

*Lakeside Plantation
Community Development District*

Agenda

August 16, 2017

AGENDA

Lakeside Plantation

Community Development District

135 W. Central Blvd., Suite 320, Orlando, FL 32801
Phone: 407-841-5524 – Fax: 407-839-1526

August 9, 2017

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, August 16, 2017 at 7:00 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd, North Port, FL.** Following is the advance agenda for the meeting:

Workshop Meeting - 6:30 PM

- I. Roll Call
- II. Public Comment Period
- III. Discussion of Fiscal Year 2018 Budget
- IV. Supervisors' Requests
- V. Adjournment

Board of Supervisors Meeting - 7:00 PM

- 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. District Engineer's Report
- IV. Public Hearing
 - A. Consideration of Resolution 2017-05 Adopting the Fiscal Year 2018 Budget and Relating to the Annual Appropriations
 - B. Consideration of Resolution 2017-06 Imposing Special Assessments and Certifying an Assessment Roll
- V. Unfinished Business Items
- VI. New Business Items
 - A. Consideration of Proposals for Picnic Area Renovation
 - B. Discussion of Pool
 - C. Approval of Fiscal Year 2018 Meeting Schedule
- VII. Business Administration
 - A. Approval of Minutes of June 21, 2017 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

Prior to the Board of Supervisors meeting will be a workshop meeting to discuss the Fiscal Year 2018 budget beginning at 6:30 PM.

The second order of business of the Board of Supervisors Meeting 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 the District Engineer's Report.

The fourth order of business is the public hearing on the Fiscal Year 2018 budget and assessments. Section A is the consideration of Resolution 2017-05 adopting the Fiscal Year 2018 budget and relating to the annual appropriations. A copy of the Resolution and proposed budget are enclosed for your review. Section B is the consideration of Resolution 2017-06 imposing special assessments and certifying an assessment roll. A copy of the Resolution is enclosed for your review and the assessment roll will be available at the meeting for review.

The fifth order of business is Unfinished Business. Any unfinished business items will be covered under this section.

The sixth order of business New Business Items. Section A is the consideration of proposals for renovation of the picnic area. Copies of the proposals are enclosed for your review. Section B is the discussion of the pool. This is an open discussion item and no back-up material is available. Section C is the approval of the Fiscal Year 2018 meeting schedule. A sample meeting notice is enclosed for your review.

The seventh order of business is Business Administration. Section A is the approval of the minutes of the June 21, 2017 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
David Robson, District Engineer
Alicia Belden, Amenities Manager
Joe Montagna, Vesta
Darrin Mossing, GMS

Enclosures

WORKSHOP MEETING

SECTION III

Lakeside Plantation

Community Development District

Proposed Budget

Fiscal Year 2018



**Lakeside Plantation
Community Development District
Proposed Budget
Fiscal Year 2018**

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**Lakeside Plantation
Community Development District
Proposed Budget - Fiscal Year 2018
General Fund**

Description	Amended Budget FY2016	Actuals as of 09/30/16	Adopted Budget FY2017	Actuals as of 07/31/17	Projected Last 2 Months	Total Projected 9/30/17	Proposed Budget FY18
Revenues:							
Tennis Club	\$ 20,000	\$ 19,428	\$ 20,000	\$ 17,179	\$ -	\$ 17,179	\$ 20,000
Activities	7,500	6,907	10,000	5,657	-	5,657	10,000
Clubhouse Rentals	2,500	2,075	3,000	1,575	-	1,575	3,000
Miscellaneous	1,500	1,307	1,500	928	-	928	1,500
Interest Earnings	50	31	50	26	-	26	50
Operation & Maintenance Assessments	656,520	680,553	656,520	664,336	-	664,336	656,520
Beginning Fund Balance	121,034	259,370	-	37,583	-	37,583 *	16,845
Total Revenues	\$ 809,104	\$ 969,672	\$ 691,070	\$ 727,284	\$ -	\$ 727,284	\$ 707,915
Administrative:							
Supervisor Fees	\$ 9,000	\$ 9,000	\$ 11,000	\$ 7,200	\$ 2,000	\$ 9,200	\$ 11,000
District Manager	36,050	36,050	36,050	30,042	6,008	36,050	36,050
District Counsel	30,000	27,034	25,000	12,669	8,000	20,669	25,000
Reimbursable Expenses	600	-	600	-	-	-	600
District Engineer	15,000	13,084	10,000	7,040	2,000	9,040	10,000
Disclosure Report	1,000	1,000	1,000	833	167	1,000	1,000
Trustee Fees	4,337	4,337	4,400	4,129	-	4,129	4,400
Audit Fees	4,200	4,200	4,200	3,500	-	3,500	3,600
Postage, Phone, Faxes, Copies	200	70	200	1,041	300	1,341	1,000
General Liability Insurance	6,239	6,239	5,500	5,500	-	5,500	6,100
Legal Advertising	1,700	1,477	1,500	779	300	1,079	1,500
Dues, Licenses & Fees	175	175	175	175	-	175	175
Other Current Charges	1,900	1,662	1,900	1,696	200	1,896	1,900
Property Insurance	7,717	7,717	7,400	7,996	-	7,996	9,000
Information Technology	700	699	700	833	167	999	1,000
Total Administrative	\$ 118,817	\$ 112,742	\$ 109,625	\$ 83,432	\$ 19,142	\$ 102,574	\$ 112,325
Operations:							
Personnel Services (Management Contract)	\$ 172,120	\$ 172,120	\$ 172,120	\$ 143,730	\$ 28,746	\$ 172,476	\$ 168,000
Road & Sidewalk Repairs & Maintenance	5,000	2,852	5,000	4,193	1,000	5,193	5,000
Common Area Renewal & Maintenance	6,000	4,906	10,000	600	2,000	2,600	10,000
Street Light/Decorative Light	8,000	5,597	10,000	8,728	3,000	11,728	10,000
Landscape Maintenance - Contract	88,250	88,250	88,250	73,542	14,708	88,250	91,860
Landscape Maintenance - Other	7,000	5,278	5,000	3,812	2,000	5,812	5,000
Plant Replacement Program	300	-	-	-	-	-	-
Mulch	9,000	8,640	12,000	8,160	1,000	9,160	10,740
Irrigation Maintenance	1,000	924	500	887	500	1,387	1,000
Lake Maintenance	11,592	11,592	14,000	9,660	1,932	11,592	14,000
Electric Utility Services - Entrance Feature	7,800	7,710	9,000	6,712	1,400	8,112	9,000
Water Utility Services - Entrance Feature	1,100	1,017	1,000	2,321	500	2,821	1,500
Repairs & Maintenance - Entrance Feature	2,800	2,606	3,000	-	500	500	3,000
Miscellaneous Tools & Equipment	-	-	1,200	-	200	200	1,000
Landscape Inspection Services	3,300	3,300	3,300	2,200	550	2,750	3,300
Traffic Enforcement	-	-	-	804	402	1,206	2,500
Total Operations	\$ 323,262	\$ 314,792	\$ 334,370	\$ 265,348	\$ 58,438	\$ 323,786	\$ 335,900

**Lakeside Plantation
Community Development District
Proposed Budget - Fiscal Year 2018
General Fund**

Description	Amended Budget FY2016	Actuals as of 09/30/16	Adopted Budget FY2017	Actuals as of 07/31/17	Projected Last 2 Months	Total Projected 9/30/17	Proposed Budget FY18
Clubhouse:							
Activities	\$ 17,000	\$ 16,275	\$ 19,000	\$ 13,343	\$ 3,000	\$ 16,343	\$ 19,000
License/Fees	625	625	625	830	-	830	1,140
General Supplies	11,000	10,444	10,000	7,035	1,500	8,535	10,000
Maintenance	7,000	6,589	10,000	7,900	1,200	9,100	10,000
Office Supplies	3,000	2,219	3,000	2,068	500	2,568	3,000
Public Communication	1,500	1,436	1,400	946	80	1,026	1,400
Pest Control	600	600	600	450	150	600	600
Security	2,500	2,091	1,500	1,222	250	1,472	1,500
AED	450	419	300	-	300	300	300
Telephone & Internet Services	4,700	4,570	5,000	3,582	740	4,322	5,000
Janitorial Supplies	3,000	2,439	2,500	2,250	500	2,750	2,500
Electric - Clubhouse	15,100	14,957	16,000	12,070	2,800	14,870	16,000
Gas Utility	250	194	250	128	26	153	250
Garbage Collection	1,900	1,889	1,900	1,586	317	1,903	2,000
Water Utility Services - Clubhouse	2,800	2,685	3,000	2,824	400	3,224	3,500
Electric Utility Services - Tennis Courts/Pool	15,000	14,839	16,500	11,860	2,600	14,460	16,500
Pool Cleaning	-	-	-	-	-	-	10,000
Pool Maintenance - Other	12,000	9,693	10,000	9,851	2,000	11,851	10,000
Tennis Courts - Maintenance	7,500	6,799	7,500	9,180	1,500	10,680	10,000
Tennis Courts - Programs	2,600	2,380	3,000	3,100	-	3,100	3,000
Water Utility Services - Tennis Courts/Pool	3,500	3,410	5,000	1,704	500	2,204	4,000
Total Clubhouse	\$ 112,025	\$ 104,555	\$ 117,075	\$ 91,928	\$ 18,363	\$ 110,291	\$ 129,690
Other Expenditures:							
Transfer Out - Capital Reserve Fund (CY)	\$ 130,000	\$ 130,000	\$ 130,000	\$ 100,000	\$ 30,000	\$ 130,000	\$ 130,000
Transfer Out - Capital Reserve Fund (Excess)	125,000	125,000	-	-	43,789	43,789	-
Total Other Expenditures	\$ 255,000	\$ 255,000	\$ 130,000	\$ 100,000	\$ 73,789	\$ 173,789	\$ 130,000
Total Expenditures	\$ 809,104	\$ 787,089	\$ 691,070	\$ 540,708	\$ 169,731	\$ 710,439	\$ 707,915
Excess Revenue (Expenditures)	\$ -	\$ 182,583	\$ -	\$ 186,576	\$ (169,731)	\$ 16,845	\$ -

* Reflects beginning fund balance less FY18 first quarter operating reserves of \$145,000.

O&M Assessments				Increase /
Product Type	FY 2016	FY 2017	FY 2018	(Decrease)
Commercial	\$8,767	\$8,767	\$8,767	\$0
Multi-Family	\$732	\$732	\$732	\$0
Single-Family	\$1,084	\$1,084	\$1,084	\$0
Villa	\$867	\$867	\$867	\$0

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

REVENUES:

Tennis Club

Represents fees collected by onsite management company related to various tennis programs operated by the District. The programs consist of tennis lessons, clinics, tournaments, etc. The amounts are based upon historical results and future projections.

