

*Lakeside Plantation
Community Development District*

Agenda

November 28, 2018

AGENDA

Lakeside Plantation

Community Development District

135 W. Central Blvd., Suite 320, Orlando, FL 32801

Phone: 407-841-5524 – Fax: 407-839-1526

November 21, 2018

Board of Supervisors
Lakeside Plantation
Community Development District

Dear Board Members:

The Regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held **Wednesday, November 28, 2018 at 6:00 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd, North Port, FL. PLEASE NOTE THE TIME OF THE MEETING.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Audience Comments on Specific Items on the Agenda (*Speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting*)
- III. Organizational Matters
 - A. Administration of Oaths of Office to Newly Appointed Supervisors
 - B. Election of Officers
 - C. Consideration of Resolution 2019-01 Electing Officers
- IV. District Engineer's Report
- V. Unfinished Business Items
 - A. Discussion of Response to Playground Drainage Issue Letter
- VI. New Business Items
 - A. Ratification of Golf Cart Purchase
 - B. Discussion of Options for CDD Communications to Residents (requested by Supervisor Koontz)
- VII. Business Administration
 - A. Approval of Minutes of October 17, 2018 Meeting
 - B. Approval of Check Register
 - C. Balance Sheet and Income Statement
- VIII. General Audience Comments
- IX. Staff Reports
 - A. District Counsel
 - B. District Manager - Action Items
 - C. Amenities Manager - Monthly Report
- X. Other Business
- XI. Supervisors' Requests
- XII. Adjournment

The second order of business is the Audience Comments on Specific Items on the Agenda. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

The third order of business is Organizational Matters. Section A is the administration of the Oaths of Office to the newly appointed supervisors. Section B is the election of officers and Section D is the consideration of Resolution 2019-01 electing officers. A copy of the Resolution is enclosed for your review.

The fourth order of business is the District Engineer's Report.

The fifth order of business is Unfinished Business. Any unfinished business items will be discussed under this item. Section A is the Discussion of the response to the playground drainage issue letter. Supporting documentation is enclosed for your review.

The sixth order of business is New Business Items. Any new business items will be discussed under this item. Section A is the ratification of golf cart purchase. A copy of the proposal is enclosed for your review. Section B is the discussion of options for communications to residents, requested by supervisor Koontz. There is no supporting documentation.

The seventh order of business is Business Administration. Section A is the approval of the minutes of the October 17, 2018 meeting. The minutes are enclosed for your review. Section B is approval of the check register enclosed for your review and Section C includes the balance sheet and income statement for your review.

The eighth order of business is General Audience Comments.

The ninth order of business is Staff Reports. Enclosed under Section B is the Manager's Actions Items List for your review. Enclosed under Section C is the Amenities Manager's report enclosed for your review.

Staff will provide any additional reports at the meeting. Additional support material may be provided under separate cover or distributed at the meeting, and the balance of the agenda will be discussed at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,



George S. Flint
District Manager

Cc: Michael Eckert, District Counsel
Lindsay Whelan, District Counsel
Andrew D. Tilton, District Engineer
Nathan Trates, Amenities Manager
Heather Alexandre, Vesta
Darrin Mossing, GMS

Enclosures

SECTION III

SECTION C

RESOLUTION 2019-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT ELECTING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE

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

WHEREAS, the Board of Supervisors of the District ("Board") desires to elect the Officers of the District.

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

- Section 1.** _____ is elected Chairperson.
- Section 2.** _____ is elected Vice-Chairperson.
- Section 3.** _____ is elected Secretary.
- Section 4.** _____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
_____ is elected Assistant Secretary.
- Section 5.** _____ is elected Treasurer.
- Section 6.** _____ is elected Assistant Treasurer.
- Section 7.** This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 28^h day of November, 2018.

ATTEST:

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary/Assistant Secretary

Chairperson/Vice-Chairperson

SECTION V

SECTION A



October 26, 2018

VIA CERTIFIED MAIL

Michelle Rigoni
Hopping, Green & Sams
119 S. Monroe Street, Suite 300
Tallahassee, FL 32301

Re: Lakeside Plantation Community Development District

Dear Ms. Rigoni,

I am writing in response to your letter dated October 2, 2018. We have reviewed the information, pictures and comments with the PlayCore/GameTime legal department.

Enclosed are photographs of the playground at Lakeside Plantation Community Development District taken on October 18, 2018. You will note the playground is completely dry, with no drainage issues. As you know, this part of Florida received unprecedented amounts of rain this past summer, which was reflected in the photographs you previously shared.

The playground was installed in compliance with all industry standards and installed by a licensed certified playground installer. All required permits were pulled and finalized by inspectors and local municipality. In regards to the three year labor warranty, this was specific to the playground equipment, as the warranty is noted on the quote under playground installation services only. The three year equipment labor warranty is not included nor noted for additional construction services which were listed as separate line items on the quote. Regarding the drainage concerns of the site, this was specifically excluded on the quote which was signed by the district.

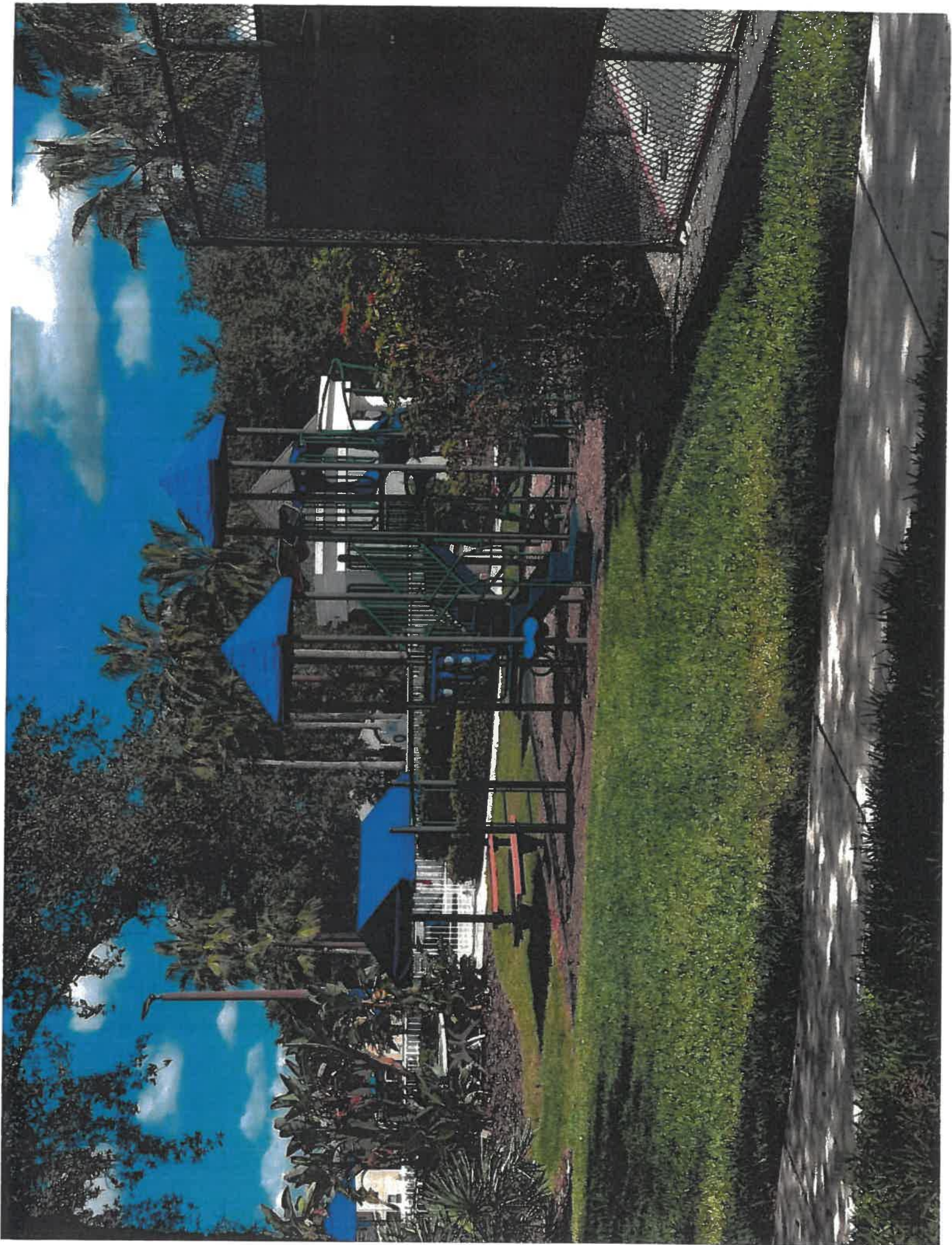
Note that the playground equipment warranty from GameTime is still in full effect from the completion date. I trust this addresses any concerns you have regarding the playground at Lakeside Plantation.

Sincerely,

Rob Dominica
Dominica Recreation Products
GameTime Representative

Enclosures





SECTION VI

SECTION A

Affordable Carts

17521 N Tamiami Tr.
N. Ft. Myers, FL
33903
239-731-9500

11200 East Tamiami
Trail
Naples, FL 34113
239-530-9500

25400 Old 41 Rd
Bonita Springs, FL
34135
239-992-9500

Maintenance

4655 Tamiami Tr.
Port Charlotte, FL 33980
941-764-6800

Invoice

Date	Invoice #
11/13/2018	61817

Bill To Lakeside Plantation Community Development District * BILLING ONLY * 135 W Central Blvd Site 320 Orlando, FL 32801-2435	Deliver To Lakeside Plantation Community 2200 Plantation Blvd North Port, FL 33289 941-549-3462 NATHAN
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P.O. No.	Make Color & Serial #		Terms
	Almond '14 TXT 3047106		Due on receipt
Qty	Description	Price	Total
1	APPROX. DEL. DATE: _____ Ezgo TXT Used 2014. Cart Serial # 347106 Almond body, tan seats and top, 48V charger, windshield, 2 keys, local delivery, and 30 Warranty on Used Carts	2,700.00	2,700.00T
1	convex mirror	28.00	28.00T
	Sales Tax	0.00	0.00
Total: \$ 3,153.00			\$3,153.00

AFFORDABLE CARTS FOR
4655 TAMAMIAMI TR.
PORT CHARLOTTE, FL 33980

Merchant ID: 2770
Term #: 0001

Store #: 5653
Ref #: 0009

Sale

XXXXXXXXXXXX1702
VISA

Entry Method: Manual

11-13-18

Inv #: 000000

Appr. Code: 042728

Transaction ID: 30831766884956

Approach: Online

Batch #: 000014

ANS Code: EXACT MATCH Y

CVV2 Code: MATCH N

Customer Copy

Web Site

Affordable Carts

Maintenance

Invoice

17521 N Tamiami Tr. 11200 East Tamiami
 N. Ft. Myers, FL Trail
 33903 Naples, FL 34113
 239-731-9500 239-530-9500

25400 Old 41 Rd
 Bonita Springs, FL
 34135
 239-992-9500

4655 Tamiami Tr.
 Port Charlotte, FL 33980
 941-764-6800

Date	Invoice #
11/14/2018	61874

Bill To Lakeside Plantation Community Development District * BILLING ONLY * 135 W Central Blvd Site 320 Orlando, FL 32801-2435	Deliver To Lakeside Plantation Community 2200 Plantation Blvd North Port, FL 33289 941-549-3462 NATHAN
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111412018

P.O. No.	Make Co or & Serial #		Terms
	Almond '14 TXT		Due on receipt
Item	Quantity	Description	Amount
Powertron 8 volt	6	Powertron 8 volt 18 MONTH warranty	94.50
Battery Cable	5	Battery Cable	0.00
			567.00T
			0.00T
<p>AFFORDABLE CARTS PDR 4655 TAMAMIAMI TR. PT CHARLOTTE, FL 33980</p> <p>Merchant ID: 2770 Store #: 5363 Term #: 0001 Ref #: 0002</p> <p>Sale</p> <p>XXXXXXXXXXXX1702 VISA Entry Method: Manual</p> <p>Total: \$ 576.00</p> <p>11/14/18 10:26:28 Inv #: 000002 Appr Code: 042608 Transaction ID: 508318555807323 Apprvd: Online Batch#: 000015 AVS Code: EXACT MATCH Y CVV2 Code: MATCH N</p>			
Total			\$576.00

Web Site

Customer Copy

SECTION VII

SECTION A

MINUTES OF MEETING
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Board of Supervisors of the Lakeside Plantation Community Development District was held on Wednesday, October 17, 2018 at 6:00 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Boulevard, North Port, Florida.

Present and constituting a quorum were:

Joe Szewczyk	Chairman
Camille Stephens	Assistant Secretary
Alan (Bud) Sabol	Assistant Secretary
Pina Chichelli	Assistant Secretary

Also present were:

Jill Burns	District Manager
Michelle Rigoni	District Counsel by phone
Mallory Clancy	District Engineer by phone
Nathan Trates	Amenities Manager
Heather Alexandre	Vesta
Rudy Seurattan	Vesta
Residents	

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order at approximately 6:00 p.m., called the roll, and led the pledge of allegiance. All Supervisors were present.

SECOND ORDER OF BUSINESS

Audience Comments on Specific Items on the Agenda

(Speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting)

Ms. Burns: My name is Jill Burns. I am with GMS. George wasn't able to be here tonight, so he asked me to fill in for him. This is the public comment period for anybody who might have questions on any agenda items. If you have comments on items that are not on the agenda, we also have the audience comments portion at the end. I don't have any speaker cards. Are there any audience comments?

Ms. Stephens: I have a statement from a resident that can't be here tonight. James Carr of 2225 Boxwood Street said, "I have lived here for eight years and there are constant problems with the entry fountains and lights. I have heard all kinds of explanations, but no permanent solutions. As of last night, several lights were out. Can we get a solution?"

THIRD ORDER OF BUSINESS

Organizational Matters

A. Acceptance of Resignation Letter from Harry Smith

Ms. Burns: Do we have a motion to accept Mr. Smith's letter of resignation?

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor, Harry Smith's letter of resignation, was accepted.

Ms. Burns: Since we have the election coming up in a couple of weeks, the Board was going to wait and not fill that seat as it was on the November ballot.

FOURTH ORDER OF BUSINESS

District Engineer's Report

Ms. Burns: Mallory?

Ms. Clancy: I have nothing to report tonight, unless there are questions for me.

Ms. Burns: Are there any questions for Mallory?

Ms. Stephens: No.

Mr. Szewczyk: No.

FIFTH ORDER OF BUSINESS

Unfinished Business Items

Ms. Burns: There's nothing specific. Is there anything that the Board wants to discuss?
Hearing none,

SIXTH ORDER OF BUSINESS

New Business Items

A. Ratification of Extended Amenity Facility Management Agreement with Vesta Property Services, Inc.

Ms. Burns: The Vesta Agreement ended on September 30th. This agreement extends the contract through October, so it's a 30-day extension. Does anyone have any questions? Michelle, is there anything that you wanted to add?

Ms. Rigoni: This extension was approved last month in anticipation that Vesta would come back tonight with an updated proposal.

Ms. Burns: If there are no questions, we need a motion to extend the Vesta contract for 30 days.

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor, extending the Amenity Facility Management Agreement with Vesta Property Services, Inc. for 30 days, was ratified.

B. Consideration of Amenity Facility Management, Maintenance, and Programming Services Agreement with Vesta Property Services, Inc.

Ms. Burns: At the last meeting, the Board wanted to have a revised agreement that had an additional six hours of services. That proposal is in the agenda package. This would be an increase above the current amount of about \$6,900.

Ms. Stephens: It's \$6,966.

Mr. Szewczyk: The amount over, whatever that was, was it over the amount in last month's proposal or over last year's proposal?

Ms. Burns: It was over last year's contract amount. The amount that is over budget for Fiscal Year 2019 was \$6,606, so the overage that we are looking at, as a budget line item is \$6,606.

Mr. Trates: I believe that it included the hours that you were talking about in December, where we added the random Sunday and Monday night coverage.

Mr. Szewczyk: George mentioned that, because we run such a tight budget, we would have to tap into reserves slightly to cover that \$6,606 overage. I don't have a problem with that. The fact is that in 14 years, there's only been one raise in the assessments. It's gotten tighter and tighter. Maybe next year, the Board is going to have a take a good hard look at a possible increase. Everything else has gone up, but I figure that once out of 14 years is not a bad ratio, but we might just have to do it. I'm okay with tapping into the reserves to cover this, as I've been happy with Vesta. Are there any other comments?

