>Commission Amount</b>	<b>Amount Received</b>		<b>General Fund Assessments</b>
Assessments Levied For FY 2025					\$ 526,632	\$ 526,632
Allocation %					100%	100%
10/31/24	\$ 3,474	\$ 189	\$ 71	\$ 3,734	\$ 3,734	\$ 3,734
11/08/24	\$ 5,581	\$ 237	\$ 114	\$ 5,932	\$ 5,932	\$ 5,932
11/14/24	\$ 60,769	\$ 2,584	\$ 1,240	\$ 64,593	\$ 64,593	\$ 64,593
11/21/24	\$ 69,450	\$ 2,953	\$ 1,417	\$ 73,820	\$ 73,820	\$ 73,820
12/05/24	\$ 222,948	\$ 9,469	\$ 4,550	\$ 236,967	\$ 236,967	\$ 236,967
12/09/24	\$ 8,681	\$ 369	\$ 177	\$ 9,228	\$ 9,228	\$ 9,228
12/12/24	\$ 43,773	\$ 1,823	\$ 893	\$ 46,489	\$ 46,489	\$ 46,489
12/24/24	\$ 9,257	\$ 306	\$ 189	\$ 9,752	\$ 9,752	\$ 9,752
01/09/25	\$ 18,540	\$ 580	\$ 378	\$ 19,498	\$ 19,498	\$ 19,498
02/07/25	\$ 20,243	\$ 435	\$ 413	\$ 21,092	\$ 21,092	\$ 21,092
03/06/25	\$ 9,586	\$ 105	\$ 196	\$ 9,887	\$ 9,887	\$ 9,887
04/07/25	\$ 19,293	\$ 20	\$ 394	\$ 19,706	\$ 19,706	\$ 19,706
05/08/25	\$ 1,938	\$ -	\$ 40	\$ 1,977	\$ 1,977	\$ 1,977
06/23/25	\$ 3,876	\$ -	\$ 79	\$ 3,955	\$ 3,955	\$ 3,955
<b>TOTAL</b>	<b>\$ 497,408</b>	<b>\$ 19,069</b>	<b>\$ 10,151</b>	<b>\$ 526,629</b>	<b>\$ 526,629</b>	<b>\$ 526,629</b>
% COLLECTED					100%	100%
<b>TOTAL OUTSTANDING</b>					<b>\$ 3</b>	<b>\$ 3</b>

**Cash and Investment Report**  
*September 30, 2025*

<b>General Fund</b>
---------------------

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Checking Account - Operating	Valley National Bank	Gov't Interest Checking	n/a	4.33%	1,105,466
Money Market Account	BankUnited	Public Funds MMA	n/a	4.07%	453,368
				<b>Total</b>	<b><u>\$ 1,558,834</u></b>

Bank Account Statement

Cedar Hammock CDD

Bank Account No. 2555  
Statement No. 09-25

Statement Date 09/30/2025

G/L Account No. 101003 Balance	1,105,465.68	Statement Balance	1,109,505.59
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	1,105,465.68	Subtotal	1,109,505.59
Negative Adjustments	0.00	Outstanding Checks	-4,039.91
Ending G/L Balance	1,105,465.68	Ending Balance	1,105,465.68

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Checks							
09/22/2025	Payment	100063	INFRAMARK LLC	Inv: 158107			-4,039.91
Total Outstanding Checks							-4,039.91
Outstanding Deposits							
Total Outstanding Deposits							