Activities

Represents fees collected by onsite management company related to various activities operated by the District. The Activities include, but not limited to swim lessons, clinics, summer camps, winter camps, fitness training, holiday parties, etc. The budgeted amounts are based upon historical results and future projections.

Clubhouse Rentals

The District allows members of the public to rent the Clubhouse for various functions such as birthday parties, anniversaries, weddings, etc. The budgeted amounts are based upon historical results and future projections.

Miscellaneous

Represents estimated income the District may receive that is not accounted for in other categories.

Interest Earnings

The District receives interest earnings from funds held in the various operating accounts.

Operation & Maintenance Assessments

The District adopts an annual operating budget that is funded primarily by operation and maintenance assessments levied on assessable property within the District. The assessments are levied based upon benefit received by the property from the goods and services provided by the District. The levied operation and maintenance assessments are certified for collection to the county tax collector to be placed on property owners November 1st Sarasota County Property Tax Bill.

EXPENDITURES:

Administrative:

Supervisors Fees

The Florida Statutes allows each supervisor to be paid per meeting, for the time devoted to District business and board meetings. The amount is based upon 5 supervisors attending 11 meetings for the fiscal year.

District Manager

The District has contracted with Governmental Management Services - Central Florida, LLC to provide Management, Accounting and Recording Secretary Services for the District. The services include, but not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reporting, annual audits, etc.

District Counsel

Requirements for legal services are estimated at an annual expenditure as needed and also cover such items as attendance at scheduled meetings of the Board of Supervisor's, contract preparation and review, etc. The District has a contract with Hopping, Green & Sams.

Reimbursable Expenses

Certain expenses paid by board members and District staff is eligible for reimbursement from the District either by statute or contract.

District Engineer

Consists of attendance at scheduled meetings of the Board of Supervisors, offering advice and consultation on all matters related to the works of the District, such as bids for yearly contracts, operating policy, compliance with regulatory permits, etc.

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

Disclosure Report

As part of the reporting requirements of the Series 1999, Capital Improvement Revenue Bonds, the District has contracted with Prager & Co., LLC to act as Dissemination Agent. The Dissemination Agent files Annual Reports and various other notices to the Municipal Securities Rulemaking Board (EMMA) as a requirement of the Securities Exchange Commission rule 15c2-12(b)(5).

Trustee Fees

The District will pay annual trustee fees to US Bank as trustee for the Series 1999A, Capital Improvement Revenue Bonds issued.

Audit Fees

The District is required to annually undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to State Law and the Rules of the Auditor General. The District has a contract with Grau and Associates.

Postage, Phone, Faxes, Copies

Mailing of agenda packages, overnight deliveries, vendor checks, and any other necessary correspondence. Also includes telephone, facsimile, and copy machine services.

General Liability Insurance

The District's general liability and public officials' liability insurance coverage is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to government agencies.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings, etc. in a newspaper of general circulation. This is in accordance with the Sunshine Law and other advertisement requirements as indicated by the Florida Statutes.

Dues, Licenses & Fees

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for \$175. This is the only expense under this category for the District.

Other Current Charges

Bank charges and any other miscellaneous expenses that are incurred during the fiscal year.

Property Insurance

The District has a property insurance policy with Florida Insurance Alliance. FIA specializes in providing insurance coverage to government agencies. The following represents the structures covered under that policy: clubhouse, pool, tennis courts, equipment shed, gazebo, pool pavilion, guard shack, water fountains, and street lights.

Information Technology

This covers all changes and maintenance to the Lakeside Plantation CDD website.

Operations:

Personnel Services (Management Contract)

The District currently has an agreement with Amenity Services Group, Inc. dated April 1, 2013 to provide Amenity Center Management Services, Facility Maintenance Services and Programming Services for the clubhouse. The various services and compensation are further detailed in Exhibit's A through C of the agreement.

Road & Sidewalk Repairs & Maintenance

Represents various repair and maintenance cost associated with the roadways and sidewalks owned and maintained by the District.

Common Area Renewal & Maintenance

Miscellaneous expenses incurred for common areas throughout the District other than clubhouse area.

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

Street Light/Decorative Light

This item is to maintain the decorative light fixtures throughout the community.

Landscape Maintenance - Contract

The District contracts with Bloomings Land and Turf Management, Inc. to provide landscape maintenance for all the common areas of the community. This fee does not include replacement material or irrigation repairs. The monthly and annual amounts are as follows:

Vendor	Monthly	Annual
<i>Bloomings</i>	<i>\$7,655</i>	<i>\$91,860</i>
<i>Total</i>		<i>\$91,860</i>

Landscape Maintenance - Other

The District incurs landscape expenses that are not covered under the landscape maintenance contract with Bloomings Land and Turf Management, Inc.

Mulch

This Item is for the replacement of mulch in the landscape beds and the playground.

Irrigation Maintenance

Repairs necessary for everyday operation of the irrigation system to ensure its effectiveness.

Lake Maintenance

The District currently has a management contract with Lake Masters Aquatic Weed Control, LLC to maintain the lakes throughout the community that provides storm water management. The monthly and annual amounts are as follows:

Vendor	Location	Monthly	Annual
<i>Lake Masters</i>	<i>Various Lakes</i>	<i>\$966</i>	<i>\$11,592</i>
<i>Contingency</i>			<i>\$2,408</i>
<i>Total</i>			<i>\$14,000</i>

Electric Utility Services - Entrance Feature

The following chart represents estimated costs for electricity in the entrance feature provided by Florida Power & Light:

Account #	Location	Monthly	Annual
<i>04126-05586</i>	<i>2200 Plantation Blvd #FNTN</i>	<i>\$700</i>	<i>\$8,400</i>
<i>Contingency</i>			<i>\$600</i>
<i>Total</i>			<i>\$9,000</i>

Water Utility Services - Entrance Feature

The following chart represents estimated costs for water at the entrance feature paid to North Port Utilities:

Account #	Location	Monthly	Annual
<i>43123-154658</i>	<i>2200 Plantation Blvd</i>	<i>\$110</i>	<i>\$1,320</i>
<i>Contingency</i>			<i>\$180</i>
<i>Total</i>			<i>\$1,500</i>

Repairs & Maintenance - Entrance Feature

Represents cost associated with the repairs and maintenance of the entrance features throughout the District.

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

Miscellaneous Tools & Equipment

The District will incur miscellaneous cost to purchase tools, small equipment and/or rental of equipment in order to properly maintain the common areas of the District.

Landscape Inspection Services

The District has contracted with Performance Standard Assurance to inspect the landscape maintenance services.

Traffic Enforcement

The District will occasionally contract with the City of North Port Police Department to provide traffic enforcement services.

Clubhouse:

Activities

The District's facility manager will coordinate and provide various activities throughout the year. The amount represents the cost of supplies, notice of events, personnel, etc.

License/Fees

Various permits and license for the clubhouse are required by the regulatory organizations. The amount represents the estimated cost for those items.

General Supplies

Estimated cost of supplies purchased for operating and maintaining the clubhouse not budgeted in other line items.

Maintenance

This item is for the monthly cleaning and repairs of the clubhouse facility.

Office Supplies

Represents the cost of daily supplies required by the District to facilitate operations.

Public Communication

The District subscribes to local newspaper, Wall Street Journal, etc.

Pest Control

The District contracts to have A-1 Superior provide pest control services at and around clubhouse and other facilities.

Location	Quarterly	Annual
2200 Plantation Blvd	\$150	\$600
Total		\$600

Security

This item is for the alarm system and monitoring of the clubhouse.

AED

Estimated cost to purchase, maintain and operate the AED machines.

Telephone & Internet Services

The following represents the telephone and internet services for the Clubhouse paid to Frontier.

Account #	Location	Monthly	Annual
15 4331 0624684505 03	2200 Plantation Blvd	\$360	\$4,320
Contingency			\$680
Total			\$5,000

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

Janitorial Supplies

The District's clubhouse management company provides janitorial services under their management agreement however the supplies are purchased directly by the District. The amount represents the estimated cost of those supplies.

Electric - Clubhouse

The following chart represents estimated costs for electricity in the clubhouse provided by Florida Power & Light:

Account #	Location	Monthly	Annual
57421-67439	2200 Plantation Blvd #CLBHS	\$1,200	\$14,400
Contingency			\$1,600
Total			\$16,000

Gas Utility

The following chart represents estimated costs for gas in the clubhouse provided by TECO:

Account #	Location	Monthly	Annual
211014212750	2200 Plantation Blvd *POOL*	\$13	\$156
Contingency			\$94
Total			\$250

Garbage Collection

The following chart represents estimated costs for garbage collection at the clubhouse provided by North Port Solid Waste:

Account #	Location	Monthly	Annual
54883-159826	2200 Plantation Blvd SWD	\$159	\$1,908
Contingency			\$92
Total			\$2,000

Water Utility Services - Clubhouse

The following chart represents estimated costs for water in the clubhouse provided by North Port Utilities:

Account #	Location	Monthly	Annual
43123-156052	2200 Plantation Blvd	\$180	\$2,160
Contingency			\$1340
Total			\$3,500

Electric Utility Services - Tennis Courts/Pool

The following chart represents estimated costs for electricity at the pool provided by Florida Power & Light:

Account #	Location	Monthly	Annual
84595-15071	2200 Plantation Blvd #POOL	\$1,300	\$15,600
Contingency			\$900
Total			\$16,500

Pool Cleaning

Represents the estimated cost of regular cleaning and treatment of the District pool.

Pool Maintenance - Other

Represents estimated miscellaneous pool maintenance costs not included under the estimated pool cleaning agreement.

Lakeside Plantation
Community Development District
General Fund Budget
Fiscal Year 2018

Tennis Courts - Maintenance

Represents cost associated with maintaining the tennis courts not included under the agreements with Amenity Services Group, Inc.

Tennis Courts - Programs

Represents cost associated with operating tennis court programs not included under the agreements with Amenity Services Group, Inc.

Water Utility Services - Tennis Courts/Pool

The following chart represents estimated costs for water at the tennis courts provided by North Port Utilities:

Account #	Location	Monthly	Annual
43123-154656	2200 Plantation Blvd	\$250	\$3,000
Contingency			\$1,000
Total			\$4,000

Other Expenditures:

Transfer Out - Capital Reserve Fund (Current Year)

In December 2010, the District had Reserve Advisor's prepare a long-term reserve study completed that detailed the projected funding and spending requirements through fiscal year ending 2040. The amount represents the recommended funding requirements for the fiscal year in order to properly maintain the capital infrastructure owned by the District. The expenditures will be detailed and recorded in the Capital Reserve Fund.