Mr. Sabol: No. I think that's fine.

Ms. Stephens: I think that's fine. I agree.

Ms. Burns: If the Board is in agreement, we would be looking for a motion to approve this agreement, subject to District Counsel drafting the revised agreement with Vesta and authorizing the Chair to execute the final agreement once it's drafted by District Counsel.

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor, the Amenity Facility Management, Maintenance, and Programming Services contract with Vesta Property Services, Inc., subject to District Counsel drafting the revised Agreement and authorizing the Chair to execute the final Agreement, was approved.

SEVENTH ORDER OF BUSINESS

Business Administration

A. Approval of Minutes of September 19, 2018 Meeting

Ms. Burns: Does anyone have any questions, comments or corrections?

Mr. Sabol: I do. On Page 6, Mr. Smith's comments were my comments and my comments were Mr. Smith's.

Ms. Burns: Does anyone else have any changes?

Ms. Stephens: No.

Ms. Rigoni: I made a few revisions and emailed them to your office. I'm not sure if the minutes that the Board is approving today, incorporates those revisions.

Ms. Burns: We need a motion to approve the minutes as amended, including the revisions from District Counsel.

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor, the minutes of the September 19, 2018 meeting were approved as amended and incorporating the changes made by District Counsel.

B. Approval of Check Register

Ms. Burns: You have the Check Register for September. In your General Fund, we have checks totaling \$59,338.73, checks for \$5,285.95 for the Capital Reserve Fund and automatic drafts for \$5,249.40, for a total of \$69,874.08. Are there any questions on the Summary of the Invoices?

Mr. Sabol: I do. On the last page of the Check Register, an \$800 check was written to American Leak Detection for a chipped out drain pipe. What was that for, Nathan?

Mr. Trates: That was for the hot tub. No, my apologies. That was for the fountain up front. They had to chip around the entrance fountain to find the leak that we were dealing with.

Mr. Sabol: So we are adding \$800 to the \$32,000?

Mr. Trates: Unfortunately.

Ms. Burns: Does anyone have any other questions on the Check Register? If not we need a motion to approve it.

On MOTION by Mr. Sabol, seconded by Ms. Stephens, with all in favor, the September Check Register, was approved.

C. Balance Sheet and Income Statement

Ms. Burns: These are the Unaudited Financial Statements through September 30, 2018. No action needs to be taken by the Board. I would be happy to answer any questions.

Ms. Stephens: On Page 3, is the line item for Clubhouse security for the cameras?

Mr. Trates: Yes.

Ms. Burns: Are there any other questions? Hearing none?

EIGHTH ORDER OF BUSINESS

General Audience Comments

Ms. Burns: This is an opportunity for the public to provide any comments to the Board, for items that are not on the agenda. Please state your name and address and try to limit your comments to three minutes.

Ms. Tyler: Ann Tyler, 1835 Scarlett Avenue. I just returned from up north, so I'm a little behind on what's happening. I just heard that someone resigned from the Board. Are there nominations for replacements?

Mr. Szewczyk: No. We are not looking to fill that seat. The election is next month, so that seat will be filled anyway.

Ms. Tyler: Filled by what candidate?

Mr. Szewczyk: By whoever ran for that seat.

Ms. Tyler: I don't know their name.

Ms. Burns: It's on the General Election ballot, which you will receive at your voting precinct. Everyone in the community is going to get an insert.

Ms. Tyler: So all the nominations are closed for that seat.

Mr. Szewczyk: Correct.

Ms. Burns: There was a qualifying period over the summer.

Ms. Tyler: Okay. Thank you.

Mr. Szewczyk: In all honesty, there are only two months left, by the time you get through the paperwork and the filings and all the financial reportings...

Ms. Tyler: I wasn't going to run. I just wanted to know.

Ms. Burns: Are there any other audience comments or questions? Hearing none, we will move on to Staff Reports.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Burns: Michelle?

Ms. Rigoni: I have a follow up from the last meeting for Item 3 on the Action Items List, which is under the District Manager's Report. We sent a demand letter to GameTime, requesting that they remedy the playground drainage issue. I forwarded a copy of the demand letter to the Board. We have not received a response, one way or another and the District Manager's office also did not receive any response, if I'm not mistaken. At this point, I wanted to get further direction from the Board. At the last meeting, the options were to pursue filing a complaint to see how they react. At the Board's request, we can file the complaint. The form of the agreement does not have a provision for legal costs, so in pursuing this, the District would be responsible for any costs that are accrued. I would like the Board to discuss the options, so I can get clarification on how we should proceed.

Mr. Szewczyk: We have one of three options. One is to wait another month to see if they respond. At this point, the rainy season is over and we are not worried so much about the wetness of the playground, so we might have some time. The second option is to take the next step legally and the third step is to get it fixed now. I don't think we should proceed from a legal standpoint, right now, which leaves either getting it fixed now or waiting one more month to see if they respond. We have some time before it starts raining again to worry about that. What do you think, Camille?

Ms. Stephens: I think we can wait another month and see what happens and at the end of the month, we can make a decision. It's sort of a catch-22, because you really want to sue them, but having said that, at what price? Do we want to put the community through that expense? We already paid enough money, so if we do as you suggested, we can wait a few months and see what happens. If nothing happens, then sometimes you just have to let it go. Hopefully, next time when we do something, maybe all five Board Members can be out there and watch what they are doing and question everything. I'm just being facetious.

Mr. Szewczyk: I know.

Mr. Sabol: Did the 30 days expire from the last meeting?

Mr. Szewczyk: When is our next meeting?

Ms. Rigoni: We have plenty of time.

Mr. Sabol: So we can make a decision at the November meeting?

Mr. Szewczyk: Yes. I think that's the route we should take. Pina, are you okay?

Ms. Chichelli: Yes, I agree.

Mr. Szewczyk: Even though today was the deadline for them to respond, that's their way of playing hardball and they will get back to us the day after the deadline. We will see if anything transpires over the next month and definitely act at the November meeting.

Ms. Burns: We will continue to track that on the Action Items List for next month. Michelle, do you have anything else?

Ms. Rigoni: No, but I would be happy to answer any questions.

B. District Manager – Action Items

Ms. Burns: We have some Action Items. The first item was deferred and the second item is on hold, which brings us to Item 3, which we already discussed under District Counsel's Report. Does anybody have anything else that they want to add on the playground?

Mr. Szewczyk: No.

Ms. Burns: Item 4 is to develop options for the streetlight replacement, which is in process. We are waiting for final inspection from the City of North Port. Are there any questions or discussion on that?

Mr. Szewczyk: Nathan, aren't there lights out?

Mr. Trates: The inspection was on Monday, October 15th and was approved. I will check the lights to make sure they are working before they get paid.

Ms. Burns: Great. The next item is the renewal of the permit, which is in process. Do we have any update on that?

Mr. Szewczyk: No. That would've been through Mallory.

Ms. Burns: Is Mallory still on the line? I don't think she's there, so we will defer that item to next month. The last item is the Four Way Stop Warrant Study proposals. That is in process. The work is going to commence in late January.

Mr. Szewczyk: I would like to re-address number two. I know that it's on hold, but at this point, we can just remove it, because it was requested by Harry; although, that has nothing to do with it. It may come up again, but I don't think it needs to be an action item at this point. We

are not looking to re-design the front of the Clubhouse and community entrance until we decide about whether or not to leave the fountains. I think we can remove that item from the Action Items List. Is everyone okay with that?

Ms. Stephens: I'm good with that.

Mr. Szewczyk: It's not like it can't be added again.

Mr. Sabol: I was going to say that we wait until we get a full Board in January and then we can talk about that.

Mr. Szewczyk: Okay. So, we will leave it on the Action Items List until January.

Ms. Burns: Sounds good. Is there anything else on the Action Items List before we move on? Hearing none,

C. Amenities Manager – Monthly Report

Mr. Trates: This month the Boulevard Lighting Project was completed and passed inspection on Monday, October 15th. The Clubhouse verandah and pool deck re-sealing project was completed. The pool lounge chairs were power washed fully today. A leak in the hot tub was fixed. The Clubhouse backflow was leaking and that was also repaired. The fountain electrical repair and new timer boxes were installed. New tables were added to the pool deck for guest enjoyment. We repaired all of the liners for the tennis courts. The entrance pergola pavers were leveled and re-sanded. Regarding activities, I want to thank everyone that signed up for the annual Halloween party. We are almost sold out, so if you want to attend, please sign up. There are 10 to 15 spots left. We will be having our annual Veterans Day barbecue next month and a jazz night wine and cheese with live music from Jim Blackburn. The November calendar will be available on Monday morning. Under Amenity Management, I have a quote for restoring the picnic gazebo structure that is behind the picnic area towards the lake. The wood rotted out in numerous places. In-house with Vesta, we restored the gazebo. We are looking into repainting everything and with the cost of getting a professional sprayer, I reached out to P&N Labor Force, who we used for the pergola at the front entrance and our maintenance shed, to see what price they could give us. They gave us a lower price than I was expecting to repaint that entire area and pressure wash it. It is \$525 for painting and pressure washing the gazebo in the back, using superpaint from Sherwin Williams and painting or staining the wood floor in front of the gazebo. I just wanted to bring that to the Board as an option.

Mr. Szewczyk: You said that it was just fixed. Right?

Mr. Trates: Yes.

Mr. Szewczyk: We need to paint it to finish the job. I think \$525 is a reasonable price, so I'm fine with that.

Ms. Stephens: For painting and power washing.

Mr. Trates: I trust the contractor, since he's done so wonderfully with past jobs, recently.

Mr. Sabol: Is the repair work almost done?

Mr. Trates: It is completed. It just needs sprucing up with paint.

Ms. Stephens: We've done everything else, so we might as well have them do it.

On MOTION by Mr. Sabol, seconded by Ms. Stephens, with all in favor, the proposal from P&N Labor Force for the gazebo and pressure washing and staining, in the amount of \$525, was approved.

Mr. Trates: I did want to bring up one more item. We've been having some drainage issues with the concrete on the pickleball courts. Water flows onto the courts and just sits there. It's breaking down the material, so I wanted to get the Board's approval to get prices from different contractors for adding either a French drain around the pickleball area or curbing that would block the water from getting onto the court. I just wanted to bring that before the Board.

Ms. Stephens: Can we get quotes from different companies?

Mr. Szewczyk: That's what Nathan just said. He's looking for approval to get some bids.

Mr. Trates: That I will bring to the next meeting.

Ms. Stephens: I'm okay with that.

Mr. Szewczyk: I noticed a lot of dirt and sand on the courts the other day after it rained, so something would need to be done. Getting the quotes is not going to cost us anything.

Ms. Chichelli: Get a proposal one way or the other.

Mr. Trates: That's all I have for you, but I'm happy to take any questions.

TENTH ORDER OF BUSINESS

Other Business

Mr. Sabol: There are four or five lounge chairs around the pool that you can't wash anymore, because they are stained badly. We should look at replacing the first four or five.

Mr. Trates: There are a lot of chairs that need to be replaced.

Mr. Sabol: We should get some pricing on it. I don't know if we want to talk about getting all new lounge chairs. That's quite an expense. Maybe we can get some prices for the next Board meeting. What do you think, Joe?

Mr. Szewczyk: We can get prices and in the meantime, take a look at the Reserve Study and see what year they plan to replace them. If it's within a year or two, we may as well get it done. If something like that wasn't projected or it was planned for five or eight years from now, maybe we can just replace a couple of them. I don't know how difficult it is to replace the material.

Mr. Trates: It's more so the structure that needs to be replaced.

Mr. Sabol: The ones that are bad, we can remove, because people complain about them all the time.

Mr. Szewczyk: Get some bids and in the meantime, Jill, have GMS take a look at where that falls in our Reserve Study. If it's coming up, then let's take care of it.

Ms. Burns: Absolutely. We will look into that.

Mr. Szewczyk: Bud, do you have anything else?

Mr. Sabol: Yes. I looked at the tennis courts and around the outside edges, there is a lot of algae growing on the inside of the court. I saw that Nathan purchased something for \$75 for a gallon of some chemical.

Mr. Trates: I purchased some algaecide from Welch Tennis that we use to try to combat the algae during the rainy season.

Mr. Sabol: So all you have to do is have one of the maintenance people spray?

Mr. Trates: Yes. We've been spraying it. It's tough to kill the algae when it's constantly getting rained on, so now that we are out of the rainy season, it's a lot easier to treat.

Mr. Sabol: All of the shrubs between the playground and the tennis court are getting pretty ragged. We will address that in January, once we redo the playground. Those shrubs should be replaced.

Mr. Trates: Okay.

Mr. Szewczyk: The work is going to get done. It's just a matter of who is going to pay for it. The landscaping needs to be spruced up around there.

Mr. Sabol: We will re-sod that area in January or February.

Ms. Burns: Is there any other business?

Ms. Clancy: I would like to give an update on the Water Management District permit. We submitted the Inspection Report of the operation and maintenance to the Southwest Florida Water Management District (SWFWMD). We performed an inspection of all of our lakes for this year and reported that everything was in compliance with the permit. As of the last meeting, it was in process. We just went ahead and submitted it. Once it gets approved, we will be good for the next four or five years. The Four Way Stop Warrant Study was approved by the Board at the last meeting and it's ready to go. I don't know if it was discussed earlier.

Mr. Szewczyk: It was brought up that the Traffic Study would be completed in January when we have a few more people in the community.

Ms. Clancy: Our Transportation Engineers have that on their schedule for January. That's it.

Ms. Burns: Thank you. Are there any questions for Mallory? Hearing none,

ELEVENTH ORDER OF BUSINESS

Supervisor's Requests

Ms. Burns: Are there any Supervisors' Requests? If not, we need a motion to adjourn.

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor the meeting was adjourned at 6:29 pm.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION B

Lakeside Plantation

Community Development District

Summary of Invoices

October 1, 2018 to October 31, 2018

Fund	Date	Check No.'s	Amount
General Fund	10/5/18	1827	\$ 74.85
	10/9/18	1828-1829	\$ 2,467.37
	10/11/18	1830-1834	\$ 9,845.73
	10/15/18	1835-1836	\$ 3,574.58
	10/16/18	1837	\$ 225.00
	10/18/18	1838-1839	\$ 744.75
	10/23/18	1840-1844	\$ 975.00
			\$ 17,907.28
Capital Reserve Fund	10/5/18	77	\$ 3,014.00
	10/15/18	78	\$ 12,951.30
	10/18/18	79-80	\$ 3,214.00
			\$ 19,179.30
Automatic Drafts	<u>September 2018</u>		
	Florida Power & Light	2200 Plantation Blvd - Clubhouse	\$ 1,093.81
		2200 Plantation Blvd - Fountain	\$ 548.48
		2200 Plantation Blvd - Tennis Courts/Pool	\$ 687.81
	North Port Utilities	2200 Plantation Blvd - Clubhouse	\$ 198.38
		2200 Plantation Blvd - Fountain	\$ 103.73
		2200 Plantation Blvd - Tennis Courts/Pool	\$ 369.59
	TECO Peoples Gas	2200 Plantation Blvd - Pool	\$ 12.77
	Frontier Communications	2200 Plantation Blvd - Clubhouse	\$ 380.12
			\$ 40,481.27

