



Hemingway Point CDD

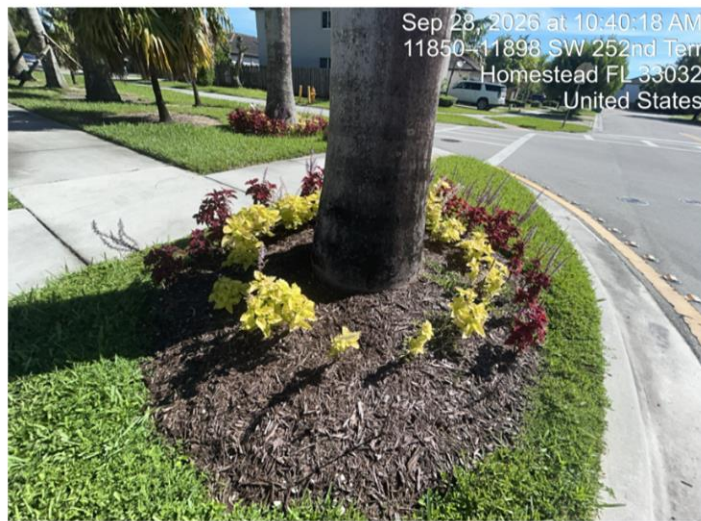
FIELD REPORT



September, 2026

**Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351**

Landscaping



- Landscaping was maintained by Nicoya Landscaping.
- Working on filling in entrance annuals declining due to pending irrigation repairs.

Governmental Management Services-South Florida, LLC

5385 N. Nob Hill Road Sunrise, FL 33351

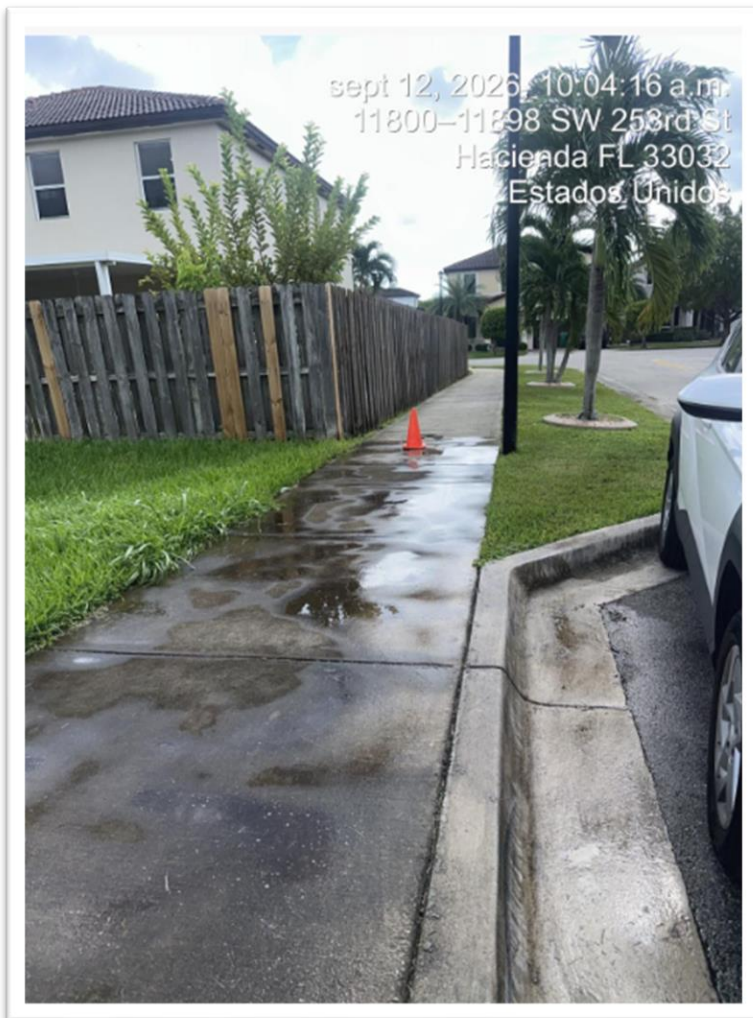
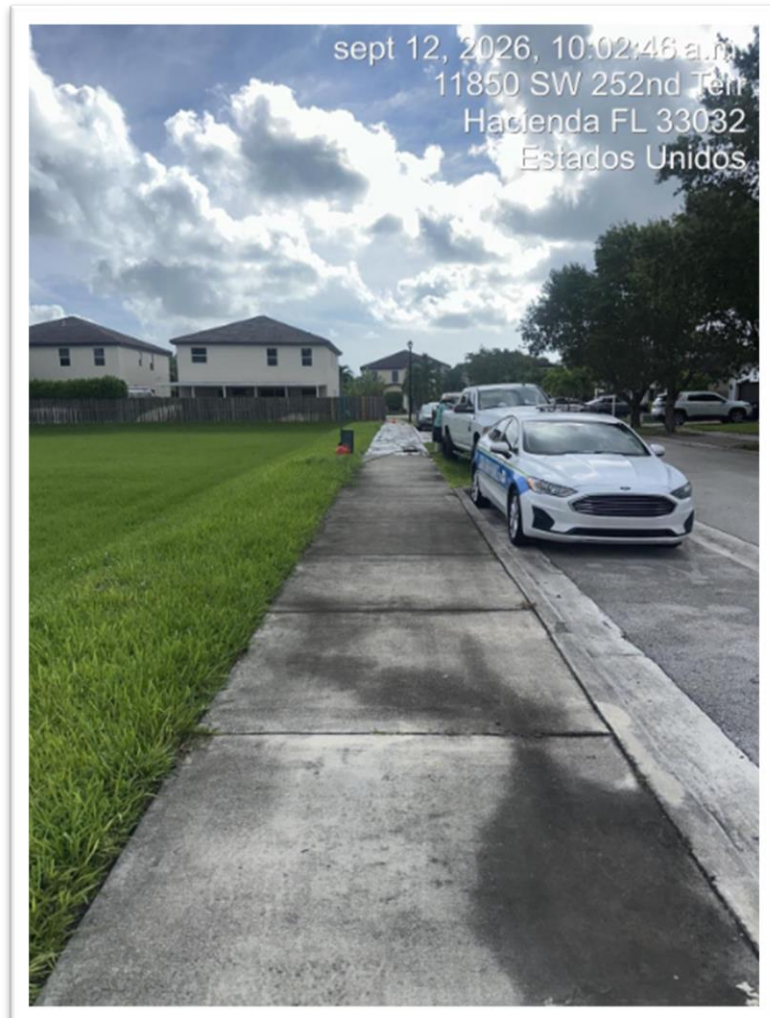
POOL



- Pool was maintained by Florida's Bright and Blue Pools.

Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351

Before



Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351

AFTER

- Mildew stains were removed from walkways around amenity areas.



Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351



- Playground was inspected in satisfactory condition.

Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351



- Contacted Waste Management due to the Trash not being picked up. Will continue to monitor.

Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road Sunrise, FL 33351