Lakeside Plantation
Community Development District
Proposed Budget - Fiscal Year 2018
Capital Reserve Fund

Description	Adopted Budget FY2017	Actuals as of 07/31/17	Projected Last 2 Months	Total Projected 9/30/17	Proposed Budget FY18
Revenues:					
Transfer In - Capital Reserve Fund (CY)	\$ 130,000	\$ 100,000	\$ 30,000	\$ 130,000	\$ 130,000
Transfer In - Capital Reserve Fund (Excess)	-	-	43,789	43,789	-
Carry Forward Surplus	457,695	395,938	-	395,938	442,539
Total Revenues	\$ 587,695	\$ 495,938	\$ 73,789	\$ 569,727	\$ 572,539
Expenditures:					
Property Site Elements	\$ 106,300	\$ 103,486	\$ 2,216	\$ 105,702	\$ 166,688
Clubhouse Interior Elements	44,796	8,700	-	8,700	28,115
Pool Elements	-	-	-	-	33,495
Reserve Component Inventory	-	9,451	-	9,451	-
Reserve Study	-	3,300	-	3,300	-
Contingency	-	35	-	35	-
Total Expenditures	\$ 151,096	\$ 124,972	\$ 2,216	\$ 127,188	\$ 228,298
Excess Revenue (Expenditures)	\$ 436,599	\$ 370,966	\$ 71,573	\$ 442,539	\$ 344,241

Reserve Study Funding Plan (Next 5 Years)

	<u>Funding</u>	<u>Expenses</u>	<u>Planned Balance</u>	<u>Budgeted Balance</u>	<u>Variance</u>
Fiscal Year 2018	130,000	228,298	380,238	344,241	(35,997)
Fiscal Year 2019	130,000	218,482	295,788		
Fiscal Year 2020	130,000	19,868	410,130		
Fiscal Year 2021	130,000	82,436	462,901		
Fiscal Year 2022	132,000	3,878	597,347		

**Lakeside Plantation
Community Development District
Proposed Budget - Fiscal Year 2018
Debt Service Fund**

Description	Adopted Budget FY2017	Actuals as of 07/31/17	Projected Last 2 Months	Total Projected 9/30/17	Proposed Budget FY18
Revenues:					
Assessments - On Roll	\$ 175,905	\$ 177,607	\$ -	\$ 177,607	\$ 175,905
Assessments - Direct	8,842	8,842	-	8,842	8,842
Interest Income	10	238	-	238	10
Beginning Fund Balance (1)	99,742	70,263	-	70,263	75,191
Total Revenues	\$ 284,499	\$ 256,951	\$ -	\$ 256,951	\$ 259,948
Expenditures:					
Interest- 11/1	\$ 58,380	\$ 58,380	\$ -	\$ 58,380	\$ 56,121
Principal- 5/1	65,000	65,000	-	65,000	70,000
Interest- 5/1	58,380	58,380	-	58,380	56,121
Total Expenditures	\$ 181,760	\$ 181,760	\$ -	\$ 181,760	\$ 182,243
Excess Revenue (Expenditures)	\$ 102,739	\$ 75,191	\$ -	\$ 75,191	\$ 77,705
(1) Beginning Fund Balance is net of reserve funds of \$38,390.04					Interest Payment 11/1/2018
					\$ 53,689

Debt Service Assessments				
Product Type	FY 2016	FY 2017	FY 2018	Increase / (Decrease)
Commercial	\$3,287	\$3,287	\$3,287	\$0
Multi-Family	\$0	\$0	\$0	\$0
Single-Family	\$410	\$410	\$410	\$0
Villa	\$328	\$328	\$328	\$0

**Lakeside Plantation
Community Development District
Proposed Budget - Fiscal Year 2018
Series 1999 Bonds**

Period Ending	Principal	Annual Principal	Interest Rate	Interest	Annual Debt
11/01/17	1,615,000		6.950%	56,121.25	179,501.25
05/01/18	1,615,000	70,000	6.950%	56,121.25	
11/01/18	1,545,000		6.950%	53,688.75	179,810.00
05/01/19	1,545,000	75,000	6.950%	53,688.75	
11/01/19	1,470,000		6.950%	51,082.50	179,771.25
05/01/20	1,470,000	80,000	6.950%	51,082.50	
11/01/20	1,390,000		6.950%	48,302.50	179,385.00
05/01/21	1,390,000	85,000	6.950%	48,302.50	
11/01/21	1,305,000		6.950%	45,348.75	178,651.25
05/01/22	1,305,000	95,000	6.950%	45,348.75	
11/01/22	1,210,000		6.950%	42,047.50	182,396.25
05/01/23	1,210,000	100,000	6.950%	42,047.50	
11/01/23	1,110,000		6.950%	38,572.50	180,620.00
05/01/24	1,110,000	105,000	6.950%	38,572.50	
11/01/24	1,005,000		6.950%	34,923.75	178,496.25
05/01/25	1,005,000	115,000	6.950%	34,923.75	
11/01/25	890,000		6.950%	30,927.50	180,851.25
05/01/26	890,000	125,000	6.950%	30,927.50	
11/01/26	765,000		6.950%	26,583.75	182,511.25
05/01/27	765,000	135,000	6.950%	26,583.75	
11/01/27	630,000		6.950%	21,892.50	183,476.25
05/01/28	630,000	140,000	6.950%	21,892.50	
11/01/28	490,000		6.950%	17,027.50	178,920.00
05/01/29	490,000	150,000	6.950%	17,027.50	
11/01/29	340,000		6.950%	11,815.00	178,842.50
05/01/30	340,000	165,000	6.950%	11,815.00	
11/01/30	175,000		6.950%	6,081.25	182,896.25
05/01/31	175,000	175,000	6.950%	6,081.25	181,081.25
		1,615,000		968,830	2,707,210

**BOARD OF SUPERVISORS
MEETING**

SECTION IV

A

RESOLUTION 2017-05

THE ANNUAL APPROPRIATION RESOLUTION OF THE LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2017, AND ENDING SEPTEMBER 30, 2018; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2017, submitted to the Board of Supervisors (“**Board**”) of the Lakeside Plantation Community Development District (“**District**”) proposed budgets (“**Proposed Budgets**”) for the fiscal year beginning October 1, 2017 and ending September 30, 2018 (“**Fiscal Year 2017/2018**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budgets, the District filed a copy of the Proposed Budgets with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budgets on the District’s website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared the Proposed Budgets, whereby the budgets shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

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

SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budgets, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The Proposed Budgets, attached hereto as **Exhibit "A,"** as amended by the Board, are hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budgets**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budgets may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budgets, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budgets for the Lakeside Plantation Community Development District for the Fiscal Year Ending September 30, 2018."
- d. The Adopted Budgets shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2017/2018, the sum of \$_____ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
CAPITAL RESERVE FUND	\$ _____
TOTAL ALL FUNDS	\$ _____

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2017/2018 or within 60 days following the end of the Fiscal Year 2017/2018 may amend its Adopted Budgets for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.

- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this Section 3 and Section 189.016, *Florida Statutes*, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budgets under subparagraphs c. and d. above are posted on the District's website within 5 days after adoption and remain on the website for at least 2 years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2017.

ATTEST:

**LAKESIDE
COMMUNITY
DISTRICT**

**PLANTATION
DEVELOPMENT**

Secretary/Assistant Secretary

By: _____

Its: _____

B

RESOLUTION 2017-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2017/2018; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Lakeside Plantation Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Sarasota County, Florida (“**County**”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors (“**Board**”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budget (“**Adopted Budget**”) for the fiscal year beginning October 1, 2017 and ending September 30, 2018 (“**Fiscal Year 2017/2018**”), attached hereto as **Exhibit “A,”** and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2017/2018; and

WHEREAS, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“**Uniform Method**”), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the assessment roll (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B,”** and to certify the portion of the Assessment Roll related to certain developed property (“**Tax Roll Property**”) to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property (“**Direct Collect Property**”), all as set forth in **Exhibit “B;”** and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

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

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The provision of the services, facilities, and operations as described in **Exhibit “A”** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands is shown in **Exhibits “A” and “B,”** and is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District and in accordance with **Exhibits “A” and “B.”** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.

- A. **Tax Roll Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits “A” and “B.”**
- B. **Direct Bill Assessments.** The previously levied debt service special assessments imposed on the Direct Collect Property shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits “A” and “B.”** Assessments directly collected by the District are due in full on December 1, 2017; provided,

however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to the following schedule: 50% due no later than December 1, 2017, 25% due no later than February 1, 2018 and 25% due no later than May 1, 2018. In the event that an assessment payment is not made in accordance with the schedule stated above, the whole assessment – including any remaining partial, deferred payments for Fiscal Year 2017/2018, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole assessment, as set forth herein.

- C. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as **Exhibit "B,"** is hereby certified for collection. That portion of the Assessment Roll which includes the Tax Roll Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

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

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this _____ day of _____, 2017.

ATTEST:

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary / Assistant Secretary

By: _____

Its: _____

Exhibit A: Budget

Exhibit B: Assessment Roll (Uniform Method)
Assessment Roll (Direct Collect)

SECTION VI

A

*This item will be provided under
separate cover*

**NOTICE OF MEETING DATES
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the *Lakeside Plantation Community Development District* will hold their regularly scheduled public meetings for **Fiscal Year 2018** at **7:00 pm at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd., North Port, Florida 34289** on the third Wednesday of the month as follows:

October 18, 2017
November 15, 2017
January 17, 2018
February 21, 2018
March 21, 2018
April 18, 2018
May 16, 2018
June 20, 2018
July 18, 2018
August 15, 2018
September 19, 2018

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for a particular meeting may be obtained from the District Manager at 135 W. Central Blvd., Suite 320, Orlando, FL 32801.

A meeting may be continued to a date, time, and place as evidenced by motion of the majority of Board Members participating. There may be occasions when one or more Supervisors will participate by telephone.

Any person requiring special accommodations at a meeting because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office.

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

George S. Flint
District Manager
Governmental Management Services – Central Florida, LLC

SECTION VII

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 Wednesday, June 21, 2017 at 7:00 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Boulevard, North Port, Florida.

Present and constituting a quorum were:

Harry Smith	Chairman
Alan (Bud) Sabol	Assistant Secretary
Camille Stephens	Assistant Secretary
Sharon Moore	Assistant Secretary

Also present were:

George Flint	District Manager
Lindsay Whelan	District Counsel (by phone)
David Robson	District Engineer
Alicia Belden	Amenities Manager
Joe Montagna	Vesta
Several Residents	

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order at 7:00 p.m., called the roll, and lead the pledge of allegiance.

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)

Mr. Flint: This is on specific agenda items. There are speaker cards if anyone has a comment on an agenda item. Now would be the opportunity to do that. I received a couple of speaker cards, but they are not regarding agenda items. There's an opportunity later on in the meeting, under "General Audience Comments," to bring up anything that was not on the agenda.