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK#	AMOUNT
10/05/18	00223	10/01/18	10012018	201810	310-51300-35200				*	24.95		24.95
			MTHLY WEB HOSTING-OCT 18									
10/01/18		10/01/18	10012018	201810	300-15500-10000				*	24.95		24.95
			MTHLY WEB HOSTING-NOV 18									
10/01/18		10/01/18	10012018	201810	300-15500-10000				*	24.95		24.95
			MTHLY WEB HOSTING-DEC 18									
10/09/18	00193	9/24/18	35	201809	310-51300-31100			EZOT, INC.	*	2,308.75		74.85 001827
			ENGINEER SVCS SEPT18									
10/09/18	00032	10/02/18	54883-15	201809	320-53800-43400			JOHNSON ENGINEERING, INC.	*	2,308.75		001828
			GARBAGE COLLECTION SEPT18									
10/11/18	00010	10/01/18	2018-023	201810	320-53800-46400			NORTH PORT SOLID WASTE DISTRICT	*	158.62		001829
			LANDSCAPE MAINT-OCT 18									
10/11/18	00014	9/13/18	422293	201809	330-53800-48101			BLOOMINGS LANDSCAPE & TURF MGMT, INC	*	42.74		001830
			WATER COOLER SEPT18									
9/28/18		425221	201809	330-53800-48101					*	36.99		
			WATER COOLER SEPT18									
10/11/18	00260	9/10/18	88715-2	201809	330-53800-51000			CULLIGAN WATER	*	220.00		001831
			EMERG CALL									
10/01/18		88751	201810	330-53800-51100					*	810.00		
			POOL CLEANING-OCT 18									
10/11/18	00037	9/27/18	41238	201809	330-53800-48400			DART POOL SOLUTIONS, INC	*	1,030.00		001832
			TROUBLESHOOT CAMERAS									
10/11/18	00272	10/01/18	PI-A0021	201810	320-53800-46000			RAPID SECURITY SOLUTIONS, LLC	*	115.00		001833
			LAKE MAINTENANCE-OCT 18									
10/15/18	00282	9/19/18	MC091920	201809	310-51300-11000			SOLITUDE LAKE MANAGEMENT LLC	*	966.00		001834
			SUPERVISOR FEES-09/19/18									
10/15/18	00001	10/01/18	76	201810	310-51300-34000			MARIA J CHICHELLI	*	200.00		001835
			MANAGEMENT FEES-OCT18									
										3,094.33		

LKSD LAKESIDE PLANT KCOSTA

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK#
10/01/18	76	201810	310	51300	35200				*	83.33	
		INFORMATION TECH-OCT18									
10/01/18	76	201810	310	51300	31300				*	83.33	
		DISSEMINATION SVES-OCT18									
10/01/18	76	201810	310	51300	51000				*	1.89	
		OFFICE SUPPLIES									
10/01/18	76	201810	310	51300	42000				*	45.40	
		POSTAGE									
10/01/18	76	201810	310	51300	42500				*	66.30	
		COPIES									
GOVERNMENTAL MANAGEMENT SERVICES											
10/16/18	00185	10/12/18	111418	201810	300-15500	10000			*	225.00	3,374.58 001836
		JAZZ-WINE&CHEESE 11/14/18									
10/18/18	00005	9/28/18	SPE41826	201809	330-53800	48102		JAMES BLACKBURN	*	444.75	225.00 001837
		RPR/SRV BACKFLOW PREVENT									
10/18/18	00010	10/11/18	2018-023	201810	320-53800	46500		ALLIANCE FIRE & SAFETY	*	300.00	444.75 001838
		RMV OAK TREE									
10/23/18	00015	10/01/18	71783	201810	310-51300	54000		BLOOMINGS LANDSCAPE & TURF MGMT, INC	*	175.00	300.00 001839
		SPECIAL DISTRICT FEE FY19									
10/23/18	00200	10/17/18	AS101720	201810	310-51300	11000		DEPARTMENT OF ECONOMIC OPPORTUNITY	*	200.00	175.00 001840
		SUPERVISOR FEE 10/17/18									
10/23/18	00055	10/17/18	CS101720	201810	310-51300	11000		ALAN SABOL	*	200.00	200.00 001841
		SUPERVISOR FEE 10/17/18									
10/23/18	00056	10/17/18	JS101720	201810	310-51300	11000		CAMILLE STEPHENS	*	200.00	200.00 001842
		SUPERVISOR FEES 10/17/18									
10/23/18	00282	10/17/18	MC101720	201810	310-51300	11000		JOE SZEWczyk	*	200.00	200.00 001843
		SUPERVISOR FEES 10/17/18									
								MARIA J CHICHELLI		200.00	200.00 001844

TOTAL FOR BANK A 17,907.28
 LKSD LAKESIDE PLANT KCOSTA

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
TOTAL FOR REGISTER										17,907.28	

LKSD LAKESIDE PLANT KCOSTA

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
10/05/18	00035	10/03/18	10032018	201810	600-53800-61000			POOL/CLBHS PRESSURE-DEP	*	3,014.00	
10/15/18	00029	10/10/18	182013	201810	600-53800-61000			SCOTT'S MAINTENANCE SERVICES	*	12,951.30	3,014.00 000077
10/18/18	00032	10/06/18	24	201810	600-53800-61000			STRETLIGHT PROJ--FNL PMT	*	200.00	12,951.30 000078
								ENERGY SAVERS INTERNATIONAL, INC.			
								P&N LABOR FORCE, LLC			200.00 000079
10/18/18	00035	10/18/18	10182018	201810	600-53800-61000			POOL/CLBHS PRES. FINALEPMT	*	3,014.00	
								SCOTT'S MAINTENANCE SERVICES			3,014.00 000080
TOTAL FOR BANK C										19,179.30	
TOTAL FOR REGISTER										19,179.30	

LKSD LAKESIDE PLANT KCOSTA

RECEIVED

OC 02 2018



From: Teresa Viscarra tviscarra@gmscfi.com
Subject: Fwd: WebBizBuilder: Statement
Date: October 1, 2018 at 9:38 AM
To: Jose Soto jsoto@gmscfi.com
Cc: Katie Costa kcosta@gmscfi.com

BY: _____

From: support@webbizbuilder.com
Subject: WebBizBuilder: Statement
Date: October 1, 2018 at 9:06:54 AM EDT
To: tviscarra@gmscfi.com

WebBizBuilder Statement

Date: Oct 2018

This is the statement for your monthly WebBizBuilder service fees. Please send payment to the address listed below. If you have any questions about this statement or your account, contact customer service at support@webbizbuilder.com

Account name: lakesideplantationcdd.com/lakesideplantation

Service Plan: Essential Website - \$24.95 per month

Payment Due: On receipt

Total Amount Due:

\$74.85

Account Information:

Viscarra, Teresa
gflint@gmscfi.com
135 W. Central Blvd
Orlando, Florida 32801
407-841-5524

Send Payments To:

EZOT, Inc.
PMB 239
9597 Jones Rd.
Houston, TX 77065

To update your account information, login to your site and click the "Your Account" link.

Make check payable to **EZOT, Inc.**

Date	Item	Account	Rate
Oct 2018	Monthly Hosting Bill Dec 2018	lakesideplantationcdd.com/lakesideplantation	24.95
Oct 2018	Monthly Hosting Bill Nov 2018	lakesideplantationcdd.com/lakesideplantation	24.95
Oct 2018	Monthly Hosting Bill Oct 2018	lakesideplantationcdd.com/lakesideplantation	24.95

Total: \$74.85

Johnson Engineering, Inc.
 Remit To:
 P.O. Box 2112
 Fort Myers, FL 33902
 Ph: 239.334.0046 Fax: 239.334.3661

Invoice

September 24, 2018
 Project No: 20150050-000
 Invoice No: 35
 FEID #59-1173834

Project Manager Mallory Clancy

#193
 L-31-513-311
 ENGINEER

Sept 16

George Flint
 Lakeside Plantation CDD
 c/o GMS Central Florida
 135 West Central Blvd. Suite 320
 Orlando, FL 32801

RECEIVED
 OCT 01 2018

Project 20150050-000 Lakeside Plantation CDD
 20150050-000
 Lakeside Plantation CDD
 Work Authorization #3, dated 3/24/15 - Change Order No. 1, dated 11/3/15
 Work Authorization #4, dated 5/27/15
 Work Authorization #5, dated 5/27/15
 Work Authorization #7, dated 1/26/17
 Work Authorization #8, dated 9/18/18
Professional Services through September 16, 2018

BY: _____

PROFESSIONAL SERVICES

Phase No.	Phase Description	Contract Amount	Fee Type	%	Total Inv To-Date	Previously Invoiced	Current Inv Amount	Balance to Complete
1.	General Engineering	23,523.40	T&M	100 %	23,523.40	21,214.65	2,308.75	0.00
3.	Lake Bank Erosion Report 2016	7,040.00	T&M	129 %	9,103.75	9,103.75	0.00	-2,063.75
4.	Pond Bank Restoration	3,500.00	T&M	108 %	3,785.00	3,785.00	0.00	-285.00
5.	Recertify SFWMD ERP	1,500.00	NTE	100 %	1,500.00	1,500.00	0.00	0.00
6.	Preserve Area Evaluation	4,800.00	LS	100 %	4,800.00	4,800.00	0.00	0.00
7.	Public Facilities Report	3,600.00	LS	100 %	3,600.00	3,600.00	0.00	0.00
8.	4-Way Stop Sign Warrant Study	3,450.00	LS	0 %	0.00	0.00	0.00	3,450.00
	Totals	47,413.40			46,312.15	44,003.40	2,308.75	1,101.25

SUB-TOTAL PROFESSIONAL SERVICES: 2,308.75

INVOICE TOTAL: 2,308.75

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering			
Technician II	1.25	65.00	81.25
Engineer V	16.50	135.00	2,227.50
1. - General Engineering Total	17.75		2,308.75

NORTH PORT SOLID WASTE DISTRICT



SERVICE ADDRESS			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	10/02/18	11/01/18

#78
1-22-538-434
garbage pickup - 11/18

Total Current Charges	158.62
PAST DUE - MUST PAY NOW	.00
Total Amount Due	158.62



LAKESIDE PLANATATION CDD
C/O GOVERNMENTAL MGT SVCS-CF
135 W CENTRAL BLVD STE 320
ORLANDO FL 32801-2435

000054883000159826000000158621

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

48

SERVICE ADDRESS

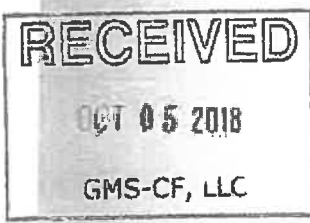
2200 PLANTATION BLVD SWD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	10/02/18	11/01/18

Last Bill Amount	158.62
Payments	158.62-
Adjustments	.00
BALANCE FORWARD	.00

Rate Class : COMMERCIAL WASTE
Last payment amount/date: 158.62 9/20/18

Service	Consumption	Charge	Total
GB DUMPSTER4YD/1 PICKUP	8/31/18 9/30/18	156.80	
GB BINS ONCE PER MONTH	8/31/18 9/30/18	1.82	
TOTAL COMMERCIAL GARBAGE			158.62

Total Current Charges	158.62
PAST DUE - MUST PAY NOW	.00
Total Amount Due	158.62



A LATE CHARGE WILL BE APPLIED IF PAYMENT IS NOT RECEIVED ON OR BEFORE THE DUE DATE PRINTED ON THIS BILL. IF PAYMENT IS NOT RECEIVED WITHIN TEN DAYS AFTER BECOMING DELINQUENT, SERVICE MAY BE TERMINATED WITHOUT FURTHER NOTICE.



Invoice

5824 Bee Ridge Road #165, Sarasota, FL 34233

Hold

Date **Invoice #**
 10/1/2018 2018-02314

Bill To:

Lakeside Plantation CDD
c/o Governmental Management Services
135 West Central Blvd, Suite 320
Orlando, FL 32801

RECEIVED

OCT 02 2018

BY: _____

Terms **Due Date**
 Net 30 10/31/2018

Description	Qty	Amount
Month of October Monthly Grounds Maintenance Fee		7,655.00

PAYMENT ACCEPTED: CHECK AND CREDIT CARD.

Please contact our office to pay by credit card.

Make check payable to:

Bloomings Landscape & Turf Management, Inc.

Please include invoice number on your check.

Thank You For Your Business

Total	\$7,655.00
Payments/Credits	\$0.00
Balance Due	\$7,655.00

Phone # (941) 927-9765	Fax # (941) 929-9356	E-mail carla@bloomingslandscape.com	Web Site www.bloomingslandscape.com
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better water. pure and simple.®

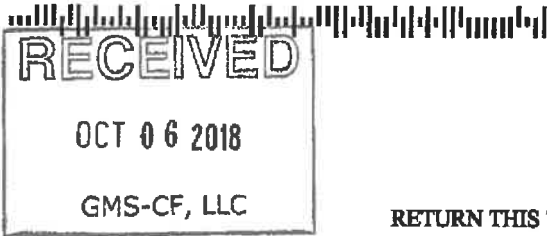
1099 Enterprise Court
Nokomis, FL 34275
941-485-7526

IF PAYING BY CREDIT CARD, PLEASE CHECK CORRECT CARD AND FILL OUT BELOW		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT		
CARD NUMBER	V. CODE	
SIGNATURE	EXP. DATE	
DATE	PAY THIS AMOUNT	ACCOUNT NUMBER
09/30/2018	79.73	1017805
Pay By Date: Oct 15		AMOUNT PAID \$

17*3902 1 MB 0.421*
LAKESIDE PLANTATION
135 W Central Blvd Ste 320
Orlando FL 32801-2435

#14
1-33-535-48101
water conditioning

REMIT PAYMENT TO:
CULLIGAN WATER CONDITIONING
1099 ENTERPRISE COURT
NOKOMIS, FL 34275



Balance Forward Statement

RETURN THIS TOP PORTION WITH YOUR PAYMENT

InvDate	InvNum	Location	Billed	Tax	Balance
Previous Balance: 08/31/2018					96.98
Location 1017805					
LAKESIDE PLANTATION		2200 PLANTATION BLVD			
09/13/2018	422293	1017805	PO#		42.74
2413	5 GALLON DRINKING WATER		7.000 @	5.75	40.25
4201	DELIVERY CHARGE		1.000 @	2.49	2.49
09/25/2018		1017805	PO#		-96.98
	PAYMENT		@		
09/28/2018		1017805	PO#		0.00
	PAYMENT		@		
09/28/2018	425221	1017805	PO#		36.99
2413	5 GALLON DRINKING WATER		6.000 @	5.75	34.50
2704	BOTTLE DEPOSIT		-1.000 @	0.00	0.00
4201	DELIVERY CHARGE		1.000 @	2.49	2.49

ACCOUNT IS CURRENT

Current	79.73	30day	0.00	60day	0.00	90day	0.00	Balance	79.73
---------	-------	-------	------	-------	------	-------	------	---------	-------

Pay your bill online using our secure payment page at www.culligansarasota.com

Culligan Water Conditioning, 1099 Enterprise Court, Nokomis, FL 34275 941-485-7526



DART Pool Solutions, Inc.

1181 S. Sumter Blvd - PMB 324
North Port, FL 34287
CPC1457408

RECEIVED

OCT 02 2018

Hold

Invoice

Date	Invoice #
9/10/2018	88715-2

BY: _____

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289

Service Location
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289

P.O. No.	Terms	Due Date	Tech	Date of Service
	Due On Receipt	9/20/2018	SB	9/10/2018

Description	Qty	Rate	Amount
Emergency Labor	1	70.00	70.00
Emergency service fee	1	150.00	150.00
FL Sales Tax		7.00%	0.00

Thank you for your business!

A finance charge of 1.5 % will be added to all overdue accounts, with a minimum charge of \$1.50. All materials, parts and equipment will remain property of DART until paid in full.

Total	\$220.00
Payments/Credits	\$0.00
Balance Due	\$220.00

Phone	941-743-2010	Fax	941-426-7593
E-mail		Web Site	
info@dartpoolsolutions.com		www.dartpoolsolutions.com	

DART Pool Solutions, Inc.

1181 S. Sumter Blvd - PMB 324

North Port, FL 34287

CPC1457408

Hold

RECEIVED

001 01 20

BY: _____

Invoice

Date	Invoice #
10/1/2018	88751

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289

Service Location
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289

P.O. No.	Terms	Due Date	Tech	Date of Service
	Due On Receipt	10/31/2018	SB	10/1/2018

Description	Qty	Rate	Amount
October pool cleaning		810.00	810.00
FL Sales Tax		7.00%	0.00

Thank you for your business!

A finance charge of 1.5 % will be added to all overdue accounts, with a minimum charge of \$1.50. All materials, parts and equipment will remain property of DART until paid in full.