**CEDAR HAMMOCK COMMUNITY DEVELOPMENT DISTRICT**

**Payment Register by Fund**

For the Period from 09/01/2025 to 09/30/2025

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
<b><u>GENERAL FUND - 001</u></b>							
<b>CHECK # 100061</b>							
001	09/16/25	INFRAMARK LLC	155250	AUG 25 MGMT FEES	ProfServ-Mgmt Consulting	531027-51201	\$3,821.33
001	09/16/25	INFRAMARK LLC	155250	AUG 25 MGMT FEES	ProfServ-Web Site Maintenance	531094-51301	\$65.33
001	09/16/25	INFRAMARK LLC	155250	AUG 25 MGMT FEES	ProfServ-Field Management	531016-53901	\$153.25
<b>Check Total</b>							<b>\$4,039.91</b>
<b>CHECK # 100062</b>							
001	09/22/25	RMA GEOLOGIC CONSULTANTS, INC	23-526-28	DATA COLLECTION AND REPORTING SEPT SVC	Contracts-Water Mgmt Services	534047-53901	\$625.00
<b>Check Total</b>							<b>\$625.00</b>
<b>CHECK # 100063</b>							
001	09/22/25	INFRAMARK LLC	158107	SEPT 25 MGMT FEES	ProfServ-Mgmt Consulting	531027-51201	\$3,821.33
001	09/22/25	INFRAMARK LLC	158107	SEPT 25 MGMT FEES	ProfServ-Web Site Maintenance	531094-51301	\$65.33
001	09/22/25	INFRAMARK LLC	158107	SEPT 25 MGMT FEES	ProfServ-Field Management	531016-53901	\$153.25
<b>Check Total</b>							<b>\$4,039.91</b>
<b>CHECK # 100064</b>							
001	09/22/25	SUPERIOR WATERWAY SERVICES	109508	9/17/25 Superior Waterway Services - Final payment lake 3 & 7 aeration install	Capital Outlay	564043-53901	\$26,932.75
<b>Check Total</b>							<b>\$26,932.75</b>
<b>CHECK # 300056</b>							
001	09/15/25	FPL - ACH	090325-5561-ACH	SVC PRD 08/04-09/03/25	Electricity - Aerator	543051-53901	\$75.09
<b>Check Total</b>							<b>\$75.09</b>
<b>CHECK # 300057</b>							
001	09/22/25	FPL - ACH	090325-2583-ACH	SVC PRD 08/04-09/03/25	Electricity - Wells	543050-53901	\$25.66
<b>Check Total</b>							<b>\$25.66</b>
<b>CHECK # 300058</b>							
001	09/15/25	FPL - ACH	090325-2379-ACH	SVC PRD 08/04-09/03/25	Electricity - Aerator	543051-53901	\$25.66
<b>Check Total</b>							<b>\$25.66</b>
<b>CHECK # 300059</b>							
001	09/15/25	FPL - ACH	090325-4271-ACH	SVC PRD 08/04-09/03/25	Electricity - Aerator	543051-53901	\$87.75
<b>Check Total</b>							<b>\$87.75</b>
<b>CHECK # 300060</b>							
001	09/23/25	FPL - ACH	090325-2574-ACH	SVC PRD 08/04-09/03/25	Electricity - Aerator	543051-53901	\$44.09
<b>Check Total</b>							<b>\$44.09</b>
<b>CHECK # 300061</b>							
001	09/23/25	FPL - ACH	090325-7409-ACH	SVC PRD 08/04-09/03/25	Electricity - Wells	543050-53901	\$25.75
<b>Check Total</b>							<b>\$25.75</b>
<b>CHECK # 300062</b>							
001	09/23/25	FPL - ACH	090325-5061-ACH	SVC PRD 08/04-09/03/25	Electricity - Aerator	543051-53901	\$209.62
<b>Check Total</b>							<b>\$209.62</b>
<b>Fund Total</b>							<b>\$36,131.19</b>

<b>Total Checks Paid</b>	<b>\$36,131.19</b>
--------------------------	--------------------

**Cedar Hammock  
COMMUNITY DEVELOPMENT DISTRICT**

**Motion: Assigning Fund Balance as of 09/30/25**

The Board hereby assigns the FY 2025 Reserves as follows:

	<u>FY2025</u>
Operating Reserves	\$ 61,866
Reserves - Bridges	\$ 29,950
Reserves - Bulkheads	55,950
Reserves - Irrigation System	459,404
Reserves - Lakes	127,456
Reserves - Roadways	143,284
Total Assigned Reserves	<u>\$ 877,910</u>