THIRD ORDER OF BUSINESS**District Engineer Report**

Mr. Robson: Good evening! I spent about an hour-and-a-half earlier re-checking the preserve areas that we treated last year, to see what condition they are in. I also looked at some of the lakes. I looked at some of the previous problem areas to see how they are doing compared to last year, and how well the water levels were doing. In the last week, I've been to six different CDDs, and you have the lowest lake levels of all of them. Everyone else is up to control to where it is up to the normal water level where the sod usually stops. The water is at the sod. Quite a few of your lakes are still 6, 8 and 10 inches below the sod. That was a surprise to me. It was a good way to observe the erosion. I don't see anything a lot worse than I did six months ago on lake bank erosion. We continue to monitor that. This December would be a good time, when water levels start to drop back down, to evaluate each lake. I would take photographs and notations of the erosion areas. I didn't see anything in the previous areas to make us spend any money, in the near future, on lake bank erosion. It would be nice to be able to delay it until next fiscal year. Unless something, during this rainy season comes up to change that, it would be my position to hold any lake erosion money until next fiscal year. On the preserves, when you remove exotics, Brazilian Peppers are the most aggressive because they always have a seed bank. The birds and trees drop little red berries directly on the ground. We don't have any of the treated Brazilian Peppers coming back, so the treatment worked fine. We have finger diameter stemmed Brazilian Peppers coming up and that's your seed coming back. You probably can hold off for anywhere from six months to a year. In looking at that, we would be pushing our way into the next fiscal year for re-treatment of the preserve areas. In discussions with George, we have a map with the numbered lakes and number and letter of the preservation areas or natural areas. They aren't conservation areas. They are large natural areas that we did the primary treatment on. What we did not treat, was the Snover Waterway on the south border of the CDD. There is a vegetative buffer between the waterway and the CDD boundary. Between the vegetative buffer, most of the entire south section is a swale water management area, where there is runoff behind houses. The swale directs the water to your lakes. The vegetative buffer on the south edge of that swale area has some impressive Brazilian Peppers. We didn't treat those linear areas. We concentrated on those big natural areas, the big oblong shaped areas. If there was a desire of the Board to cut back those big Brazilian Peppers along that edge, that would be my recommendation, if you had money that you wanted to spend. The people mowing

the stormwater swale, are probably pushing them up because they are hanging 6 feet to 8 feet over the sod, so they are mowing underneath it. I think probably between this weather, with the high humidity and the recent rains, some of those limbs are drooping, and maybe sometimes when they mow, they lift it up enough that they get under them with the mowers. When you cut those big ones down, you open the space to the other side of the Snover Waterway, which is residential area. What you have now is a visual blocker between you and the neighbors to the south. When you clear out exotics of that linear area, you are going to have potential visual from the south, across the waterway. That's just aesthetics versus the exotic removal. They could be trimmed back so that they are at the edge of the sod. If you would like, I could get a proposal from any of the exotic removal people to do the trimming. Maybe your landscape contractor would be willing to trim them back. They will regrow, but at least they would be trimmed back off of your mowed waterway, because if they can't continue to mow your swale area, your swale will overgrow and won't drain properly. You will have water pooling in your swale system behind houses. That will make a lot of soggy sod and a mosquito bed, which is concerning. That is my take on that south edge.

Ms. Moore: Dave, are you saying that these Brazilian Peppers are on our side of the fencing along that canal?

Mr. Robson: Yes.

Ms. Moore: And they are creeping on to the other side of the fence?

Mr. Robson: On this side of the fence, the sod doesn't go all the way to the fence. There are trees on your side that are right along the fence area that have gotten large.

Ms. Moore: Just before the fenced area is the swale that you are talking about.

Mr. Robson: That's behind a house.

Mr. Flint: On our side.

Ms. Moore: On our side, and the plants are hanging over as well, not over towards the canal.

Mr. Flint: Correct.

Mr. Robson: It's probably on the other side too, but I was looking at it from this side.

Ms. Moore: Right. Okay.

Mr. Robson: Again, other than the concern about its impact to maintaining the stormwater swale, there are no problems with the Brazilian Peppers there. They serve a function of a visual blockage.

Ms. Moore: At this point, do you think there's interference with the swale that we should take care of?

Mr. Robson: I would like, whether it be I or George, to talk with the landscaper and ask if it is causing any problems or not.

Ms. Moore: Okay.

Mr. Robson: That's it for my report. The Reserve Study was very interesting. They are identifying lakes that we identified before, as having some erosion, but they are not ready to be dealt with yet. They missed Lake #18, which they did not identify. I thought that it was a good report, especially their evaluation of the lakes. I don't have any problem with what they said about them.

Mr. Smith: I just want to make sure that everybody is on board with it. In the Reserve Study, they say that there's moderate erosion.

Mr. Robson: Yes.

Mr. Smith: I know that I talked to you about it before the meeting. At this point, you don't feel that we need to do anything with those, because you are keeping an eye on them, so maybe another year or so we can do something.

Mr. Robson: My take on them is that they are moderate. Moderate means that we are watching them, and trying to make sure that, before they go from moderate to serious, we are taking care of them, at the point that they are ready to transition to serious. I have two moderate criteria. If one lake behind residential houses, where there is less erosion, qualifies as moderate, on a non-residential side of a lake, it tends to be a lot worse, because we don't have the same impact of public safety and health on the non-residential sides of lakes. We don't need to deal equally on both sides. If the Board feels differently, we can approach it differently in the future.

Mr. Smith: Dave, what would happen with that Brazilian Pepper if it were just let go for a year? How bad would it spread?

Mr. Robson: In the preserve areas or in the south?

Mr. Smith: On the south border. Would that come in 3 feet or 4 feet?

Mr. Robson: They are very spindly for the first four to eight years, but beyond that, they start to be a full body tree. Their rate of growth, if they have enough water and nutrients, since the canopy has gotten bigger, they grow even faster.

Mr. Smith: What we really should be doing is nipping them in the bud.

Mr. Robson: Well, if you cut them down completely so that they are not growing up, if there are nothing but Pine Trees behind it, you have open space across the roadway. If you just trim them vertically up to knock them back, within a year or two, they will be growing out some. Within four or five years, you will be knocking them back again. It becomes a question of how you want to deal with it. There is no regulation or rule that I can point to, that says you have to do it one way or another.

Ms. Moore: So George and Dave are going to check with Bloomings to see if it's an issue?

Mr. Flint: Yes.

Ms. Moore: If it is, you are going to come back with a proposal.

Mr. Flint: We will bring a proposal back.

Mr. Robson: I will check with my Environmental Team to see if we should leave those natural areas and have those finger size areas grow for a year or more. They still struggle like I do, but the fact that you aren't under any regulations on how you have to deal with exotics and natural areas, it really comes to whether its hanging out into a residential area, overshadowing native vegetation. We prefer them to grow. At this point, I think they are away from impacting the native vegetation.

Mr. Smith: If we let them go, how long before they will start dropping more seeds that is going to create another two years or another year where we have to trim them again?

Mr. Robson: Generally it's not until they've gotten to be about 6 feet to 10 feet tall. I have not seen small ones seed out but it varies. It's not a hard and fast rule. None of the ones that I saw had any flowers or any seeds on them at all. It would be easy enough in six months to look at them again and see if they began flowering and seeding. You hit upon a good thing. That may be the best indicator of when to treat them.

Mr. Smith: If we are going to spend the money to take them out, do they do it before they make new seeds? We are constantly fighting this battle. I would rather just say, "Lets figure it out", so we are not having to do it all the time.

Mr. Robson: Correct. Even when they seed small, it's not going to be very many seeds. If you have a big one making lots of seed, now you have the ones that are coming back up and you knock those back. In a few years, you have to treat it back.

Ms. Stephens: If you were going to make a recommendation on what to do, what would you do?

Mr. Robson: Wait six months to a year.

Ms. Stephens: Before trimming them or taking them back?

Mr. Robson: In the natural areas. Are there any other questions? If not, it's a pleasure to be here once again.

Mr. Sabol: I have been in the community for the last two days and everyone said that all of the lakes are full. I'm just wondering if there's a point, because I know how they drain out, if there's something that has eroded away to keep our lakes from filling up? I have been in other communities that have lakes and they are all filled up to capacity. I noticed that ours aren't filling up. I'm wondering if there's a drainage area.

Mr. Robson: One of the things that is unique, in my opinion, is when you think about driving around a lot of residential areas, they may not have nearly the amount of natural area that you may have. When you look at a map of your District and all of that green space, and your stormwater system is using all of those to store water, the lakes in other communities that have streets without water storage areas, fill up fast. I'm attributing most of your lakes to the fact that water is not even getting to the lakes, because they are still filling up in the natural areas. Once the lakes get up, there are pipes that go from the lakes, into those natural areas. They are filling those natural areas when they rise up enough. I think it's just unique to your system, and in a few years of watching it, I would expect this system to repeat itself. I know a lot more about the south.

FOURTH ORDER OF BUSINESS

Unfinished Business Items

Mr. Flint: Is there anything that the Board wanted to add under "Unfinished Business" that was not included? I think that we are going to cover most of it under the Action Item List and any other agenda items.

FIFTH ORDER OF BUSINESS

New Business Items

A. Discussion of Revised Reserve Study

Mr. Flint: The Board directed that the Reserve Study be updated. We have six months to make changes under the agreement with Reserve Advisors. Although they issued this as a final report, I treat it as a draft, pending feedback and discussion from the Board. Rather than providing them a series of changes, I wanted to wait until we had the meeting and discussion tonight and try to go back to them, one time, with any changes the Board may want to see. The items that the Board discussed were not necessarily reflected in this report. One of the things is the bocce and pickleball courts. The initial capital expenses are not reflected in Fiscal Year 2017. You can see the playground expenses. They are aware and have a copy of the agreement, but they did not include that capital expense in the current year, so we need to make sure that they included it under the bocce court line, and then they have the pickleball courts. The future costs associated with those are identified in here. If the sports surface needs to be re-done, it will be done in 2023 and every five years. They have the fence and bocce ball courts in future years, but not the initial expense. The Board also discussed the picnic area. To the extent that is going to be the next phase of work for the Board to discuss, and to the extent that the Board wants to move forward with the picnic area, we would likely want that identified in 2018, if that is when the Board wanted to do that. Another item is access control, which has been a topic of discussion. Currently, the only thing in here is the cameras, and they only show \$6,000, versus the \$10,000 that the Board approved. We want to update the camera number, and then the Board needs to discuss the access control issue, to see if that's something they want to include in here. In 2018, they identified work for the arbors and entrance features at the front of the community. They have taken all of the linear feet of sidewalk. There's 40,000 linear feet of sidewalk, and each phase is 1,000 linear feet. They are budgeting the replacement of 1,000 linear feet every three years, which I think is unrealistic, but that is the approach they have taken.

Ms. Moore: Unrealistic in that it's too high?