Total	\$810.00
Payments/Credits	\$0.00
Balance Due	\$810.00

Phone	941-743-2010	Fax	941-426-7593
E-mail		Web Site	
info@dartpoolsolutions.com		www.dartpoolsolutions.com	



Rapid Security Solutions, LLC
 1920 Northgate Blvd. # A9
 Sarasota, FL 34234
 Tel: 941.219.4190
 Fax: 941.888.0439

Invoice

Invoice Number 41238	Date 9/27/2018
Customer Number 10087	Due Date 9/27/2018

To: **Lakeside Plantation CDD**
C/O GMS-Central Florida, LLC
135 W. Central Blvd.
Suite 320
Orlando, FL 32801

Handwritten:
 1-33-586-489
 Trkshh callings

Remit To: **Rapid Security Solutions, LLC**
1920 Northgate Blvd. STE A9
Sarasota, FL 34234

Amount Enclosed: _____

Net Due: \$115.00

Detach And Return Top Portion With Your Payment

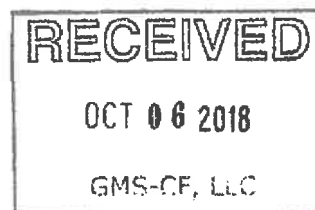
Customer Name	Customer Number	PO Number	Invoice Date	Due Date
Lakeside Plantation CDD	10087		9/27/2018	9/27/2018

Quantity	Description	Rate	Amount
1.00	Lakeside Plantation CDD, 2200 Plantation Drive, Northport, FL 1st Hour of Service Labor	115.00	115.00
	Tax		0.00
	Payments/Credits Applied		0.00
Invoice Balance Due:			\$115.00

3 cams were disconnected from the server. Tech reprogrammed them and added them back to the server.
 Service complete

For RSS Service Call: 941.219.4190, Select Opt # 2

Date	Invoice #	Description	Amount	Balance Due
9/27/2018	41238	System Service (41350)	\$115.00	\$115.00





Rapid Security Solutions
 1920 Northgate Blvd. #1
 Sarasota, FL 34234
 Tel: 941.219.4190
 Fax: 941.866.0439

Service Ticket

Ticket Number 41350	Appointment 9/26/2018 3:00 PM	Technician Ryan Bright
Problem Code Video/Camera System Is	System Account 10087-1	System Type Video Surveillance
Panel Type	Panel Location	Monitored By N/A
Service Level Tier 3-T/M	Warranty Level Expired: 9/24/2013	Keys on File No
Secondary Account	Panel Phone #	2nd Panel Phone #

To: 10087
 Lakeside Plantation CDD
 2200 Plantation Drive
 Northport, FL 34289
 (941) 423-5500

A service fee of \$115.00 applies, additional labor is billed in 30 minute increments after the first 65 minutes.

bshroyer
 on 9/25/2018 12:37:53 PM

Contact:
 Rob Wittebort (941) 423-5500

Comments:
 Client is stating that 3 cameras are down. Please troubleshoot.

Appointment Information:

Technician	Date	Arrived	Completed	Time On Site	Billable Time	Labor	Labor Fee
Ryan Bright	9/26/2018	13:51	14:07	0:16	0:00	0.00	0.00

Field Notes:

WebSvcs 9/26/2018 2:08:22 PM

3 cams were disconnected from the server. Tech reprogrammed them and added them back to the server.
 Service complete

bshroyer 9/25/2018 12:37:53 PM

Client is stating that 3 cameras are down. Please troubleshoot.

Service Performed:

Service Charges:

Service Call	\$115.00	Amount Paid: \$ _____	Check #: _____
Labor	_____	CC Type _____	CC # _____
Materials	_____	Exp _____	
Other	_____	Name on Card _____	
Subtotal	\$115.00	_____	
Tax	_____	_____	
Total:	\$115.00	Customer Signature _____	Date _____

Thank You for Your Business!



Hold
RECEIVED

INVOICE

Voice: (888) 480-5253 Fax: (888) 358-0088

Invoice Number: PI-A00210277

Invoice Date: 10/01/18

PROPERTY: Lakeside Plantation CDD

SOLD TO: Lakeside Plantation CDD
Governmental Mgmt Services-Central
135 West Central Blvd Ste. 320
Orlando, FL 32801

BY: _____

CUSTOMER ID
L2077

CUSTOMER PO

Payment Terms
Due upon receipt

Sales Rep ID
Bill Kurth

Shipment Method

Ship Date

Due Date
10/01/18

Qty	Item / Description	Unit Price	Extension
1	Lake & Pond Management Services SVR06010 10/01/18 - 10/31/18 Lake & Pond Management Services	966.00	966.00

PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
Little Rock, AR 72202

Subtotal	966.00
Sales Tax	0.00
Total Invoice	966.00
Payment Received	
TOTAL	966.00

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: September 19, 2018

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Harry Smith	✓	Yes (\$200)
2	Joe Szewczyk	✓	Yes (\$200)
3	Camille Stephens	✓	Yes (\$200)
4	Bud Sabol	✓	Yes (\$200)
5	Pina Chichelli	✓	Yes (\$200)

28

The supervisors present at the above referenced meeting should be compensated accordingly.

Approved for Payment:


District Manager Signature

9/19/18
Date

****RETURN SIGNED DOCUMENT TO Ariel Lovera****

GMS-Central Florida, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 76
Invoice Date: 10/1/18
Due Date: 10/1/18
Case:
P.O. Number:

Bill To:
Lakeside Plantation CDD
135 West Central Blvd.
Suite 320
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - October 2018 - 34		3,094.33	3,094.33
Information Technology - October 2018		83.33	83.33
Dissemination Agent Services - October 2018		83.33	83.33
Office Supplies		1.89	1.89
Postage - 42		45.40	45.40
Copies - 47		66.30	66.30
Total			\$3,374.58
Payments/Credits			\$0.00
Balance Due			\$3,374.58

RECEIVED

OCT 16 2018

BY: _____

Check Request

District	<u>Lakeside Plantation</u>	Date	<u>10/12/18</u>
Payable to	<u>Tim Blackburn</u>	Account Number	<u>Wine & Cheese - activities</u>
Amount Requested	<u>\$225.00</u>		
Requested By	<u>Maxman Traps</u>		
Description of Need	<u>11/14/18 live music services for wine & cheese between 6:30 pm - 8:30 pm.</u>		
Approved By	<u>Nathan Traps</u>	Signature	<u>[Signature]</u>
Received By		Signature	<u>[Signature]</u>



JIM BLACKBURN, SAXOPHONIST

239-218-9887

19637 Kara Cir.

North Fort Myers, FL 33917

jim.blackburn@earthlink.net

<http://jimblackburnsax.net>



#185

1-33-538-45

Jazz-Wine for CHEESE 11/13

10/12/2018

Invoice # 111418

For Music Services rendered at Lakeside Plantation - 6:30pm-8:30pm, 11/14/18, for "Wine & Cheese Party". (Jazz Sax, w/backing tracks)

\$225.00 Please make check payable to James Blackburn.

Thank you for having me perform for you again.

Jim Blackburn

Invoice



Date: 9/28/2018
 Customer ID: 3941
 Invoice No.: SPE41826
 Reference: Work Order 56272 / Field Invoice

P.O. Box 637
 Venice, FL 34284
 (941) 485-5402 (941) 483-3321 (fax)

Bill to:

Lakeside Plantation CDD
 135 W Central Blvd Suite 320
 Orlando, FL 32801

#5
 1-33-538-48102
 RPR/SRV

Service at:

Lakeside Plantation Clubhouse
 2200 Plantation Blvd
 North Port, FL 34286

P.O. Number:

Terms: DUE UPON RECEIPT

Description:

Work Order 56272 Backflow Fireline Repai

Item	Description	Quantity	Unit Price	Amount
Labor				
09/28/18	Repair/Service Backflow Preventer	0.50	\$95.0000	\$47.50
09/28/18	Repair/Service Backflow Preventer	1.50	\$95.0000	\$142.50
Labor Subtotal:				\$190.00
Parts				
	905111 Febco 825Y 3/4-1 1/4" Repair Kit	1.00	\$64.7500	\$64.75
Parts Subtotal:				\$64.75
Miscellaneous				
	1st Half Hour Labor	1.00	\$95.0000	\$95.00
	1st Half Hour Labor	1.00	\$95.0000	\$95.00
	Scope	1.00	\$0.0000	\$0.00
	<i>9/28/18 - Tech completed internal cleaning on leaking backflow. Device was leaking after repair - Tech quoted install of basic rubber repair kit.</i>			
	<i>9/29/18 - *Completed repairs to backflow preventer(s) per quote. Device(s) passed re-certification testing.</i>			
Miscellaneous Subtotal:				\$190.00

Additional Notes:

RECEIVED

OCT 12 2018

BY: _____

Subtotal:	\$444.75
Sales Tax:	\$0.00
Payments:	\$0.00
Total Due:	\$444.75



Thank You For Your Business

INVOICES ARE SUBJECT TO A FINANCE CHARGE OF 1.5%/MO (18% / ANNUM) FOR BALANCES DUE BEYOND OUR NORMAL TERMS

Alliance Fire & Safety
 Post Office Box 208
 Venice, FL 34284



Phone: 941-485-5402
 Facsimile: 941-483-3321
 Toll Free: 877-664-6612

BACKFLOW TEST AND MAINTENANCE REPORT

Owner Name/ Business Name: Lake side Plantation
 Property Address: 2250 Plantation Blvd North Port, FL 34286
 Location of Assembly: Street Level

Hazard# _____
 Confirmation# _____
 Date Entered _____

INITIAL TEST RESULTS

Customer # 3941 Work Order # 56277 Repair WO # _____ AHJ: NPUTI

Type of Assembly: <input checked="" type="checkbox"/> DCA <input type="checkbox"/> DCVA <input checked="" type="checkbox"/> RPBA <input type="checkbox"/> DDCA <input type="checkbox"/> RPDA <input type="checkbox"/> Other	Type of Service: <input checked="" type="checkbox"/> Potable Water <input type="checkbox"/> Irrigation <input type="checkbox"/> Fire Service <input type="checkbox"/> Fire ByPass <input type="checkbox"/> Other		
Size: 3/4 <input type="checkbox"/> 1 <input checked="" type="checkbox"/> 1.5 <input type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4 <input type="checkbox"/> 6 <input type="checkbox"/> 8 <input type="checkbox"/> Meter # <u>154727806</u>	Manufacturer: <u>Felco</u> Model # <u>825Y</u> Serial # <u>A189415</u>		
Check Valve #1 <input type="checkbox"/> Leaked <input checked="" type="checkbox"/> Closed Tight	Relief Valve Opened at: <u>2.5</u> PSI or Did Not Open <input type="checkbox"/>	Check Valve #2 <input type="checkbox"/> Leaked <input checked="" type="checkbox"/> Closed Tight	Pressure Vacuum Breaker Air Inlet: did Not Open <input type="checkbox"/> or Opened at _____ PSI
Gauge Pressure Across Check Valve <u>8.2</u> PSI	Outlet Shut-off Valve: <input type="checkbox"/> Leaked <input checked="" type="checkbox"/> Closed Tight	Gauge Pressure Across Check Valve <u>2.3</u> PSI	Check Valve: Leaked <input type="checkbox"/> Held at _____ PSI
PASSED <input checked="" type="checkbox"/> FAILED <input type="checkbox"/>		TEST BUFFER: _____ PSI	
Remarks: _____			
INITIAL TEST BY: <u>Bo Chamley</u>	CERT # <u>V06-18-8275</u>	DATE: <u>9-29-18</u>	
GAUGE MANUFACTURER: <u>Midwest</u>	SERIAL: <u>12070514</u>	Calibration Date: <u>August-18</u>	

REPAIR & RETEST RESULTS

<input type="checkbox"/> Cleaned Only Replaced: rubber Kit <input type="checkbox"/> CV Assembly <input type="checkbox"/> or disc <input type="checkbox"/> O-Rings <input type="checkbox"/> seat <input type="checkbox"/> spring <input type="checkbox"/> stem/ Guide <input type="checkbox"/> retainer <input type="checkbox"/> lock Nuts <input type="checkbox"/> Other <input type="checkbox"/>	<input type="checkbox"/> RV Cleaned Only Replaced: RV rubber kit <input type="checkbox"/> RV assembly <input type="checkbox"/> or disc <input type="checkbox"/> diaphragm(s) <input type="checkbox"/> seat <input type="checkbox"/> spring <input type="checkbox"/> stem/ guide <input type="checkbox"/> O-Rings <input type="checkbox"/> Other <input type="checkbox"/>	<input type="checkbox"/> Cleaned Only Replaced: rubber Kit <input type="checkbox"/> CV Assembly <input type="checkbox"/> or disc <input type="checkbox"/> O-Rings <input type="checkbox"/> seat <input type="checkbox"/> spring <input type="checkbox"/> stem/ Guide <input type="checkbox"/> retainer <input type="checkbox"/> lock Nuts <input type="checkbox"/> Other <input type="checkbox"/>	<input type="checkbox"/> Cleaned Only Replaced: rubber kit <input type="checkbox"/> CV Assembly <input type="checkbox"/> disc, air inlet <input type="checkbox"/> disk, CV <input type="checkbox"/> seat, CV <input type="checkbox"/> spring, air inlet <input type="checkbox"/> spring, CV <input type="checkbox"/> retainer <input type="checkbox"/> guide <input type="checkbox"/> O-rings <input type="checkbox"/> Other <input type="checkbox"/>
Check Valve #1 <input type="checkbox"/> Leaked <input type="checkbox"/> Closed Tight	Relief Valve Opened at: _____ PSI or Did Not Open <input type="checkbox"/>	Check Valve #2 <input type="checkbox"/> Leaked <input type="checkbox"/> Closed Tight	Pressure Vacuum Breaker Air Inlet: did Not Open <input type="checkbox"/> or Opened at _____ PSI
Gauge Pressure Across Check Valve _____ PSI	Outlet Shut-off Valve: <input type="checkbox"/> Leaked <input type="checkbox"/> Closed Tight	Gauge Pressure Across Check Valve _____ PSI	Check Valve: Leaked <input type="checkbox"/> Held at _____ PSI
PASSED <input type="checkbox"/> FAILED <input type="checkbox"/>		TEST BUFFER: _____ PSI	
Remarks: _____			
REPAIR TECH: _____	CERT # _____	DATE: _____	
FINAL TEST BY: _____	CERT # _____	DATE: _____	
GAUGE MANUFACTURER: _____	SERIAL: _____	Calibration Date: _____	

revision date 9/22/2018 Z13. SPE SPRINKLER FORMS Backflow Test and Maintenance Report FORMS WKBK



5824 Bee Ridge Road #165, Sarasota, FL 34233

Invoice

Date: 10/11/2018
 Invoice #: 2018-02377

Bill To:

Lakeside Plantation CDD
 c/o Governmental Management Services
 9145 Narcoossee Road, Ste A206
 Orlando, FL 32827

RECEIVED

OCT 16 2018

BY: _____

Terms

Due on receipt

Description	Qty	Amount
Remove Oak tree by pump station		300.00

PAYMENT ACCEPTED: CHECK AND CREDIT CARD.
 Please contact our office to pay by credit card.
 Make check payable to:
 Bloomings Landscape & Turf Management, Inc.
 Please include invoice number on your check.
 Thank You For Your Business

Total	300.00
Payments/Credits	\$0.00
Balance Due	\$300.00

Phone #

Fax #

E-mail

Web Site

(941) 927-9765

(941) 929-9356

carla@bloomingslandscape.com

www.bloomingslandscape.com

Florida Department of Economic Opportunity, Special District Accountability Program
FY 2018/2019 Special District Fee Invoice and Update Form
 Required by Sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Invoice No.: 71783			Date Invoiced: 10/01/2018
Annual Fee: \$175.00	Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/03/2018: \$175.00

STEP 1: Review the following information, make changes directly on the form, and sign and date:

1. Special District's Name, Registered Agent's Name, and Registered Office Address:



**FLORIDA DEPARTMENT of
ECONOMIC OPPORTUNITY**

Lakeside Plantation Community Development District
 Mr. Michael Eckert
 Hopping Green and Sams, P.A.
 119 South Monroe Street, Suite 300
 Tallahassee, FL 32301

15
 1-310-513-54
 Special District FY19

- 2. Telephone: (850) 222-7500
- 3. Fax: (850) 224-8551
- 4. Email: MichaelE@hgsllaw.com
- 5. Status: Independent
- 6. Governing Body: Elected
- 7. Website Address: www.lakesideplantationcdd.org
- 8. County(ies): Sarasota
- 9. Function(s): Community Development
- 10. Boundary Map on File: 03/13/1999
- 11. Creation Document on File: 03/13/1999
- 12. Date Established: 03/01/1999
- 13. Creation Method: Local Ordinance
- 14. Local Governing Authority: City of North Port
- 15. Creation Document(s): City Ordinance 99-1
- 16. Statutory Authority: Chapter 190, Florida Statutes
- 17. Authority to Issue Bonds: Yes
- 18. Revenue Source(s): Assessments
- 19. Most Recent Update: 10/26/2017

I do hereby certify that the information above (changes noted if necessary) is accurate and complete as of this date.

Registered Agent's Signature: Date 10/4/18

STEP 2: Pay the annual fee or certify eligibility for the zero fee:

- a. **Pay the Annual Fee:** Pay the annual fee online by following the instructions at www.Floridajobs.org/SpecialDistrictFee or by check payable to the Department of Economic Opportunity.
- b. **Or, Certify Eligibility for the Zero Fee:** By initialing each of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **ALL** of the following statements contained herein and on any attachments hereto are true, correct, complete, and made in good faith as of this date. I understand that any information I give may be verified.
 - 1. ___ This special district and its Certified Public Accountant determined the special district is not a component unit of a local general-purpose government.
 - 2. ___ This special district is in compliance with the reporting requirements of the Department of Financial Services.
 - 3. ___ This special district reported \$3,000 or less in annual revenues to the Department of Financial Services on its Fiscal Year 2016/2017 Annual Financial Report (if created since then, attach an income statement verifying \$3,000 or less in revenues).

Department Use Only: Approved: ___ Denied: ___ Reason: _____

STEP 3: Make a copy of this form for your records.

STEP 4: Mail this form and payment (if paying by check) to the Department of Economic Opportunity, Bureau of Budget Management, 107 E. Madison Street, MSC 120, Tallahassee, FL 32399-4124. Direct any questions to (850) 717-8430.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: October 17, 2018

	<i>Name</i>	<i>In Attendance</i> <i>Please ✓</i>	<i>Fee Involved</i> <i>Yes / No</i>
1	Joe Szewczyk	✓	Yes (\$200)
2	Camille Stephens	✓	Yes (\$200)
3	Bud Sabol	✓	Yes (\$200)
4	Pina Chichelli	✓	Yes (\$200)
5	Vacant	—	Yes (\$200)

#0000
AS 10/17/2018
Supt. Affairs
1-97-513-11

The supervisors present at the above referenced meeting should be compensated accordingly.

Approved for Payment:

Jill Burns
District Manager Signature

10/17/18
Date

****RETURN SIGNED DOCUMENT TO Ariel Lovera****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: October 17, 2018

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Joe Szewczyk	✓	Yes (\$200)
2	Camille Stephens	✓	Yes (\$200)
3	Bud Sabol	✓	Yes (\$200)
4	Pina Chichelli	✓	Yes (\$200)
5	Vacant	—	Yes (\$200)

#000
AS 10/17/2018
Supervisor fees
1-37-513-11

The supervisors present at the above referenced meeting should be compensated accordingly.

Approved for Payment:

Jill Burns
District Manager Signature

10/17/18
Date

****RETURN SIGNED DOCUMENT TO Ariel Lovera****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: October 17, 2018

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Joe Szewczyk	✓	Yes (\$200)
2	Camille Stephens	✓	Yes (\$200)
3	Bud Sabol	✓	Yes (\$200)
4	Pina Chichelli	✓	Yes (\$200)
5	Vacant	—	Yes (\$200)

#2000
AS 10/17/2018
supervisor fees
1-37-513-11

The supervisors present at the above referenced meeting should be compensated accordingly.

Approved for Payment:

Jill Burns
District Manager Signature

10/17/18
Date

****RETURN SIGNED DOCUMENT TO Ariel Lovera****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: October 17, 2018

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
1	Joe Szewczyk	✓	Yes (\$200)
2	Camille Stephens	✓	Yes (\$200)
3	Bud Sabol	✓	Yes (\$200)
4	Pina Chichelli	✓	Yes (\$200)
5	Vacant	—	Yes (\$200)

#0000
AS 10/17/2018
Supervisor fees
1-37-513-11

The supervisors present at the above referenced meeting should be compensated accordingly.

Approved for Payment:


District Manager Signature

10/17/18
Date

****RETURN SIGNED DOCUMENT TO Ariel Lovera****

**AGREEMENT BETWEEN THE LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT AND SCOTT J. GRIGSBY
D/B/A SCOTT'S MAINTENANCE SERVICES AFFORDABLE AND RELIABLE,
FOR PAVER CLEANING AND RELATED SERVICES**

THIS AGREEMENT (the "Agreement") is made and entered into this 3 day of October, 2018 by and between:

Lakeside Plantation Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, whose address is 135 West Central Boulevard, Suite 320, Orlando, Florida 32801 (the "District"), and

Scott J. Grigsby d/b/a Scott's Maintenance Services Affordable and Reliable, whose mailing address is Post Office Box 21, Osprey, Florida 34229 ("Contractor").

RECITALS

WHEREAS, the District is a local unit of special-purpose government established pursuant to and governed by Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including a clubhouse, pool, and other recreation facilities (collectively, "District Facilities") and

WHEREAS, the District desires to retain an independent contractor to provide paver pressure washing, sanding and sealing services other materials related thereto as more specifically described in Exhibit A, attached hereto and incorporated by reference ("Services"); and

WHEREAS, Contractor represents and warrants to the District that it is qualified, willing, and capable of providing the Services to the District Facilities and desires to contract with the District to do so in accordance with the terms of this Agreement; and

WHEREAS, the parties warrant and agree that they have all right, power, and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. INCORPORATION OF RECITALS. The recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF SERVICES; TERMS OF AGREEMENT.

A. Contractor agrees to furnish all necessary labor, materials, equipment, tools, expertise and supplies and perform all tasks necessary for the provision of the Services, as described herein and in Exhibit A. If any provisions of this Agreement conflicts with any provisions of Exhibit A, this Agreement shall control.

B. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations, and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Contractor shall perform all Services in a neat and workmanlike manner.

C. If the District should desire additional work or services, Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order(s) to this Agreement, prior to commencement of such additional work or services. Contractor shall be compensated for such agreed upon work or services based upon a payment amount acceptable to the parties and agreed to in writing.

D. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.

E. Contractor shall report directly to the District Manager or his or her designee. Contractor shall use all due care to protect the property of the District, its residents, and landowners from damage and shall follow and be responsible for the completion of the Services set forth in Exhibit A. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours.

F. Contractor shall complete the Services within Five (5) days of the full execution of this Agreement. ** Weather dependent MS JB*

SECTION 3. COMPENSATION.

A. As compensation for the completion of the Services, the District agrees to pay Contractor Six Thousand Twenty Eight Dollars (\$6,028.00), which amount includes all items, labor and materials necessary to complete the Services. Upon the full execution of this Agreement, the District shall remit to Contractor fifty percent (50%) of the total compensation as a payment of deposit, and the remaining fifty percent (50%) shall be due upon completion of the Services. The District shall provide payment to Contractor within thirty (30) days of receipt of the invoice.

B. The District may require, as a condition precedent to making any payment to Contractor, that all subcontractors, materialmen, suppliers or laborers be paid and require evidence, in the form of Lien Releases or partial Waivers of Lien, to be submitted to the District by those subcontractors, materialmen, suppliers or laborers, and further require that Contractor provide an affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from Contractor, in a form satisfactory to the District, that any indebtedness of Contractor, as to services to the District, has been paid and that Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workers' Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

SECTION 4. WARRANTY. Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. Contractor hereby warrants any materials and services identified in Section 2 above and Exhibit A for a period of one (1) year.

SECTION 5. INSURANCE.

A. Contractor shall, at its own expense, maintain insurance during the performance of the Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	Exempt
General Liability	
Bodily Injury (including contractual)	\$500,000
Property Damage (including contractual)	\$500,000
Automobile Liability	
Bodily Injury and Property Damage	n/a

B. The District and its officers, agents, staff, supervisors, and representatives shall be named as additional insured. Contractor shall furnish the District with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida, and such carrier shall have a Best's Insurance Reports rating of at least A-VII.

C. If Contractor fails to have secured and maintained the required insurance, the District has the right but not the obligation to secure such required insurance in which event Contractor shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

SECTION 6. PERMITS AND LICENSES. All permits and licenses necessary for Contractor to perform under this Agreement shall be obtained and paid for by Contractor and Contractor represents to the District that it is in compliance with all such requirements.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint-venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of the District and at all times entirely under Contractor's supervision, direction and control.

Commercial
Licensed

Residential
Insured



Scott's Maintenance Services
Pressure Cleaning & Painting
Handyman Services

941-232-6831

Name: Lakeside Plantation Date: 8-28-18
Address: 2200 Plantation Blvd
North Port, FL

Phone: _____

Invoice Proposal

Hourly Rate based on 25.00 to 35.00
Hourly Rate for Pressure Cleaning is 50 per hr.

QTY	Description of work	Unit Price	Amount
#1	Pool Deck: Pressure wash and resand and seal with Seal and sand acrylic Sealer - 5434 sq. ft.		4,890 ⁰⁰
#2	Club House Pavers: Pressure wash and resand and seal with Seal and Sand acrylic Sealer - 2,940 sq. ft.		2,646 ⁰⁰
	20% discount offered if you do both areas at the same time total \$6,028 ⁰⁰		
	Materials		
	50% deposit required		
Customers Sign Here X _____	Total		7,536 ⁰⁰ 1,536 ⁰⁰

INVOICE

FROM: **ENERGY SAVERS INTERNATIONAL**
 1413 S. PATRICK DR. # 5
 SATELLITE BEACH, FL. 32937
 (321) 777-7193 FAX (321)777-2849

INVOICE #
182013

INVOICE DATE
10/10/18

SOLD TO: **Lakeside Plantation CDD**
 COMPANY: **2200 Plantation Blvd.**
 ADDRESS: **North Port, Florida 34289**
Attn: Nathan Trates

shipped to:
Lakeside Plantation CDD
2200 Plantation Blvd.
North Port, Florida 34289

ATTN: **PAYABLES** P.O. # **contract and proposal**
 PHONE: **(941)423-5500** REQ. # **3**
 CELL: **(941)549-3462** ESI PROJECT # **218103**
 SALES TAX # **on file** PROJECT **Street light installation**

Req. Date	Completed	Payment due	Description	Shipped Via	
6/21/18	10/10/18	Net due		ESI	
Qty Ordered	Qty Shipped			UNIT	Price
1	1		<p>Total Contract amount - \$26,502.00</p> <p>Paid deposit of \$9275.70 Paid Invoice 182012 \$4275.00</p> <p>Electric lighting panels, disconnects, contactors, breakers etc. installed and complete. All project work completed Balance payment due</p>		\$12,951.30

A 1.5 % late payment will be applied to any unpaid balance received after the due date.

SUBTOTAL	\$12,951.30
TAXABLE AMOUNT	
TAX (if applicable)	
7.0%	
FREIGHT CHARGES	
Invoice Total	\$12,951.30



RECEIVED

Lakeside Plantation CCD

OCT 1 8 2018

(941) 423-5500

BY: _____

P&N Labor Force

3171 Horace Ave
North Port, FL 34286

Phone: (941) 416-7999

Email: pieterandnichole@yahoo.com

C
30

31-6-531-61

Estimate # 000024

Date 10/06/2018

Business / Tax # 990010120585

Description	Total
Exterior Painting Painting and pressure washings of Gazebo.	\$525.00

PNT / Pressure Wash Gazebo-UP

Subtotal	\$525.00
Total	\$525.00
Deposit Due	\$200.00

Notes:

Will paint white with satin superpaint from Sherwin William's. The floor color and type of paint can be discussed further at a later date. Possibly superdeck paint.

**AGREEMENT BETWEEN THE LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT AND SCOTT J. GRIGSBY
D/B/A SCOTT'S MAINTENANCE SERVICES AFFORDABLE AND RELIABLE,
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WHEREAS, the District desires to retain an independent contractor to provide paver pressure washing, sanding and sealing services other materials related thereto as more specifically described in **Exhibit A**, attached hereto and incorporated by reference ("Services"); and

WHEREAS, Contractor represents and warrants to the District that it is qualified, willing, and capable of providing the Services to the District Facilities and desires to contract with the District to do so in accordance with the terms of this Agreement; and

WHEREAS, the parties warrant and agree that they have all right, power, and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

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A. Contractor agrees to furnish all necessary labor, materials, equipment, tools, expertise and supplies and perform all tasks necessary for the provision of the Services, as described herein and in **Exhibit A**. If any provisions of this Agreement conflicts with any provisions of **Exhibit A**, this Agreement shall control.

B. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations, and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Contractor shall perform all Services in a neat and workmanlike manner.

C. If the District should desire additional work or services, Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order(s) to this Agreement, prior to commencement of such additional work or services. Contractor shall be compensated for such agreed upon work or services based upon a payment amount acceptable to the parties and agreed to in writing.

D. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.

E. Contractor shall report directly to the District Manager or his or her designee. Contractor shall use all due care to protect the property of the District, its residents, and landowners from damage and shall follow and be responsible for the completion of the Services set forth in Exhibit A. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours.

F. Contractor shall complete the Services within Five (5) days of the full execution of this Agreement. ** Weather dependent No SF*

SECTION 3. COMPENSATION.

A. As compensation for the completion of the Services, the District agrees to pay Contractor Six Thousand Twenty Eight Dollars (\$6,028.00), which amount includes all items, labor and materials necessary to complete the Services. Upon the full execution of this Agreement, the District shall remit to Contractor fifty percent (50%) of the total compensation as a payment of deposit, and the remaining fifty percent (50%) shall be due upon completion of the Services. The District shall provide payment to Contractor within thirty (30) days of receipt of the invoice.

B. The District may require, as a condition precedent to making any payment to Contractor, that all subcontractors, materialmen, suppliers or laborers be paid and require evidence, in the form of Lien Releases or partial Waivers of Lien, to be submitted to the District by those subcontractors, materialmen, suppliers or laborers, and further require that Contractor provide an affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from Contractor, in a form satisfactory to the District, that any indebtedness of Contractor, as to services to the District, has been paid and that Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workers' Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

SECTION 4. WARRANTY. Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. Contractor hereby warrants any materials and services identified in Section 2 above and **Exhibit A** for a period of one (1) year.

SECTION 5. INSURANCE.

A. Contractor shall, at its own expense, maintain insurance during the performance of the Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	Exempt
General Liability	
Bodily Injury (including contractual)	\$500,000
Property Damage (including contractual)	\$500,000
Automobile Liability	
Bodily Injury and Property Damage	n/a

B. The District and its officers, agents, staff, supervisors, and representatives shall be named as additional insured. Contractor shall furnish the District with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within thirty (30) days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida, and such carrier shall have a Best's Insurance Reports rating of at least A-VII.

C. If Contractor fails to have secured and maintained the required insurance, the District has the right but not the obligation to secure such required insurance in which event Contractor shall pay the cost for that required insurance and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required insurance.

SECTION 6. PERMITS AND LICENSES. All permits and licenses necessary for Contractor to perform under this Agreement shall be obtained and paid for by Contractor and Contractor represents to the District that it is in compliance with all such requirements.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint-venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of the District and at all times entirely under Contractor's supervision, direction and control.

Commercial
Licenced

Residential
Insured



Scott's Maintenance Services
Pressure Cleaning & Painting
Handyman Services

941-232-6831


Date: 8-20-18
Name: Lakeside Plantation
Address: 2200 Plantation Blvd
North Port, FL

Phone: _____

Invoice Proposal

Hourly Rate based on 25.00 to 35.00
Hourly Rate for Pressure Cleaning is 50 per hr.

QTY	Description of work	Unit Price	Amount
#1	Pool Deck: Pressure wash and resand and seal with Seal and sand acrylic Sealer - 5434 sq. ft.		4,890 ⁰⁰
#2	Club House Pavers: Pressure wash and resand and seal with Seal and Sand acrylic Sealer - 2,940 sq. ft.		2,646 ⁰⁰
	20% discount offered if you do both areas at the same time. total \$6,028 ⁰⁰		
	Materials		
	50% deposit required		3
Customers Sign Here X	Total	7,536 ⁰⁰	

From: **Nathan Trates** 
Subject: FW: Deposit paperwork
Date: October 18, 2018 at 11:48 AM
To: Katie Costa (kcosta@gmscf.com) kcosta@gmscf.com
Cc: Jose Rodriguez (jrodriguez@gmscf.com) jrodriguez@gmscf.com

Good morning Katie,

The re-sealing of the pool and veranda pavers is complete. If the final check could be issued and sent to the clubhouse please.