Mr. Flint: I think it's too high. The way that we handle our sidewalk repair, is if there is a raised panel, we do it as needed because it's a health, safety issue. We are not going through every three years like we would mill and research roads and replace sections of sidewalk. We may want them to revisit that approach. They have the gazebo identified. Next year they have the irrigation system pumps. We should get with the landscape contractor to see if we think that those would need to be done next year, or if they are continuing to function well, we could defer

that. They have a significant amount identified for erosion control lake bank maintenance repair. They measured 23,000 linear feet of lake banks within the community, and they are estimating every 10 years that we would do 10%. They've taken 10% of the 23,000 linear feet, which is 2,325 times \$35 a linear foot. Every 10 years they are estimating that 10% of the linear feet of lake bank would be repaired. The \$35 is like a Geotube® repair and I think that's a conservative number. The number might come in less than that, but the cost has been going up. They have the exercise equipment in there again. I think this year they've identified it again for next year. Re-marcciting the pool is also included. He is using \$12 a square foot as his cost estimate. The \$33,495 may be low, but based on age they are suggesting re-marcciting of the pool next year. I think there have been some comments from the pool maintenance contractors that the surface is becoming porous and starting to become an issue.

Ms. Moore: What kind of job is that? You have to empty the pool. How long does it usually take and how long will the pool be shut down?

Mr. Flint: A couple of weeks.

Mr. Montagna: We had this done at a District in Pasco County about three years ago. They don't have a spa. They just have a pool that is slightly larger than this. The completion of the job took them exactly one month. Draining the pool completely is involved, as well as re-marcciting it.

Mr. Flint: I think that it could be done quicker than a month.

Mr. Montagna: It should be, depending on who you get to do it.

Ms. Moore: My point is, if we need to do it, let's think clearly about when and the timing that its best to have it closed down.

Mr. Flint: The hard part is you are either affecting snowbirds or kids that are out of school for the summer.

Ms. Moore: We can do it in late August or September.

Mr. Flint: If there's a transition period where the snowbirds are leaving and before school gets out, we can do it.

Ms. Moore: It seems like so many of these contractors say that they are going to do it in 30 days, and it takes them 60 days. If we decide to do this, we need to do it in September before the snowbirds come and kids are in school. We need to get working on it over the summer, fairly early, to get it lined up. I don't want to be waiting until the last minute.

Mr. Smith: When do you think would be a good timeframe?

Mr. Flint: I think a month, on the outside that the pool would be closed.

Ms. Moore: Even if we are talking about two weeks, we should probably do it in September. The kids are in school, so there's less use.

Mr. Flint: I think it would probably be next September.

Ms. Moore: Do you think so?

Mr. Flint: Yeah. It would be Fiscal Year 2018, which starts on October 1. That's actually the end of next fiscal year.

Ms. Moore: Do you think we can wait that long?

Mr. Flint: I don't think it will be a problem.

Ms. Belden: I was told six months to a year maximum. I have been working on obtaining a quote.

Ms. Moore: Six months to a year from a month ago, so September would be too late. Another option would be to do it next April or May when kids are out of school.

Mr. Flint: That would be a better time to do it. They have peak periods also when they are doing this so availability is going to be impacted. We should get three quotes. We might get one from the existing contractor for budgeting purposes, but when we get closer to actually doing it, we would want to get multiple proposals.

Ms. Stephens: If we are going to do it, then I agree with Sharon, you would have to do it in September, in between kids going back to school and the snowbirds coming. When George discussed the availability, if you are going to do something in September, in April or March, they need to start getting in touch with whoever is going to do it, so they have a date. You can't just assume they have the time to do it.

Mr. Flint: If the Board wants to do it this September, even though it's in this fiscal year, you have funds available in your capital. One month is not necessarily going to make a difference. You have funds available if you want to do it this September, versus next spring.

Ms. Moore: Are you getting a quote, Alicia? Is this just as a budget tool? Maybe once we receive it, they could give us the length of time that they feel they would need to shut down the pool. You can bring that back. If we don't have a July meeting, we are not going to receive the proposal until August. Then we have to get three bids.

Mr. Smith: I think September is too soon.

Ms. Belden: If we try and do September, it's just going to end up being pushed back.

Mr. Montagna: Right.

Mr. Sabol: It won't happen this September.

Mr. Montagna: May is more realistic.

Mr. Smith: What I would look at is trying to set it up. We can get an idea, but we have to look at April or May of next year. I agree that September of this year won't happen because our next meeting is not until August. By the time we approve it and proceed, it will be too late. Can you still get proposals?

Ms. Belden: Yes.

Mr. Smith: Thank you!

Ms. Moore: When you receive the first proposal, can you let us know what it comes in at, so we have a sense of how good this number is?

Ms. Belden: Yes.

Ms. Moore: And the timeframe, as far as how long it takes to do the job.

Mr. Flint: Are there any questions or comments on the Reserve Study?

Mr. Sabol: The Reserve Study is going to be very important in the future for budgeting purposes. After looking at the entire Reserve Study, I can see a couple of items that might go bad, such as the air conditioner on the roof of the building.

Mr. Smith: The air conditioner is supposed to be replaced in 2019.

Mr. Sabol: Yes, I know that. It could break tomorrow morning. It looks like a \$20,000 item.

Ms. Moore: This is the original air conditioner and it is about 16 years old.

Mr. Sabol: Ones in houses last 15 years.

Mr. Smith: I agree with you Bud, but what we have to keep in mind, is this Reserve Study is a snapshot. This is not firm that on this day you have to do this. It gives us an idea of when things might go bad, but we have to make sure that we have some money in case something goes earlier.

Mr. Sabol: I understand that Harry, but I'm worried about what could go wrong.

Ms. Moore: You answered all of my questions.

Mr. Smith: I'm good with the Reserve Study. I was going to bring up under "Supervisors' Requests" that it has come to my attention, that the tennis court poles are rusting at

the bottom. I looked it up in the Reserve Study and it looks like 2029 before they say that we have to do anything to the tennis court fence, which is too far out. I am not sure if the rust is surface rust, or if it's all the way through and we would have to replace the pole or could just sand it down and replace it. I think that's something, at the point where we need to get somebody out here to take a look at them and tell us whether it needs to be replaced now. I don't want to wait, and then wake up one morning and have all of the tennis court poles laying down inside of the tennis courts. I know it's in here, but going back to what Bud was saying, we have to be prepared, because I guarantee that those fence poles won't last until 2029 in the condition they are in. I am putting that out to the Board. I don't know if they heard anything or looked at them. I think we should have somebody come in and look at them and give us an idea of whether they need to be replaced or cleaned up and painted. I know Sharon is out there more than I am.

Ms. Moore: It is good to have them inspected and get the feedback. Part of the fence on the street side is fairly new. It is much newer than the rest because they replaced the little fence with the high fence. The rest of it is 16 years old. You have a lot of water runoff sitting in different places.

Mr. Sabol: I agree with Sharon. I think it's a good idea to bring someone in and inspect them. If they need to be repaired, sand them off, repaint them, whatever.

Mr. Smith: It's a good idea. Alicia, will you take care of that?

Ms. Belden: Yes.

Mr. Smith: Thank you!

Mr. Flint: Were there any items that were not included in the Reserve Study that the Board wants to include?

Mr. Smith: Not that I saw.

Mr. Sabol: How extensive were those LED lights around the pool? If we have problems with the lights on the tennis courts, could those be replaced with LED lights?

Mr. Flint: We can look at retrofitting those. We will add that to the list. We can look at the cost to retrofit. I don't know how LED lights and tennis go together.

Mr. Montagna: I'm not really sure. We will find out about that from Welch Tennis.

Mr. Flint: Welch Tennis will look at the fence.

Mr. Montagna: Typically I have not seen LED lights on any tennis courts in other Districts. That might be done for a reason. We will look into it.

Mr. Sabol: We should look at our electric bill.

Mr. Flint: If there's nothing else for the Reserve Study, we will move on.

B. Consideration of Music License Agreement with ASCAP - Added

Mr. Flint: This is something that the District has been paying since 2009. ASCAP is a company that licenses music artists. Lindsay, I'm sure that you are familiar with these agreements from other Districts. Do you want to let the Board know what this company is and why we are entering into this agreement?

Ms. Whelan: Yes, I would be happy to. In accordance with Federal Law, any time that a live performance or a stage performance of a musical song is played, the District is required to have a license in order to pay the songwriter and the artist a license fee. ASCAP is a company that provides the license. There are thousands and thousands of songs, so instead of having to get the license of each individual song, you just pay ASCAP, and then you are able to play whatever music you want at your Amenity Center, without having to worry about paying license fees. You will see that there is an associated cost. It's an annual cost that is not per song or anything like that. This is just a standard license agreement that lets people play music at your Amenity Center.

Mr. Flint: As I indicated, the original agreement with ASCAP was entered into in 2009 and the annual fee is included in your budget. I think there's provision in here that it automatically renews. That's why you haven't seen this in the past. Are there any questions?

Mr. Smith: Does it cover the music that they play at the pool and not just inside of the Clubhouse?

Ms. Belden: Correct.

Ms. Whelan: It licenses the entire facility.

Mr. Flint: If there are no questions, we need a motion to approve the license agreement.

On MOTION by Mr. Smith, seconded by Mr. Sabol, with all in favor, the Music License Agreement with ASCAP was approved.
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SIXTH ORDER OF BUSINESS**Business Administration****A. Approval of Minutes of May 17, 2017 Meeting**

Mr. Flint: Were there any additions, deletions or corrections? If not, we need a motion to approve the minutes.

On MOTION by Mr. Sabol, seconded by Mr. Smith with all in favor, the minutes of the May 17, 2017 meeting, were approved as presented.

B. Approval of Check Register

Mr. Flint: You have the check register for May for the General Fund, Capital Reserve Fund and automatic drafts for your utility accounts. The detailed register and invoices are behind the summary. The total is \$58,574.76. If there are any questions, we can discuss those. If not, we need a motion to approve.

On MOTION by Mr. Smith, seconded by Mr. Sabol, with all in favor, the check register was approved.

C. Balance Sheet and Income Statement

Mr. Flint: You have the unaudited financial statements through May 31, 2017. No action is required by the Board, but if there are any questions, we can discuss those. We are still under collected about \$46,000 on our on-roll operation and maintenance (O&M) assessments. After June, we will see that increase to 100%, once tax certificate sales occur. It's fairly typical with what I've seen over the last few years, at this point of the year. As far as your expenses, you are on or under as far as your total. For your actuals against your pro-rated, some line items are over and others are under. Are there any questions on the financials? If not, we will move to general audience comments.

SEVENTH ORDER OF BUSINESS**General Audience Comments**

Mr. Flint: This is an opportunity for any members of the public to provide comments to the Board. Please state your name and address and try to limit your comments to three minutes.

Mr. Roumy: Nabil Roumy, 1759 Scarlett Avenue. I would like to talk about the playground. The equipment is okay; however, the finishing touch on the playground is non-

existent. There is no grass. It is high on one end and low on the other. This is a reflection on us as Lakeside Plantation. The HOA is after us every time we have dead grass in our yard; however, the playground has no grass whatsoever. What about all of this mulch all over the place? Now we have grass. Who is going to take care of all of that? This playground should be pristine and manicured for our kids and grandkids. The way it is right now is not acceptable. Whoever did the job, did a bad job.