Kind regards,

Nathan Trates
Facility Manager



2200 Plantation Blvd.
North Port, FL 34289
P: (941) 423-5500
www.VestaPropertyServices.com

From: Nathan Trates
Sent: Friday, October 05, 2018 10:42 AM
To: Katie Costa (kcosta@gmscf.com)
Subject: Deposit paperwork

Good morning Katie,

Please see attached for the 50% deposit check for Scott Grigsby/Scott's Maintenance Services.
Full price \$6,028.00.

Kind regards,

Nathan Trates
Facility Manager



2200 Plantation Blvd.
North Port, FL 34289
P: (941) 423-5500
www.VestaPropertyServices.com



Scott's
Mainte...SP.pdf



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/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

Please request changes on the back.
Notes on the front will not be detected.

B

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LAKESIDE PLANTATION COMM
DEVELOPMENT DIST
135 W CENTRAL BLVD STE 320
ORLANDO FL 32801-2435Make check payable to FPL in U.S. funds
and mail along with this coupon to:FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Do not pay	New charges due by	Amount enclosed
57421-67439	\$1,093.81	Oct 15 2018	\$

Your electric statement

Account number: 57421-67439

For: Aug 27 2018 to Sep 24 2018 (28 days)

Customer name: LAKESIDE PLANTATION COMM

Statement date: Sep 24 2018

Service address: 2200 PLANTATION BLVD # CLBHSE

Next meter reading: Oct 24 2018

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (-)	New charges due by
1,227.93	1,227.93 CR	0.00	0.00	1,093.81	\$1,093.81	Oct 15 2018

Meter reading - Meter KLL2846

Current reading	48079
Previous reading	- 47179
kWh constant	x 10
kWh used	8000

Amount of your last bill	1,227.93
Payment received - Thank you	1,227.93 CR
Balance before new charges	\$0.00

Demand reading	5.02
kW constant	x 10.00
Demand kW	50

New charges (Rate: GSD-1 GENERAL SERVICE DEMAND)

Electric service amount	998.83**
Storm charge	7.74
Gross receipts tax	25.81
Franchise charge	61.43
Total new charges	\$1,093.81

Energy usage	Last Year	This Year
kWh this month	10220	9000
Service days	32	28
kWh per day	319	321

Total amount you owe \$1,093.81**FPL automatic bill pay - DO NOT PAY**

- Payment received after **December 12, 2018** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **October 05, 2018**. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

****The electric service amount includes the following charges:**

Customer charge:	\$25.34
Fuel:	\$236.79
(\$0.026310 per kWh)	
Non-fuel:	\$200.70
(\$0.022300 per kWh)	
Demand:	\$536.00
(\$10.72 per kW)	

Please have your account number ready when contacting FPL.

Customer service: 1-800-375-2434

Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service)

Online at: www.FPL.com





/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

Please request changes on the back.
Notes on the front will not be detected.

SEP 27 2018

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AUTO **CO 0116
1 080778

LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DIST
135 W CENTRAL BLVD STE 320
ORLANDO FL 32801-2435

Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001



Account number	Do not pay	New charges due by	Amount enclosed
04126-05586	\$548.48	Oct 15 2018	\$

Your electric statement

Account number: 04126-05586

For: Aug 27 2018 to Sep 24 2018 (28 days)

Customer name: LAKESIDE PLANTATION

Statement date: Sep 24 2018

Service address: 2200 PLANTATION BLVD # FNTN

Next meter reading: Oct 24 2018

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
705.60	705.60 CR	0.00	0.00	548.48	\$548.48	Oct 15 2018

Meter reading - Meter KN46183

Current reading 97339
Previous reading - 91827
kWh used 5512

Amount of your last bill 705.60
Payment received - Thank you 705.60 CR
Balance before new charges \$0.00

Energy usage

	Last Year	This Year
kWh this month	4808	5512
Service days	32	28
kWh per day	150	198

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount 498.57**
Storm charge 6.17
Gross receipts tax 12.94
Franchise charge 30.80
Total new charges \$548.48

****The electric service amount includes the following charges:**

Customer charge: \$10.15
Fuel: \$145.02
(\$0.026310 per kWh)
Non-fuel: \$343.40
(\$0.062300 per kWh)

Total amount you owe \$548.48

FPL automatic bill pay - DO NOT PAY

- Payment received after **December 12, 2018** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **October 05, 2018**. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-226-3545
To report power outages: 1-800-4OUTAGE (468-8243)
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FPL

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/ 3* FPL AUTOMATIC BILL PAY - DO NOT PAY *

Please request changes on the back.
Notes on the front will not be detected.

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LAKESIDE PLANTATION COMM
DEVELOPMENT DIST
135 W CENTRAL BLVD STE 320
ORLANDO FL 32801-2435

Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Do not pay	New charges due by	Amount enclosed
84595-15071	\$687.81	Oct 15 2018	\$

Your electric statement

Account number: 84595-15071

For: Aug 27 2018 to Sep 24 2018 (28 days)

Customer name: LAKESIDE PLANTATION COMM

Statement date: Sep 24 2018

Service address: 2200 PLANTATION BLVD # POOL

Next meter reading: Oct 24 2018

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
692.32	692.32 CR	0.00	0.00	687.81	\$687.81	Oct 15 2018

Meter reading - Meter KL84533

Current reading 23488
 Previous reading - 17470
 kWh used 5998

Amount of your last bill 692.32
 Payment received - Thank you 692.32 CR
 Balance before new charges \$0.00

Demand reading 29.15
 Demand KW 29

New charges (Rate: GSD-1 GENERAL SERVICE DEMAND)

Electric service amount 827.79**
 Storm charge 5.16
 Gross receipts tax 18.23
 Franchise charge 38.63
 Total new charges \$687.81

Energy usage

	Last Year	This Year
kWh this month	3858	5998
Service days	32	28
kWh per day	120	214

Total amount you owe \$687.81

**The electric service amount includes the following charges:

Customer charge: \$25.34
 Fuel: \$157.81
 (\$0.028310 per kWh)
 Non-fuel: \$133.76
 (\$0.022300 per kWh)
 Demand: \$310.88
 (\$10.72 per kW)

FPL automatic bill pay - DO NOT PAY

- Payment received after **December 12, 2018** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **October 05, 2018**. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

Please have your account number ready when contacting FPL.

Customer service: 1-800-375-2434

Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service)

Online at: www.FPL.com



FPL



SERVICE ADDRESS			CURRENT CHARGES DUE DATE
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-156052	18-29	9/26/18	10/17/18

Total Current Charges 198.38
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 198.38

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:
Pay By Phone:
1-855-941-INFO (4636)
Pay online:
www.cityofnorthport.com



LAKESIDE PLANTATION COMM DEV
 135 W CENTRAL BLVD STE 320
 ORLANDO FL 32801-2435

- Check Here For:
- Info about conveniently receiving your bill online
 - Change of address (See reverse side)
 - Paper copy of the Consumer Confidence Report

*H2O Program Donation: \$ _____

000043123000156052000000198383

2153 LAKE

SERVICE ADDRESS			
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	9/26/18	10/17/18

↑ Please return this upper portion with your payment ↓ ***** Bank Draft *****

Rate Class : COMMERCIAL
 Last payment amount/date: 268.12 9/18/18

Last Bill Amount 268.12
 Payments 268.12 -
 Adjustments .00
 BALANCE FORWARD .00

WA	8/21/18	9/21/18	31	80000038	1.000	TGAL	Current	Previous	Usage
							46	38	8
							USAGE FOR	9/17	111.00

Service		Consumption		Charge		Total
WA Base facility chg				43.72		
WA Usage block 1		8.00		32.00		
TOTAL WATER						75.72
SE Base facility chg				72.34		
SE Consumption		8.00		50.32		
TOTAL SEWER						122.66

Total Current Charges 198.38
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 198.38

To view your Consumer Confidence Report (CCR) visit WWW.NORTHPORTCCR.COM
 and for water restrictions visit www.cityofnorthport.com

AFTER HOURS/EMERGENCY
 water or sewer service call
 941.240.8000



SERVICE ADDRESS			CURRENT CHARGES
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
2200 PLANTATION BLVD FICT			
43123-154658	18-29	9/26/18	10/17/18

\$ _____
AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:
Pay By Phone:
1-855-941-INFO (4636)
Pay online:
www.cityofnorthport.com

Total Current Charges 103.73
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 103.73

- Check Here For:
- Info about conveniently receiving your bill online
 - Change of address (See reverse side)
 - Paper copy of the Consumer Confidence Report
- *H2O Program Donation: \$ _____



LAKESIDE PLANTATION COMM DEV
 135 W CENTRAL BLVD STE 320
 ORLANDO FL 32801-2435

000043123000154658000000103739

2152 LAKE

SERVICE ADDRESS			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
2200 PLANTATION BLVD FICT			
43123-154658	18-29	9/26/18	10/17/18

↑ Please return this upper portion with your draft ↓ **

Rate Class : COMMERCIAL
 Last payment amount/date: 1,619.43 9/18/18

Last Bill Amount 1,619.43
 Payments 1,619.43-
 Adjustments :00
 BALANCE FORWARD :00

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	8/21/18 9/21/18	31	36607560	1.000	TGAL	562	549	13

Service	Consumption	Charge	Total
WA Base facility chg		18.77	
WA Usage block 1	4.00	16.00	
WA Usage block 2	4.00	24.00	
WA Usage block 3	4.00	33.72	
WA Usage block 4	1.00	11.24	
TOTAL WATER			103.73

Total Current Charges 103.73
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 103.73

To view your Consumer Confidence Report (CCR) visit WWW.NORTHPORTCCR.COM
 and for water restrictions visit www.cityofnorthport.com

AFTER HOURS/EMERGENCY
 water or sewer service call
 941.240.8000



SEP 26 2018

ACCOUNT INVOICE

peoplesgas.com



LAKESIDE PLANTATION COMMUNITY DEV
2200 PLANTATION BLVD
NORTH PORT, FL 34289-9472

Statement Date: 09/21/2018
Account: 211014212750

Current month's charges:	\$12.77
Total amount due:	\$12.77
Payment Due By:	10/12/2018

Your Account Summary

Previous Amount Due	\$12.77
Payment(s) Received Since Last Statement	-\$12.77
Current Month's Charges	\$12.77
Total Amount Due	\$12.77

DO NOT PAY. Your account will be drafted on 10/12/2018

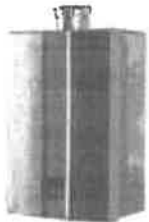
00003942-1000074-Page 1 of 4

Cook like a pro.
Save energy.
Earn a rebate up to \$200.

Love Natural Gas

peoplesgas.com

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Endless hot water from this small unit?

Get one for \$24.99/month or a rebate up to \$675 after installation.
Learn more at peoplesgas.com/tanklessoffer.

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211014212750

Current month's charges:	\$12.77
Total amount due:	\$12.77
Payment Due By:	10/12/2018

Amount Enclosed \$

609407742621 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 10/12/2018

00003942 01 AV 0.37 32801 FTECO103221800544910 0000 08 00000000 008 07 38018 002



LAKESIDE PLANTATION COMMUNITY DEV
135 W CENTRAL BLVD, STE 320
ORLANDO, FL 32801-2435

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

609407742621 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 10/12/2018



ACCOUNT INVOICE



Account: 211014212750
Statement Date: 09/21/2018
Current month's charges due 10/12/2018

Details of Current Month's Charges – Service from - 08/15/2018 to 09/17/2018

Service for: 2200 PLANTATION BLVD, NORTH PORT, FL 34289-9472

Rate Schedule: Residential Service RS-1

Meter Location: *pool*

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Measured Volume	x	BTU	x	Conversion	=	Total Used	Billing Period
RHE73410	09/17/2018	405	-	405	=	0 CCF	x	1.040	x	1.0000	=	0.0 Therms	34 Days

Customer Charge

\$12.00

Natural Gas Service Cost

\$12.00

Franchise Fee

\$0.77

Total Natural Gas Cost, Local Fees and Taxes

\$12.77

Total Current Month's Charges

\$12.77

Peoples Gas Usage History

Therms Per Day
(Average)

SEP 2018	0.0
AUG	0.0
JUL	0.0
JUN	0.0
MAY	0.0
APR	0.0
MAR	0.0
FEB	0.0
JAN	0.0
DEC	0.0
NOV	0.0
OCT	0.0
SEP 2017	0.0

010130-09-0101018- Page 3 of 4



TEXT CODE: FLBBE
PIN: 7332

Date of Bill 10/01/18
New Charges Due Date 10/25/18

Account Number 941/423-5501 Total Amount Due \$380.12

LAKESIDE PLANTATION COMMUNIT
1412 S MARCOOSSEE RD
ST CLOUD, FL 34771
Amount Paid

347710000 0

27200194142355010219130000000000000000380125

www.frontier.com
Business 1-800-921-8102

Account Number 941/423-5501 Date of Bill 10/01/18

Previous Balance 378.93
Payments Received Thru 9/21/18 -378.93
Thank you for your payment!
Balance Forward .00
New Charges 380.12

DO NOT PAY - You are currently signed up for Auto Pay.
To view your Auto Pay, please log in at www.frontier.com.
Total Amount Due \$380.12

CURRENT BILLING SUMMARY

Local Service from 10/01/18 to 10/31/18	Qty Description	941/423-5501.0	Charge
Basic Charges			
	Frontier Additional Line - Basic 2 Year		35.00
	Addl Line Unlimited 2 Yr		80.00
	Solutions Bundle 2 Yr		87.00
	3 Acc Rec Chrg Multi-Ln Ctx		7.17
	3 Federal Subscriber Line Charge		25.44
	Federal USF Recovery Charge		6.54
	FCA Long Distance - Federal USF Surcharge		4.02
	Total Basic Charges		245.17
Non Basic Charges			
	FiOS Internet for Business 50/50 2YR		94.99
	Data Protection		7.99
	Other Charges-Detailed Below		-75.16
	Partial Month Charges-Detailed Below		-30.00
	FCA Long Distance - Federal USF Surcharge		1.32
	Total Non Basic Charges		-86
Video			
	FiOS TV Extreme HD Private		84.99
	4 HD Set Top Box		51.96
	Other Charges-Detailed Below		6.00
	Partial Month Charges-Detailed Below		-14.99
	FCC Regulatory Recovery Fee		.07
	Broadcast TV Surcharge		2.99
	Total Video		131.02
Toll/Other			
	Other Charges-Detailed Below		3.99
	FCA Long Distance - Federal USF Surcharge		.80
	Total Toll/Other		4.79
	TOTAL		380.12

** ACCOUNT ACTIVITY **
Qty Description

Order Number Effective Dates

941/423-5501

		Date of Bill	10/01/18	
1	Federal Primary Carrier Centrex Line			
	941/423-5500	AUTOCH	10/01	2.20
			Subtotal	2.20
1	Business High Speed Internet Fee	AUTOCH	10/01	3.99
1	Regional Sports Fee	AUTOCH	10/01	6.00
1	Frontier Road Work Recovery Surcharge			
		AUTOCH	10/01	1.25
	Additional Line Discount	AUTOCH	10/01	-30.00
	Solutions Bundle Discount	AUTOCH	10/01	-22.00
	Promo Discount	AUTOCH	10/01	-35.00
1	Federal Primary Carrier Centrex Line			
		AUTOCH	10/01	2.20
1	Carrier Cost Recovery Surcharge	AUTOCH	10/01	3.99
	941/423-5501		Subtotal	-69.57
1	Federal Primary Carrier Centrex Line			
		AUTOCH	10/01	2.20
	941/429-8648		Subtotal	2.20
Partial Month Charges				
	FiOS Video Discount 99 MO	PROMOTION	10/01 10/31	-14.99
	FiOS Internet Bus 99 MO	PROMOTION	10/01 10/31	-30.00
	941/423-5501		Subtotal	-44.99
			Subtotal	-110.16

CIRCUIT ID DETAIL
88/KQXA/297018/ /VZFL

=====
Detail of Frontier Charges

Toll charged to 941/423-5500
*****Start suppression of detail

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge	
E	1 SEP 04	9:19A	2.0	DD	BRADENTON FL (941)567-0015	.00	U
E	2 SEP 06	10:24A	1.0	DD	BRADENTON FL (941)567-0015	.00	U
E	3 SEP 07	7:34P	1.0	DD	BRADENTON FL (941)465-8324	.00	U
E	4 SEP 14	10:38A	3.0	DD	CLEARWATER FL (727)784-4964	.00	U
E	5 SEP 15	5:53P	2.0	DD	BRADENTON FL (941)465-8324	.00	U
E	6 SEP 25	10:33A	2.0	DD	BRADENTON FL (941)567-0015	.00	U
					941/423-5500	Subtotal	.00
Subtotal Minutes:			11.0	***REP LINE ONLY			

*****Resume printing of detail

=====
Detail of Frontier Com of America Charges

Toll charged to 941/423-5500
*****Start suppression of detail

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge	
E	7 SEP 06	2:15P	3.0	DD	JACKSONVL FL (904)355-1831	.00	U
E	8 SEP 14	10:41A	3.9	DD	EUSTIS FL (352)551-3616	.00	U
E	9 SEP 19	9:57A	26.0	DD	REDFIELD SD (605)468-8020	.00	U
E	10 SEP 20	9:37A	.4	DD	WH PLAINS NY (914)649-5963	.00	U
E	11 SEP 21	12:33P	.8	DD	TOLEDO OH (419)356-9213	.00	U
E	12 SEP 28	9:16A	.5	DD	FORT MYERS FL (239)466-8352	.00	U
E	13 SEP 28	4:05P	1.0	DD	KALAMAZOO MI (269)377-1504	.00	U
					941/423-5500	Subtotal	.00
Subtotal Minutes:			35.6	***REP LINE ONLY			

*****Resume printing of detail

=====
Detail of Frontier Com of America Charges

Toll charged to 941/423-5501
*****Start suppression of detail

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
-------	------	------	-----	-------	-------------------------	--------

941/423-5501

Date of Bill 10/01/18

Detail of Frontier Com of America Charges

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
E	14 SEP 01	4:05P	2.2	DD	MIAMI FL (305)392-1893	.00 U
E	15 SEP 24	9:58A	1.1	DD	OVERLAND MO (314)801-9049	.00 U
941/423-5501						Subtotal .00

Subtotal Minutes: 3.3 ***REP LINE ONLY

****Resume printing of detail

Legend Call Types:

DD - Day

Caller Summary Report

	Calls	Minutes	Amount
941/423-5500	13	46	.00
Main Number	2	3	.00
***Customer Summary	15	49	.00

Caller Summary Report

	Calls	Minutes	Amount
Intra-Lata	6	11	.00
Interstate	5	29	.00
Intrastate	4	9	.00
***Customer Summary	15	49	.00

941/423-5501

Date of Bill 10/01/18

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$207.13 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.

Beginning October 1, 2018, both the Federal Universal Service Fund (USF) Surcharge and the Frontier Long Distance (USF) surcharge are increasing to 20.1%. Questions? Please contact customer service.

Beginning with this bill, the Frontier Road Work Recovery Surcharge increased to \$1.25. Questions? Please contact customer service.

Beginning with your next bill, pay per use features Busy Redial, Call Return, Call Trace, and 3-Way Calling will increase by up to \$0.75 per use. Questions? Please contact customer service.

Important Information About Your Equipment... If you change or cancel your service, you must return rented equipment. To facilitate equipment return, Frontier will send you a prepaid return mailer at the time of your order change/cancellation. Equipment that is not returned or is received damaged (except for reasonable wear and tear) is subject to a substantial fee. Additional return mailers can be requested at www.frontier.com/returns

Closed Captioning Contact Information... If you have a question or concern about closed captioning on any program, please call Frontier at 1-877-462-6606. You can also send written correspondence by fax to 1-304-340-0283, by email to Video.Closed.Caption@ftr.com, or by mail to Frontier, 1500 MacCorkle Avenue, Charleston, WV 25396, Attn: Anthony Kasey, Manager.

For up-to-date channel information please visit: <http://frontier.com/channelupdates>

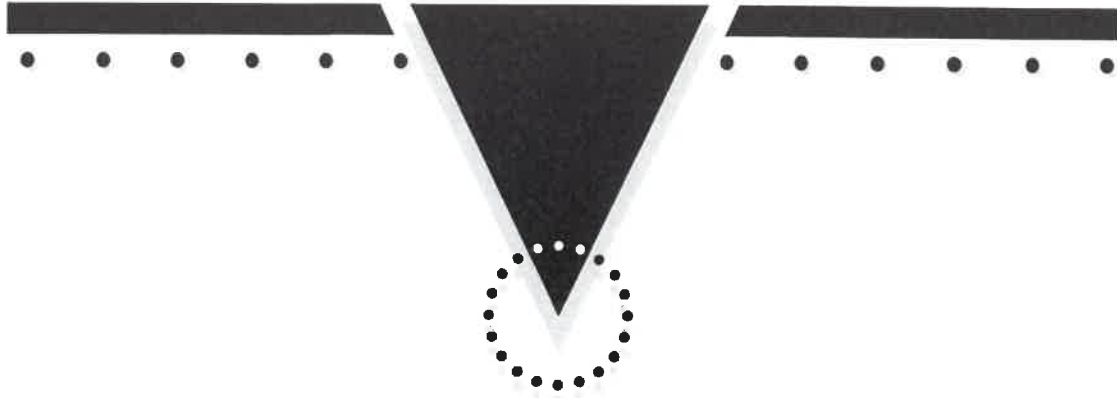
Local Franchise Authority - FiOS TV
Your FCC Community ID is: FL1334

RETURN: Frontier Communications
P.O. Box 5157
Tampa, FL 33675

REMITTANCE: FRONTIER
PO BOX 740407
CINCINNATI OH 45274-0407

CDPIFLBBB94194142334771FLFT-FLABUSCX 5342NY 0000000000000380.12
NNNNNNNNNNNNNNNNNNNNNNNNNNNNNNNNNN 1-800-921-8102

SECTION C



Lakeside Plantation Community Development District

Unaudited Financial Reporting
October 31, 2018



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6-7	<hr/>	Month to Month
8	<hr/>	Long-Term Debt
9	<hr/>	Assessment Receipt Schedule

**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT**

**COMBINED BALANCE SHEET
October 31, 2018**

	<u>General</u>	<u>Debt Service</u>	<u>Capital Reserve</u>	<u>Totals</u>
Assets				
<u>Cash:</u>				
Operating Account	\$ 62,780	\$ -	\$ -	\$ 62,780
Debit Card Account	3,000	-	-	3,000
Money Market Account	72,986	-	-	72,986
Petty Cash	50	-	-	50
Capital Reserve Account	-	-	31,305	31,305
<u>Investment - Operations:</u>				
Investment - SBA Fund	489	-	346,468	346,957
<u>Investment - Bonds:</u>				
Reserve Fund	-	57,178	-	57,178
Revenue Fund	-	59,185	-	59,185
Prepayment Fund	-	0	-	0
Prepaid Expenses	275	-	-	275
Due from General Fund	-	8,842	-	8,842
Total Assets	<u>\$ 139,580</u>	<u>\$ 125,206</u>	<u>\$ 377,773</u>	<u>\$ 642,559</u>
Liabilities & Fund Balances				
Liabilities				
Accounts Payable	\$ 19,644	\$ -	\$ -	\$ 19,644
Due to Debt	8,842	-	-	8,842
Customer Deposits	1,125	-	-	1,125
Total Liabilities	<u>\$ 29,611</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 29,611</u>
Fund Balances				
Restricted for Debt Service	\$ -	\$ 125,206	\$ -	\$ 125,206
Assigned for Capital Projects	-	-	377,773	377,773
Unassigned	109,969	-	-	109,969
Total Fund Balances	<u>\$ 109,969</u>	<u>\$ 125,206</u>	<u>\$ 377,773</u>	<u>\$ 612,948</u>
Total Liabilities & Fund Balances	<u>\$ 139,580</u>	<u>\$ 125,206</u>	<u>\$ 377,773</u>	<u>\$ 642,559</u>

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending October 31, 2018

	Adopted Budget	Prorated Budget Thru 10/31/18	Actual Thru 10/31/18	Variance
Revenues:				
Tennis Club	\$ 20,000	\$ 1,667	\$ 7,720	\$ 6,053
Activities	10,000	833	1,030	197
Clubhouse Rentals	3,000	250	900	650
Miscellaneous	1,500	125	125	-
Interest	50	4	2	(2)
Operations & Maintenance Assessments	656,520	-	-	-
Total Revenues	\$ 691,070	\$ 2,879	\$ 9,777	\$ 6,898

Expenditures:

Administrative

Supervisor Fees	\$ 11,000	\$ -	\$ 800	\$ (800)
District Manager	37,132	3,094	3,094	0
District Counsel	25,000	2,083	-	2,083
Reimbursable Expenses	-	-	-	-
District Engineer	10,000	833	-	833
Disclosure Report	1,000	83	83	0
Trustee Fees	4,400	2,891	2,891	-
Audit Fees	3,700	-	-	-
Postage, Phone, Fax, Copies	1,500	125	114	11
General Liability Insurance	6,300	6,300	5,650	650
Legal Advertising	1,500	125	-	125
Dues, Licenses & Fees	175	175	175	-
Other Current Charges	1,900	158	132	26
Property Insurance	9,100	9,100	8,219	881
Information Technology	1,300	108	108	0
Total Administrative	\$ 114,007	\$ 25,077	\$ 21,267	\$ 3,810

Operations

Personnel Services (Management Contract)	\$ 168,100	\$ 14,008	\$ 14,008	\$ 0
Road & Sidewalk Repairs & Maintenance	5,000	417	-	417
Common Area Renewal & Maintenance	10,000	833	-	833
Street Light/Decorative Light	10,000	833	-	833
Landscape Maintenance - Contract	91,860	7,655	7,655	-
Landscape Maintenance - Other	5,000	417	300	117
Mulch	10,740	895	-	895
Irrigation Maintenance	3,000	250	504	(254)
Lake Maintenance	14,000	1,167	966	201
Electric Utility Services - Entrance Feature	9,000	750	548	202
Water Utility Services - Entrance Feature	4,000	333	104	230
Repairs & Maintenance - Entrance Feature	3,000	250	-	250
Miscellaneous Tools & Equipment	1,000	83	-	83
Landscape Inspection Services	3,300	275	550	(275)
Traffic Enforcement	2,500	208	402	(194)
Total Operations	\$ 340,500	\$ 28,375	\$ 25,037	\$ 3,338

**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND**

STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending October 31, 2018

	Adopted Budget	Prorated Budget Thru 10/31/18	Actual Thru 10/31/18	Variance
Clubhouse				
Activities	\$ 19,000	\$ 1,583	\$ 1,986	\$ (402)
Licenses/Fees	1,140	608	608	-
General Supplies	10,000	833	1,216	(383)
Maintenance	15,000	1,250	382	868
Office Supplies	3,500	292	-	292
Public Communication	1,500	125	64	61
Pest Control	600	50	-	50
Security	1,500	125	125	-
AED	300	25	-	25
Telephone & Internet Services	5,500	458	380	78
Janitorial Supplies	3,000	250	402	(152)
Electric Utility Services - Clubhouse	16,000	1,333	1,094	240
Gas Utility	250	21	13	8
Garbage Collection	2,000	167	159	8
Water Utility Services - Clubhouse	4,400	367	198	168
Electric Utility Services - Pool	16,500	1,375	688	687
Pool Cleaning	9,720	810	810	-
Pool Maintenance - Other	10,000	833	237	596
Tennis Courts - Maintenance	5,000	417	364	52
Tennis Courts - Programs	3,500	292	-	292
Water Utility Services - Tennis Courts & Pool	4,000	333	370	(36)
Total Clubhouse	\$ 132,410	\$ 11,547	\$ 9,096	\$ 2,451
Other Expenditures				
Transfer Out - Current Year	\$ 130,000	\$ -	\$ -	-
Total Other Expenditures	\$ 130,000	\$ -	\$ -	-
Total Expenditures	\$ 716,917	\$ 55,400		
Excess Revenues (Expenditures)	\$ (25,847)	\$ (45,624)		
Fund Balance - Beginning	\$ 25,847	\$ 155,593		
Fund Balance - Ending	\$ -	\$ 109,969		

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE SERIES 1999
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending October 31, 2018

	Adopted Budget	Prorated Budget Thru 10/31/18	Actual Thru 10/31/18	Variance
Revenues:				
Assessments - On Roll	\$ 175,905	\$ -	\$ -	-
Assessments - Direct Billed	8,842	8,842	8,842	-
Interest	-	-	142	142
Total Revenues	\$ 184,747	\$ 8,842	\$ 8,984	\$ 142
Expenditures:				
Interest - 11/1	\$ 53,689	\$ -	\$ -	-
Principal - 5/1	75,000	-	-	-
Interest - 5/1	53,689	-	-	-
Total Expenditures	\$ 182,378	\$ -	\$ -	-
Excess Revenues (Expenditures)	\$ 2,370		\$ 8,984	
Fund Balance - Beginning	\$ 61,306		\$ 116,222	
Fund Balance - Ending	\$ 63,675		\$ 125,206	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL RESERVE FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending October 31, 2018

	Adopted Budget	Prorated Budget Thru 10/31/18	Actual Thru 10/31/18	Variance
Revenues:				
Transfer In - Current Year	\$ 130,000	\$ -	\$ -	-
Interest	-	-	696	(696)
Total Revenues	\$ 130,000	\$ -	\$ 696	\$ (696)
Expenditures:				
Property Site Elements	\$ 103,718	\$ 8,643	\$ 19,179	\$ (10,536)
Clubhouse Interior Elements	50,481	4,207	-	4,207
Pool Elements	24,725	2,060	-	2,060
Reserve Component Inventory	36,058	3,005	-	3,005
Reserve Study	3,500	292	-	292
Contingency	-	-	-	-
Total Expenditures	\$ 218,482	\$ 18,207	\$ 19,179	\$ (972)
Excess Revenues (Expenditures)	\$ (88,482)		\$ (18,483)	
Fund Balance - Beginning	\$ 387,121		\$ 396,257	
Fund Balance - Ending	\$ 298,639		\$ 377,773	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Tennis Club	\$ 7,720	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,720
Activities	1,030	-	-	-	-	-	-	-	-	-	-	-	1,030
Clubhouse Rentals	900	-	-	-	-	-	-	-	-	-	-	-	900
Miscellaneous	125	-	-	-	-	-	-	-	-	-	-	-	125
Interest	2	-	-	-	-	-	-	-	-	-	-	-	2
Operations & Maintenance Assessments	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Revenues	\$ 9,777	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,777

Expenditures:													
Administrative													
Supervisor Fees	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800
District Manager	3,094	-	-	-	-	-	-	-	-	-	-	-	3,094
District Counsel	-	-	-	-	-	-	-	-	-	-	-	-	-
Reimbursable Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-
District Engineer	83	-	-	-	-	-	-	-	-	-	-	-	83
Disclosure Report	2,891	-	-	-	-	-	-	-	-	-	-	-	2,891
Trustee Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Audit Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Postage, Phone, Fax, Copies	114	-	-	-	-	-	-	-	-	-	-	-	114
General Liability Insurance	5,650	-	-	-	-	-	-	-	-	-	-	-	5,650
Legal Advertising	-	-	-	-	-	-	-	-	-	-	-	-	-
Dues, Licenses & Fees	175	-	-	-	-	-	-	-	-	-	-	-	175
Other Current Charges	132	-	-	-	-	-	-	-	-	-	-	-	132
Property Insurance	8,219	-	-	-	-	-	-	-	-	-	-	-	8,219
Information Technology	108	-	-	-	-	-	-	-	-	-	-	-	108
Total Administrative	\$ 21,267	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,267