Ms. Moore: We have a quote for cleaning.

Mr. Flint: It's not done yet. The excess mulch is going to be removed, and pending the Board's approval, it is going to be sodded and irrigated. There will be St. Augustine sod. We are going to talk about whether the hedges that were removed are going to be replaced or whether a walkway is going to be put through there. We also purchased a new bench.

Mr. Roumy: Regarding the tennis court and fence, many clubs take the fence and put it upside down. Instead of buying a new fence, take the bottom part, flip it over and secure it to the top and bottom, so you don't have to buy a new fence. Buying a new fence costs a lot of money.

Mr. Smith: This isn't about the fence. It's about the poles that hold the fence.

Mr. Roumy: The fence has to be replaced.

Mr. Smith: We were talking about the fence poles. If I said fence itself, I'm sorry.

Mr. Roumy: There are holes in the fence.

Mr. Flint: Thank you. Are there any other comments?

Mr. Wolfe: Robert Wolfe, 1549 Scarlett Avenue. I have a question about parking. When I look at the rules for the HOA, it states that you cannot park on the grass. When people started parking on the grass, the HOA stated that it was CDD property and the CDD would have to make people stop. A CDD Board Member told me that they cannot stop the parking unless they put up signs. Someone is parking on my easement. When I asked them to move their SUV, they refused and told me that if I did not like it, they would bring another truck and park it on the other side of my driveway. I told them that I was responsible for the condition of the easement and he said that it was my problem. His wife typed up a note and put it on the inside of the windshield stating that the CDD approved it.

Ms. Wolfe: The note stated that the car couldn't be towed because nobody has jurisdiction over the easement.

Ms. Moore: His car has approved parking by the HOA.

Mr. Wolfe: I guess I'm responsible if a vehicle sits there and drops oil and kills my lawn. My understanding is that I have to pay for it. I don't think that's right. I also note that parking is not permitted on lawns or landscaped areas, according to Article 4, Section 19. I just wonder what I do now with someone parking there. Who is responsible to take care of it when it goes bad. I just had to replace a sewer line because it settled. Now they want to sell insurance to guarantee water lines that are underground. I don't know if you received that notice.

Ms. Stephens: I did.

Mr. Wolfe: Now they are parking on top of my water lines too, so I have to worry about that. That is my question. I note up the street on Scarlett, someone put in gravel. I know that's not allowed either. The CDD controls the easement and I noticed that a couple of people have trees in the easement. Should I put gravel down? I don't know if you approved it. I didn't think that the HOA could approve it by changing the rules.

Ms. Stephens: I believe, but I could be wrong, that you are talking about houses that have trees in front, between the curb and the sidewalk?

Mr. Wolfe: Yes.

Ms. Stephens: Those are independent homes and the builder put them there.

Mr. Wolfe: But that is CDD property.

Ms. Stephens: The builder put them there so there's nothing that we can do about it.

Mr. Wolfe: There were supposed to be trees in front of every house in here. That's a fact. You can check with the City of North Port. They told me that.

Ms. Moore: George, do you have any suggestions?

Mr. Flint: This has been discussed before. It's really a legal issue, so ideally, if their declarations and covenants say that you can't park in the grass, the HOA would enforce that. It sounds like their Attorney is taking the position that since that's not HOA property, they can't enforce it. The problem that the CDD has is that it is part of our right-of-way (ROW), but we don't maintain that area. For us to be able to tow or enforce, District Counsel told you that we have to post signs before we can tow anybody. I gave Lindsay a heads up that this issue was going to be coming up and I think she prepared a memo on this in the past. Hopefully she had an opportunity to dust that off. I will turn it over to her.

Ms. Whelan: It's exactly as George had indicated. We previously did this research before. The CDD owns the majority of the roadways and the accompanying ROW; however, the

maintenance obligation is left to either the HOA or the homeowners, depending on the area of the community that they live in. In terms of replacing sod or irrigation, a resident cannot plant new trees or remove the sod within that ROW, which is the area between the curb and the sidewalk, without CDD permission because the CDD technically owns it. We also discussed parking regulations. It seems like this community has always talked about these issues. The City of North Port Code actually permits cars to be parked along the ROW, as long as they are not obstructing traffic or a fire hydrant or blocking a driveway. The CDD doesn't have a ton of latitude even to tow cars that are parking in accordance with the City Code. Regarding the resident having a concern about people repeatedly parking in his driveway, I recommend that he reach out to the Sheriff's Office or City Police, if it becomes a nuisance. Otherwise, I think that the right course of action is for residents to reach out to the City Commissioners to see if they can consider an ordinance to make that a no parking area. I would not allow them to put up signs. In terms of the CDD dealing with traffic and parking, the Florida Statutes dictate that the City or the County carry the enforcement mechanism for parking along rights-of-ways.

Mr. Wolfe: So I can't plant trees there and if it's torn up, I have to take care of it. Is that correct?

Ms. Moore: That's correct.

Ms. Whelan: The Master Declaration provides that homeowners and/or the HOA are responsible for that obligation, depending on the area of the community that you live in. That is not a CDD responsibility.

Mr. Wolfe: In other words, if someone parks there and does damage to my property, it's my problem.

Ms. Moore: I don't think that she's going to give a legal opinion on that.

Mr. Wolfe: No answer?

Ms. Whelan: I don't know what to tell you. I already gave my legal opinion regarding district obligations. The fact remains, if you feel like it's becoming a nuisance, you can reach out to the City of North Port Police. Further, we recommend that you reach out to the City of North Port Commissioners.

Mr. Wolfe: Who is going to pay for my lawn? The lawn is already dead from people parking cars on it.

Mr. Flint: I think District Counsel made it clear that we don't have an ability to affect that issue.

Mr. Wolfe: So I can park on his lawn too.

Mr. Flint: It sounds like it.

Ms. Moore: This sheet of paper says, "Cars, approved parking by the HOA/CDD." I don't recall the CDD giving any approval for anybody to park anywhere.

Ms. Stephens: I have the HOAs paperwork that was sent from the HOA to the CDD.

Ms. Moore: I'm just saying that I think that statement is inappropriate. In general, this parking issue, from what I'm hearing, is about two neighbors having a conflict. I think it's time to step up and act like adults, don't get vicious with each other, stop parking on other people's lawns and stop barking at each other. You don't have to be in each other's business. This is going to escalate into something really insane. In my opinion, you both need to back off, walk away and let it go. There are more important things in life.

Mr. Wolfe: The Police have been to our house.

Mr. Sabol: Why would the Police come out?

Mr. Flint: We are not going to get into that here.

Mr. Smith: I agree with Sharon 100%. If something happens in this community, who are you going to turn to, if you continue to fight with your neighbors? I think it's time that we all look at each other and say, "Let's be neighbors" or "Let's be friends." What happens if there's a hurricane or something that comes through here and destroys your house, and you and your neighbors are feuding? Who's going to help you out? This is a community. We have to grow up. Let's get out of High School. Let's get out of Elementary School. We are all out of Kindergarten already. Let's move forward. If there are problems, I think it can be resolved by talking to each other and taking care of things. I've personally talked to you and given alternatives to this problem. I think it's time that you grow up. Bury the hatchet and let's move forward. All right?

Mr. Picataggio: Joe Picataggio, 1554 Scarlett Avenue. I wasn't even going to bring this up, but I have to say something about this area, which is CDD property that we maintain. I just spoke to the Police Department because a ticket was issued to my daughter when she was parking her car in the street. She was only there for an hour. The Police said, "You can't park in the street," and advised us to park on CDD property. That's coming from the Police Department,

so going back to the Police Department to adjudicate any of this is bull. We have two entities here, the CDD and the HOA, and neither of these entities are willing to take the responsibility for property that you dumped into the laps of homeowners. That's not acceptable.

Mr. Smith: I agree.

Mr. Picataggio: Between the CDD Board and the HOA Board, somebody has to adjudicate this problem. Not that Bob should be adding to this. That's all I have to say on it. You are passing the buck. The HOA is passing the buck. It's going to the officials in the City. They are telling us to park on that property. All of the ramifications that were just addressed are implied in that property, such as taking care of the lawns, the sprinklers, etc. Somebody has to address it and you guys are not addressing it. Do something so that we don't have to suffer. That's what you are here for.

Ms. Whelan: Again.

Mr. Picataggio: I don't want to hear your "again". This is what the problem is and it has to be addressed.

Ms. Whelan: Just to clarify. The City of North Port Code permits parking on the grassy portion of the right of way, including the CDD right of way. The law permits you to park there. If you feel like there's a nuisance, perhaps the City Police can provide relief, but by law, people are permitted to park on that right of way.

Mr. Picataggio: No one is protecting the homeowner. The CDD is not. You are both saying that there is no responsibility for this property. It's in the hands of homeowners who have to be abused by the actions that take place, including the Police telling us to park there. You are saying "Yes, that's it." You are not resolving the problem. Nobody is addressing and/or resolving the problem, the legal one. What I wanted to talk about was the condition of our doors to our pools. The ladies and men's room are deplorable. It's unacceptable. We have such a beautiful pool that was renovated. Go spend \$150 or \$250 to replace those doors. They are unacceptable. Look at them. They are deplorable. I have a question about the pool lights. I was here two or three weeks ago around 10:00 p.m. The pool lights were still on. Can I ask why the pool is lit when nobody is in the office? That's a recipe for disaster. We have people that can use this pool and there's no responsibility for the pool. Why do we have the pool lit past nightfall? The third item that I had was benches and canopies for the bocce courts. They were approved back in April or May of 2016, and I still don't see a bench with a canopy.

Mr. Smith: They are here.

Mr. Picataggio: Thank you.

Mr. Smith: If I can interject. Lindsay, they want us to take care of this problem. If we put “No Parking” signs on CDD property and somebody parks there within 10 minutes, we can have a tow truck there to tow the vehicle away. Correct?

Ms. Whelan: I would still be cautious because you still have the City of North Port Code saying that people can park there. They are the ones with the legislative ability to determine what the parking regulations are. Essentially, even if you put up “No Parking” signs, there is still a level of risk of towing properly, due to the fact that there is a City Code provision allowing the activities.

Mr. Smith: So basically, no matter what we do, the City supersedes all rules and there’s nothing that the CDD Board can do to resolve this.