Operations													
Personnel Services (Management Contract)	\$ 14,008	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,008
Road & Sidewalk Repairs & Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Common Area Renewal & Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Street Light/Decorative Light	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Maintenance - Contract	7,655	-	-	-	-	-	-	-	-	-	-	-	7,655
Landscape Maintenance - Other	300	-	-	-	-	-	-	-	-	-	-	-	300
Mulch	-	-	-	-	-	-	-	-	-	-	-	-	-
Irrigation Maintenance	504	-	-	-	-	-	-	-	-	-	-	-	504
Lake Maintenance	966	-	-	-	-	-	-	-	-	-	-	-	966
Electric Utility Services - Entrance Feature	548	-	-	-	-	-	-	-	-	-	-	-	548
Water Utility Services - Entrance Feature	104	-	-	-	-	-	-	-	-	-	-	-	104
Repairs & Maintenance - Entrance Feature	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous Tools, Equipment	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Inspection Services	550	-	-	-	-	-	-	-	-	-	-	-	550
Traffic Enforcement	402	-	-	-	-	-	-	-	-	-	-	-	402
Total Operations	\$ 25,037	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,037

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Clubhouse	\$ 1,986	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,986
Activities	608	-	-	-	-	-	-	-	-	-	-	-	608
Licenses/Fees	1,216	-	-	-	-	-	-	-	-	-	-	-	1,216
General Supplies	382	-	-	-	-	-	-	-	-	-	-	-	382
Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Office Supplies	64	-	-	-	-	-	-	-	-	-	-	-	64
Public Communication	-	-	-	-	-	-	-	-	-	-	-	-	-
Pest Control	125	-	-	-	-	-	-	-	-	-	-	-	125
Security	-	-	-	-	-	-	-	-	-	-	-	-	-
AED	380	-	-	-	-	-	-	-	-	-	-	-	380
Telephone & Internet Services	402	-	-	-	-	-	-	-	-	-	-	-	402
Janitorial Supplies	1,094	-	-	-	-	-	-	-	-	-	-	-	1,094
Electric Utility Services - Clubhouse	13	-	-	-	-	-	-	-	-	-	-	-	13
Gas Utility	159	-	-	-	-	-	-	-	-	-	-	-	159
Garbage Collection	198	-	-	-	-	-	-	-	-	-	-	-	198
Water Utility Services - Clubhouse	688	-	-	-	-	-	-	-	-	-	-	-	688
Electric Utility Services - Pool	810	-	-	-	-	-	-	-	-	-	-	-	810
Pool Cleaning	237	-	-	-	-	-	-	-	-	-	-	-	237
Pool Maintenance - Other	364	-	-	-	-	-	-	-	-	-	-	-	364
Tennis Courts - Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Tennis Courts - Programs	-	-	-	-	-	-	-	-	-	-	-	-	-
Water Utility Services - Tennis Courts & Pool	370	-	-	-	-	-	-	-	-	-	-	-	370
Total Clubhouse	\$ 9,096	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,096
Other Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Transfer Out	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Total Expenses	\$ 55,400	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	55,400
Excess Revenues (Expenditures)	\$ (45,624)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	(45,624)

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
LONG TERM DEBT REPORT**

SERIES 1999A, CAPITAL IMPROVEMENT REVENUE BONDS			
INTEREST RATE:	6.950%		
MATURITY DATE:	5/1/2031		
RESERVE FUND REQUIREMENT		MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$ 189,896		
RESERVE FUND BALANCE	\$ 57,178		
BONDS OUTSTANDING - 9/30/13	\$	1,860,000.00	
LESS: PRINCIPAL PAYMENT 5/1/14	\$	(55,000.00)	
LESS: PRINCIPAL PAYMENT 11/1/14 (PREPAYMENT)	\$	(5,000.00)	
LESS: PRINCIPAL PAYMENT 5/1/15	\$	(60,000.00)	
LESS: PRINCIPAL PAYMENT 5/1/16	\$	(60,000.00)	
LESS: PRINCIPAL PAYMENT 5/1/17	\$	(65,000.00)	
LESS: PRINCIPAL PAYMENT 5/1/18	\$	(70,000.00)	
CURRENT BONDS OUTSTANDING	\$	1,545,000.00	

SECTION IX

SECTION B

Lakeside Plantation CDD

ACTION ITEMS
as of 11/21/2018

Item #	Meeting Assigned	Action Item	Assigned To	Date Due	Status	Comments
1	11/16/16	Consideration of Proposals for Preserve Maintenance	Engineer		Deferred	Recommendations presented at 2/21/18 meeting.
2	8/16/17	Develop Landscape Design Plan for Front of Clubhouse and Community Entrance	Vesta/Floralawn		Deferred	Address flower beds in front & end caps. Board Member to meet with Bloomings to discuss Board consensus.
3	10/18/17	Evaluate Drainage in Playground Area	Flint/Engineer		In Process	District Counsel sent demand letter to Gametime. To be discussed at 11/28/18 meeting.
4	9/19/18	4 way stop warrant study proposals for the Plantation Blvd & Scarlett intersection	Flint/Engineer		In Process	Board approved District Engineer to prepare warrant study. Work to commence in late January 2019

SECTION C

Lakeside Plantation CDD
Community Development District
Amenity Center Management Report

Date of Meeting: November 28th, 2018

Submitted by: *Nathan Trates*

➤ **Facility**

- *Pool motor repaired by Spies Pools*
- *Picnic light post all painted and electrical repaired*
- *Ladies room toilet repaired, men's urinal mechanics replaced*
- *Veranda and pool paver sealing project completed*
- *Pool umbrella's height cut down*
- *New windsocks added to tennis courts*
- *Irrigation electric fixed and timer replaced*
- *Picnic gazebo scheduled for painting work to begin 12/6/2018*
- *New speed limit and deed restricted signs installed*
- *Scott's Maintenance services scheduled to add grip material to pool deck sealing*
- *Pool entry gates fixed*
- *Clubhouse exterior pressure washed (Ongoing)*
- *Backflow leak repaired by Alliance Fire & Safety*
- *New maintenance golf cart purchased*
- *Pool palm tree's scheduled to be trimmed by Blooming's*

➤ **Activities- kids, adults, fitness, athletics, swim team**

- *Open Tennis – Monday-Wednesday-Saturday – 8:00 am – 10:00 am*
- *Water Aerobics – Monday through Friday - 9:05 AM*
- *Bocce Ball - Monday, Wednesday and Friday – 10:00 AM*
- *Mahjongg – Tuesdays - 1:00 pm & Wednesdays – 12:30 PM*
- *Mexican Train – Wednesday's & Friday's – 12:30 PM*
- *Zumba – Thursdays – 5:30 PM*
- *Bridge – Thursdays – 7:00 PM*
- *Swim Lessons – every Tuesday & Thursday at 4:00 PM*
- *Yogatology – Monday & Thursday - 10 AM*

➤ **Special Events:**

- *Wine & Cheese X 2*
- *Halloween Party*
- *Trick-or-Treating*
- *Bingo*
- *Pizza Night X 2*

Amenity Management:

1. *Quote from Bradley Ray concrete and Mike Farmer for pickle ball curbing and drainage project (Will be added.)*
2. *Pricing for new chaise lounge chairs by the pool*
3. *Pricing for new spotlight fountain lighting (Can do installation in house)*

Shopping Cart



Product Name

Strap Chaise Lounge
SKU: 527-1010

Accent Strap Color *Slate Blue*
Frame Color *Sandstone*
Vinyl Strap Color *Royal Blue*

	Unit Price	Qty	Subtotal
Edit	\$242.00	8	\$1,936.00

[Continue Shopping](#)

[Update Shopping Cart](#)

Discount Codes

Enter your coupon code if you have one.

Subtotal **\$1,936.00**
Grand Total \$1,936.00

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Product Name

Strap Chaise Lounge
SKU: 527-1010

Accent Strap Color *Slate Blue*
Frame Color *Sandstone*
Vinyl Strap Color *Royal Blue*



	Unit Price	Qty	Subtotal
Edit	\$242.00	34	\$8,228.00

Full Set

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Grand Total \$8,228.00

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Standard Frame



201 White

224 Off White

202 Vanilla



206 Beige



237 Putty



232 Abbots



231 Dark Brown



216 Royal Blue



212 Hunter Green



219 Gray



221 Black



249 Deepwater Blue



225 Red



217 Navy Blue



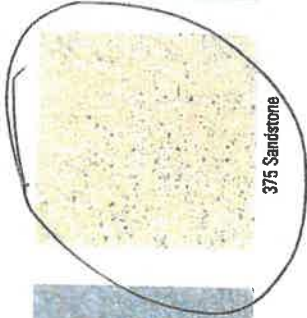
205 Driftwood

Premium Frame

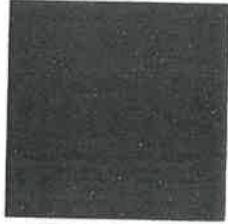
*Uncharge applies. Consult sales rep for specific charges.



411 Titanium



375 Sandstone



324T Black Texture



362 Mahogany



408 Pompeian Gold



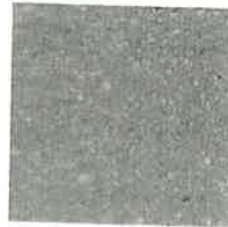
398 Linen Texture



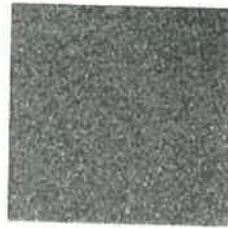
Breccia



Aged Bronze



Moccasin

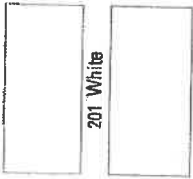


Storm Grey Texture

NOTE: Colors may vary due to printing process. Samples available upon request.

Vinyl

*Custom Logos available on vinyl straps.



201 White

202 Vanilla



206 Beige



205 Driftwood



203 Yellow



205 Driftwood



206 Beige



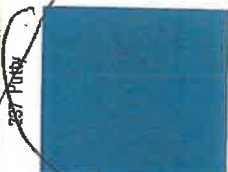
206 Beige



217 Navy Blue



217 Navy Blue



216 Royal Blue



247 Slate Blue



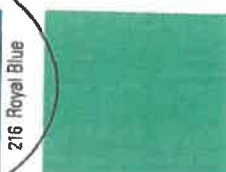
219 Gray



221 Black



249 Deepwater Blue



239 Mistletoe



212 Hunter Green



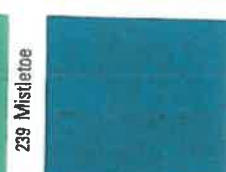
208 Terra Cotta



236 Burgandy



225 Red



Teal



Turquoise



Sunflower



Tangerine



Dark Gray

Fiberglass



201 White



202 Vanilla



224 Off White



205 Driftwood



206 Beige



237 Putty



219 Gray

Faux Stone



Natural



Blush



Fawn



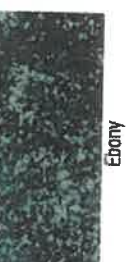
Mocha



Porcelain



Adobe



Pecan



Ebony

Commercial Warranty

The Park Catalog products are designed, manufactured and sold for use at commercial properties only. Commercial use is defined as use in any public area. Warranty is void if used otherwise.

All warranty work is prorated. Warranties during the first full year (The year begins at the time of delivery) will be covered 100% including freight. Warranty is valid to the original purchaser only. Proof of purchase is required. Pictures or inspection may be required.

Frame Warranty

Aluminum & Welds

Ten (10) years against aluminum & weld breakage.

Polyester Powder Coat Finish Warranty

Polyester Powder Coating

One (1) year against manufacturer's defects or fading & discoloration with normal care and maintenance.

Strap Warranty

100 % Virgin Vinyl Strapping

Three (3) years against breakage & strap pullout.

One (1) year against discoloration with normal care and maintenance. Strap replacement due to discoloration is at the vinyl supplier's discretion. Labor is not included.

Sling Warranty

PVC Coated Polyester Fabric

One (1) year against material defects or fading & discoloration with normal care and maintenance.

What is not covered:

- Failure caused by unreasonable or abusive use.
- Failure caused by neglect of maintenance.
- Normal fading of all materials.
- Acts of Nature.
- Acrylic & Fiberglass Table Tops.
- Return freight after 1 year.

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Adjustable Omega Sling Chaise Lounge - White Blue

\$1,999.60
\$249.95 / item

SKU: NR-40417-00-112
Prd ID: 002194
Qty: 8
FREE Shipping
Ships in 1 business day

REMOVE

SUMMARY

Shipping & Handling	FREE
You Save	\$1,200.40
Subtotal (8 items)	\$1,999.60

PROCEED TO CHECKOUT »



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Customers who purchased Adjustable Omega Sling Chaise Lounge - White Blue also bought these popular products.

Outdoor Furniture > Outdoor Chaise Lounges > Adjustable Omega Sling Chaise Lounge - White Blue NR-40417-00-112

Adjustable Omega Sling Chaise Lounge - White Blue

List Price: ~~€400.00~~

SALE PRICE:

\$249.95 per each. Sold in minimum sets of 2. Total: \$499.90

YOU SAVE: \$150.05 (33%) per each.

✦ **FREE Shipping (Ships in 24 hours)**
Ships via FedEx Ground see details



Omega resort quality blue sling white frame pool chaise lounge. Sling chaise is perfect for pools and beach areas. Sling back is very comfortable and no need for cushions. Used by five star resorts around the world. Back adjustable to 4 positions and folds flat for more comfortable sun bathing. 15 inch high for easy sitting and standing up. Wheels make it easy to move around. Sun lounger stacks for easy storage. High quality marine grade sling dries quick and doesn't stick to bare skin. Made of marine grade resin. Extremely durable and comfortable. Commercial grade. Sold in minimum sets of 2.

"Pure Italian charm. Stacking resort chaise lounge in blue. Very sleek design and clean resin frames. Our customers just fall in love with this chaise lounge. Sling is comfortable which makes an extra cushion really unnecessary. Extra high seat makes it easy to sit and stand up."

Product ID:	002184
SKU:	NR-40417-00-112
Collection:	Gardenia Collection
Brand:	Nardi
Material:	Resin, Mesh Sling
Style:	Pool, Commercial
Chaise Dimensions:	77"L x 27"W x 35"H (Highest Point Standing up.)
Seat Height:	15"
Weight:	25 lbs.

White Frame with Pacific Blue Sling.

Sling is Commercial Grade Textiline.

Recessed wheels, Stackable.

Slings can easily be replaced.

No Assembly Required.

Resistant to chlorine, suntan oils and salt water.

Made in Italy.

Stackable: Yes

Price shown is for each item in set. Sold in minimum sets of 2.

Warranty info

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Home > Industrial & Commercial LED Lighting > 70 Watt Knuckle-Mount LED Flood Light - 5000K - 175 Watt MH Equivalent - 6,980 Lumens

70 Watt Knuckle-Mount LED Flood Light - 5000K - 175 Watt MH Equivalent - 6,980 Lumens

Part Number: FLKM-NW70-80

Write a Review



Can Adjust Focus and Mounting

In Stock

\$119.95 ea.

Volume price as low as \$89.96

Customers Also Viewed



45 Watt Knuckle-Mount LED Flood Light - 5000K - 100 Watt Starting at \$89.95



70W Semi Cutoff LED Wall Pack - 8,200 Lumens - 320W Starting at \$119.95



50 Watt Knuckle-Mount LED Flood Light - 4000K - 100 Watt Starting at \$44.95



28 Watt Knuckle-Mount LED Spotlight - Bullet Style - Starting at \$69.95



30 Watt Knuckle-Mount LED Spotlight - Bullet Style - 50 Starting at \$79.95



Overview

Knuckle-mount LED flood lights are designed for subdivision sign lighting, business sign lighting, billboard lighting, building facade lighting, architectural wall washing, outdoor displays, and security lighting. Consuming only 70 watts of power, this energy-efficient LED fixture replaces 175-watt metal-halide (MH) lights with comparable output. The flood light fixture uses 72 powerful Philips LEDs (groups of 9) and individual projector lenses to emit 6,980 lumens of illumination in a focused 80° beam pattern. This weatherproof LED flood light is constructed of dark bronze die cast aluminum with a polycarbonate outer lens and has an adjustable knuckle-mount bracket for illumination where it's needed. Easily installs in outdoor junction boxes that have 1/2" threaded hubs. See similar [45-watt version](#).





Home > LED Fixtures > LED Directional Landscape Lights > LED Landscape Bullet Flood Light Series 2

LED Landscape Bullet Flood Light Series 2



★ REVIEWS



\$49.47

★★★★★ 27 Reviews
10 Questions \ 10 Answers

Wattage:*

42W = 250W = 4200 Lumens

Color Temperature:*

3000K Warm White

Mounting:*