Ms. Whelan: Correct. The City has the ability to designate certain areas as “No Parking” areas. That’s why I recommended to Mr. Picataggio, that you make your road right of way a “no parking area.” The CDD Board, frankly in our experience, which George can attest to, usually they aren’t good messengers of that message because it’s another Governmental entity; however, residents can call, write and email elected officials, such as your City Commissioners, explaining what the issue is and what an impact it is on the community. For the City to designate a “No Parking” zone, they are going to put “No Parking” signs all over the right of way property. It’s probably not appropriate for the CDD to be the messenger, because they are not going to listen to us. Ms. Stephens: I have something to say. In front of everyone’s house, we have the grass between the curb and the sidewalk. That technically is CDD property, but I maintain that. Now if my neighbor parks his car on my grass, that I’m maintaining, even though its CDD property, I’m not going to be very happy. Park on your grass, if that’s what you want. That’s fine, but don’t park on my grass. I had a problem with that a couple of years ago with my neighbor, when he had a party and one of his guests parked on my grass. I rang the bell and told them to move their car. It was as simple as that. If he didn’t then I would’ve called the City of North Port Police and said “He’s got to go.” If it’s your property, and this is what you are maintaining, no one has the right to infringe on your property that you are maintaining.

Ms. Blair: Nina Blair, 1540 Scarlett Avenue. I don’t like to park on the grass, to be quite frank. I brought this to the Board, close to six times now. I have a large family and I’m not

going to stop my family from coming by to visit. If you look at your survey, you don't own that property. If I have to maintain it, I have the right to park on it. Technically your survey starts from the other side of the sidewalk back, which you don't own. That's where the problem is. We had visitors over on Father's Day. Some of the bumper was out on the sidewalk and my sidewalk curves. Camille went to my house. The bumper was covering half of the sidewalk, so they called the Cops. When the Cops came over and knocked on my door, I said "What do you want me to do? I'm damned if I do, damned if I don't." He said, "We can't stop you. The City of North Port says that you can park in that grassy knoll in front of anyone's house." I sent Judy a text and said, "Why couldn't you have just texted me and said 'Hey Nina, move your car.'" She said "LOL." She was a little snook about it. Either way I said, "I can park my car in front of any grassy knoll if I want to." I haven't. I tried to be very respectful. Ann and Harry get the brunt of it, because they are next door, and my kids pull up a little too far. They handle it with me. Instead she said by text, "I don't mind, park in front of that grass any time." I have the text. I printed it but I left it at my house. I have the message from Judy Wolfe, where she failed to mention to her husband that she said, "I'm perfectly okay with you parking there." I've been in this neighborhood four-and-a-half years now. I told the Board, a long time ago, after the first two years of me living here, that we never had these issues. I know that they did up in The Towns and in the Villages or Carriage Homes. When we opened this up to the City of North Port to allow them the full access of our roads, that's when they stopped allowing us to park on the street. The reason why we are parking in the grass is because of things like Joe's daughter, who received a ticket for parking one hour to visit her parents.

Ms. Moore: There's been no change in our relationship with the City.

Ms. Blair: Yes there has.

Ms. Moore: No, there has not. They have always been public roads. We are a public entity.

Ms. Blair: No, ma'am. At an actual meeting, we actually stood here. I can pull the minutes for you because I just read every line from the last meeting, where Harry and I discussed it. You guys released it and opened it up in January of 2015.

Mr. Flint: We did not release it.

Ms. Moore: We did not release anything. We own those roads, but we are a Governmental entity. They are public roads. All we did was take an old agreement that the City

entered in, where they would have Police and patrols here and said, "You guys aren't showing up." This agreement went back to 2004, if I remember correctly. They said, "That's not good enough. We want a new agreement," so we prepared a new one, but our Lawyer would probably say, "None of that matters because the reality is those are public roads, but there's been no change in the status of those roads and the ownership of those roads at all." The bottom line is that there's a conflict going on.

Ms. Blair: There's no solution.

Ms. Moore: Let it go. You park where you are used to parking.

Ms. Blair: You can't park on the roads.

Ms. Moore: The point that the Attorney is making, is that the City of North Port can't pass a rule and say, "Oh, that the State Law is not valid and we are going to do it our way." They can't do that. The CDD cannot do that. If the City Law says that people can park on a grassy ROW, then they can do it.

Ms. Blair: Okay.

Ms. Moore: The only way to change it is to get the City Commissioners to designate certain areas as "No Parking" zones, as exemptions to that law. What Lindsay is saying, and I agree with, is the more individuals who show up or contact their City Commissioners and says, "We need this, so please help us," they will listen to you because they understand that its individual votes. As an entity, they aren't going to listen to us. That's what she's saying, which is the problem. I think its neighborly consideration to not park on your neighbor's grass. That is the neighborly thing to do. In the meantime, the only control that used to be there is the HOA that said, "We have the right, so you can't park vehicles on the grass," and your Attorney is saying no. The law says you can. We can't change that law. It's an issue that we cannot change. Under Chapter 190, we have limited legal authorities that are very narrowly spelled out. We cannot override the City Law.

Ms. Blair: I understand. It does make waves with your neighbors, because if you park a quarter into the sidewalk, I understand that it's legal. There was a torrential downpour and she wasn't out walking.

Ms. Moore: Now it's time for everybody to say, "We are letting this get out of hand, so let's step back."

Ms. Blair: What if I have guests?

Ms. Moore: I wish there was an easy solution.

Ms. Blair: Me too.

Ms. Moore: There just isn't. That's the reality here. The only potential solution is to have the City say that the grass has exceptions, but then what are we going to do?

Ms. Blair: Where are you going to park? If you take a survey for every one person that doesn't want you on the grass, you have five others that say yes. I talked to people in the neighborhood who said the same thing. Give it a break.

Ms. Moore: It's a learning experience.

Ms. Blair: You either have neighbors who hate you, or you bite the bullet.

Ms. Moore: You have parents who want their kids to be able to play in the driveway.

Mr. Picataggio: When you drive through this neighborhood, people sporadically park on that area we are referring to. Don't you think it detracts from the appearance of our neighborhood?

Mr. Flint: I think you are missing the point. There is a City Ordinance that allows it.

Mr. Picataggio: I will start addressing the City Commissioners. Just in general, I believe that it does detract.

Mr. Flint: I don't think you are going to get an argument there. I think the question is who can address it better and it's not this Board.

Mr. Sorke: Paul Sorke, 1524 Scarlett Avenue. On Father's Day, my daughter visited me from the other coast and parked in the driveway. A Policeman banged on our door, telling us to move our vehicle because we were blocking the sidewalk in a torrential downpour. It was Father's Day.

Mr. Flint: That is a State Law.

Mr. Sorke: That's why my daughter moved her car to the grass. If she parks on the street, she gets a \$200 ticket. If she parks in the grass, she gets yelled at by the neighbors. If she parks on the side behind another vehicle, for a few hours, or just overnight to visit, the Cops get called and she gets a ticket. We get a ticket if we park in the street. We get a ticket if we park in our driveway and it's in the sidewalk. We have to park on the grass because we have no other choice, so we are bad people, because I have a daughter and son that wants to visit me and they have to park on the grass. Harry has been very considerate about his grass. We do not park on it. One time we pulled over a little bit too far.

Ms. Stephens: I totally understand what you are saying. We are one of the lucky people that hardly ever have company. We could care less, but having said that, in that type of situation, next time ask Harry if it's alright to park on his and Harry will either say, "Don't you dare, my wife will kill me if I say yes," or "Park at the Clubhouse." I think maybe that might help. Everybody's temperament is different.

Mr. Sorke: I would absolutely do that, except if I arrive at 11:00 p.m., I'm not going to wake up my neighbors. If they are driving from Melbourne and they arrive at 11:00 p.m., we tell them that we can't block the sidewalks or park in the street and direct them to park on the grass. I'm not going to disturb my neighbors. It's not a win-win situation. Just to let you know, this was not a reoccurring event. This was a Father's Day weekend with five kids. Some were visiting and someone blew their stack over that. It actually made my company feel totally unwelcome. They even offered to leave and take my grandchildren away from me to go to their other in-laws that live about three miles away from here, because they didn't want to impose on us. Are you kidding me?

Ms. Moore: Alright, we got the point, Paul.

Mr. Smith: I was not going to bring it up, but you guys pushed the issue long enough. Before any of this started, I personally talked to you and told you, "Let me know when you have company and I will move my vehicles, since you don't want to park at the Clubhouse, and park in my driveway."

Ms. Blair: Two cars isn't enough, Harry.

Mr. Smith: This has got to stop and it has to stop now. That's all I'm going to say. I'm dropping it. I don't want to hear any more about it.

Mr. Sorke: You have offered that.

Mr. Smith: Fix it up.

Mr. Sorke: There's not enough room.

Mr. Flint: I think we hit three minutes. Haven't we?

Mr. Smith: Yes. Fix it. We are done. Hello Mary.

Ms. Swihart: Mary Swihart, 1732 Scarlett Avenue. I know that you don't want to hear it anymore Harry, but I just want to ask. Bobcat Trail is a CDD community. Do they have the same area between the sidewalk and the street?

Mr. Smith: I don't know.

Ms. Swihart: I talked with one CDD Board Member and I addressed that. Can we check with them to see how they handle it? We replaced our grass several times. We spent a lot of money on water to water it. We have a lawn service to keep our grass nice. For somebody to come and park on our grass and make ruts in it and damage our sprinkler systems, I think is not very neighborly. I think we need to all get along and try to be respectful of each other's property. If we have company, can we park at the Clubhouse and carpool back and forth?

Mr. Smith: Yes.

Ms. Swihart: So that's another option. But we need to do it before we park on somebody else's lawn after they maintained it and took care of it. How would you like it if someone parked on your grass? We had that issue a couple of years ago and they broke our sprinkler systems and made ruts. It's not very fun. It's made a lot of us in the community want to look elsewhere. It doesn't make our community look good. We've had visitors even remark, "I can't believe that you park on the grass." We need to be respectful of each other's property.

Mr. Smith: Thank you.

Ms. Sabol: Wilma Sabol, 1528 Scarlett Avenue. I was wondering the same idea, as far as parking at the Clubhouse. Is that permissible that someone like Paul's daughter could park their vehicle overnight at the Clubhouse? Is that something that could be arranged through the office? So, overnight parking is okay, but you need to get permission?

Ms. Belden: Yes.

Mr. Smith: As long as they talk to Alicia or whoever is in the office.

Mr. Flint: It is limited. It can't be a month.

Ms. Sabol: If there are five cars and they need room, they are welcome to come up here. I'm sure that it will come up in Alicia's report, but for the past two months, lights on Scarlett Avenue have been ridiculous. I realize that one part was all the way out and maybe they got that fixed after it rained, or whatever the excuses always are for the lights not working; however, another five or six light bulbs are out. You can count them as you come up. When are we going to get all of light bulbs on? I left a comment at the office for the light bulb that is over here. It finally got replaced by the shed; however, a candle is lighter than that light bulb. So that needs to be fixed. Also, if you would take a look at some of the things that need to be power washed, like out by the shed. I don't know why people can't see what's dirty. I don't understand that. I don't understand why ceilings at the Clubhouse are not power washed. These are common

things. I have to clean my house. I want my house to be nice and I want the Clubhouse to look nice also. I have a comment as far as the picnic area that you are hopefully going to be putting in because it is well needed. Six months ago, it came up but it's not on the agenda again. There was a comment that it would never be used. People would use it, but they are not going to go out there when ants are crawling all over them. Four or five months ago, I gave a picture to the office of our granddaughter who we had to take to the emergency room. There were 100 ant bites on her. Once you get the picnic area done, please spray it. We all have to spray our yards and keep all the bugs out of our houses, but that area is infested. She was only over there probably 20 minutes and we had to take her to the emergency room. I think it's time to get the picnic area done. I don't think it's on the agenda until 2018. Do it now. People are coming back. The car club meets every month here and they have a monthly picnic. They prefer to have it out there, except that they cannot have it out there with all the ants. Those are my comments. Thank you.

Ms. Johnson: Debra Johnson, 1505 Scarlett Avenue. Regarding the parking. I was told years ago by a former Board Member that it is CDD property, and we have to maintain it. I didn't hear what was said about all of the rocks on the property. I know someone else that wants to do it. I think it looks like trailer trash. In a nice community like this, is that something that you have to get permission for?

Mr. Smith: I believe they said yes.

Ms. Johnson: It's on CDD property. There's a difference between planting a tree in the ROW, which potentially can adversely affect the road. Replacing sod with rock can also affect the sidewalk. It can cause overgrowth over the road, which blocks traffic. Historically we have taken the position that we don't regulate the maintenance of that area. When the issue came up about rock being installed over here, my position was that I don't think the Board has a role in regulating whether its St. Augustine grass or rock. If someone is putting a tree in, I think that's a different story because of the impact on the other CDD assets. I don't know, Lindsay, if you have a different opinion on that.

Ms. Whelan: I see replacing or fixing sod as routine maintenance, which is the responsibility of the homeowner, but I think if you are doing something that changes the nature of that right of way, such as planting a tree, or also putting in rock, it would need CDD approval, because it changes the nature of the CDD-owned area.

Ms. Johnson: Its odd looking and now other people are looking at that. The reason that he did that is because he does not want to pay the water bill to have it maintained. How much could that cost?

Ms. Moore: Should we get a legal opinion?

Mr. Flint: Let's look at that Lindsay because we have a precedent now with someone putting rock in. It's in a home that does not fall under the single-family HOA, so there are no declarations and covenants being enforced or able to be enforced. Maybe we want to look at that.

Ms. Whelan: It's really less of an HOA issue and more of a property law issue.

Ms. Moore: We want a formal opinion.

Ms. Johnson: Its CDD property.

Mr. Flint: It's a CDD ROW.

Ms. Moore: I would like to have a formal opinion and general discussion. If we are going to be enforcing something like that, I would like to see that in writing.

Ms. Johnson: I think somebody should do something about it now, instead of waiting. You are going to set a precedent. It looks horrible.

Mr. Smith: Lindsay, one other thing. There is Florida Friendly landscaping in State Law. I think the State says that you can have a Florida Friendly yard, but I don't know if we can do that on CDD property also.

Ms. Whelan: I think it's more of a general Board decision as to whether you want to let people convert the grassy right of way areas to rock or something of that nature. Obviously, you have to treat everyone that wants to do that the same, but there's a difference between maintenance, which is homeowner responsibility, to completely changing the nature of what's included within that right of way, to get it done by the CDD. I think that the Board just needs to make a policy decision on whether they want to continue to allow people to convert their grassy area to rock.

Ms. Johnson: Okay. Thank you.

Ms. Moore: I want a formal written opinion.

Mr. Flint: Lindsay, between now and the next meeting, please provide the Board with a written opinion on that.

Mr. Picataggio: Excuse me. I have to say something. I think if you are going to do something like that, you need to get the majority opinion from all of the neighbors. We are going to have sporadic rock and St. Augustine Floratam Grass. This whole neighborhood is going to go to pot. Can't we get an opinion from the majority and let the majority rule? Did he get approval to put the stone in there in the first place, in the CDD?

Mr. Flint: No, he didn't get approval.

Mr. Picataggio: Then he's not in compliance. It states that we should have Floratam grass.

Mr. Flint: Thank you. We appreciate it. Are there any other public comments? I think we are moving on to Staff Reports.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Flint: Lindsay?

Ms. Whelan: I have nothing additional.

B. District Manager – Action Items

Mr. Flint: You have the Action Items List. Regarding the access control issue, we talked about discussing that in conjunction with the Reserve Study. I pointed out that the Reserve Study does not have access control identified. If that's something the Board is interested in moving forward with, we will need to identify that as part of the budget process in August, or incorporate that into the Reserve Study.

Ms. Moore: I don't think access control is going to work, because we have to replace the entire fence, close it and lock everything up. Otherwise, it's not that effective.

Mr. Flint: You can have card readers on each individual gate. That's expensive, but the way that it's structured right now, you would need to have multiple card access readers, instead of just one access reader.

Ms. Moore: What does that do because anyone can climb a fence?

Mr. Flint: That's true. That's a 4-foot fence.

Ms. Moore: Not unless we install an 8-foot fence. I've never understood the effectiveness of having an access control system. I'm not ready to say that it's something that I

want at this point, because I don't understand the magnitude of it. It's much bigger than just putting an access reader at each gate.

Mr. Smith: I'll agree with Sharon. A lot of communities have a small key fob, but it seems like the entire Amenity Center is fenced in. When we started talking about fences and everything else, one of the things that we said, is we did not want this to look like a prison with fences and razor wire at the top and everything else. If someone wants to get in, they are going to get in. I think the key fob keeps the innocent people from coming up here from another neighborhood and saying, "That gate is always open, let's go over there and go swimming." We just replaced the cameras. We have better cameras now that is going to give us better views of what's going on. I think I'm in agreement with Sharon. Do we really need to spend money on access control, where it's really not going to stop somebody? I can climb over that 4-foot fence faster than I can be in the gate, using the key fob.

Mr. Sabol: I would like more money in the budget, so that we could have patrols on duty on Sunday and Monday nights until 9:00 p.m. The pool should be locked at 9:00 p.m. and the lights should be turned off. If somebody hops over the fence, the camera will pick it up and violators can be prosecuted at that time. People from all walks of life are coming in here. I've seen them on Sunday nights at 8:30 p.m. One night, eight people came in here, looked around and jumped in the pool. That's crazy. That's why we need somebody here on duty.

Ms. Stephens: I agree. I think we should go back to keeping the Clubhouse manned on Sunday and Monday nights at 9:00 p.m. The people working until 9:00 p.m. can put a sign on the door. They can be in the kitchen. I think it's crazy that we are closing at 6:00 p.m. That's my gut feeling. We need somebody here until 9:00 p.m.

Ms. Moore: If you can, prepare something for us for our budget meeting in August, relating to manning it until 9:00 p.m. on those two nights.

Mr. Smith: We need to know the extra cost.

Ms. Moore: The extra cost of doing that, so we can have that information at our budget meeting for discussion in August.

Mr. Montagna: I can give it to you now. It's going to be the same amount. We would just take those additional six hours and put it back in.

Ms. Moore: I would like to have it at the budget meeting.

Mr. Montagna: Sure.

Ms. Moore: Two people brought that up. For me to consider it, I would like know what we are looking at, for how much more money can we afford in the current rates, etc.? We can't vote on it now. That's a budget issue for next month. As far as the security access, do you want that back in the Reserve Study or no?

Mr. Montagna: Yes.

Ms. Stephens: Harry is right, in one regard. We have to be the devil's advocate here. If you want to get over a 6-foot fence, you are going to get over it. I am concerned about that but the fence should have been higher. I understand what Harry is saying about not having it look like a prison, but nothing could look worse than the basketball court. Having said that, the gym and the card room are open 24/7. Maybe we need some kind of identification of who is in and out of there, if there is a problem. Have we had any ongoing problems? You would know better than me. Have we had any issues that we need security for those two rooms?

Ms. Belden: No. We generally don't have people who don't wander in here. We just changed the passcode, because somebody raised a concern with one person that we didn't recognize. He was actually a resident. We haven't changed the code in three years.

Ms. Stephens: So we haven't had any incidents?

Ms. Belden: No.

Ms. Stephens: There is no sense of urgency.

Ms. Belden: Exactly.

Mr. Smith: Do you want to keep it on the Action Items List or should we remove it?

Ms. Moore: I would take it off.

Mr. Smith: I would take it off.

Mr. Sabol: Take it off.

Mr. Flint: I hope you remove the next item, which is the removal of the spike rush. Our Lake Maintenance Contract advised against removing it because it's a beneficial species that helps protect the lake banks. When the water level was down, at the last meeting, the discussion was whether it could be mowed while the water level was down. We have a proposal, but between the last meeting and today, we obviously received a lot of rain. Our ability to mow it is not there anymore. Now we are back to whether it should be treated. That goes back to the fact that it's protecting your lake banks.

Ms. Moore: Unless they treat it now in the wet season. We are limited as to what we can put on our lawns, so it doesn't run into the water. I wouldn't think that we could do anything now anyway.

Mr. Flint: We could. There's no permit. That's a retention area. It's not a conservation area. If the Board decided to spray it clear of all vegetation, you could do that, but it would not be advisable.

Ms. Stephens: In looking at the Reserve Study on the lakes, it said "Completed vegetation; no reserve expenditures anticipated." If that's the case, then we have vegetation in all of the lakes, so there wouldn't be any further expense. Does that make sense?

Mr. Flint: There would not be any expense to install the vegetation, but I can tell you that it is a hot button issue to proactively plant vegetation because people don't necessarily like it. That's the reason we have this item on the agenda. People don't want to have vegetation behind their home. In this case, we've got vegetation there and the Board has been asked to consider spreading it out. Spike rush is a native beneficial species, and the question is whether you want to do that or not, and what precedent you might set.

Mr. Sabol: I would say that we need the spike rush there, because that's what makes the ponds work. Fish live in it. It doesn't hurt a lot of things and it helps with erosion, so why would you want to spray that?

Mr. Smith: At this point, I agree. I think we leave it alone at this point, but I would like to know if we have to get it into the budget or how we have to do it, but I think, next winter, when the water goes back down, we look at either weed whacking and brush hogging, or whatever we need to do to let it go down. That way the root system is still there and it will come back. We can at least cut it down and let it re-grow every year, as opposed to being something that's going to become a bother. What it really comes down to is an aesthetic thing for people living on the water. They don't want to see all of the weeds and kids out there fishing. It's too late to mow it now, but I think we try to do it next year, when the water's low. I didn't see how much it was going to cost.

Mr. Flint: It's estimated at \$3,000, for five men for two days, at \$30 per man-hour.

Ms. Moore: Let's discuss it next June.

Mr. Smith: Yes. Maybe we can buy a lawn mower and have it mowed. It's too late in the year to do anything with it.

Mr. Flint: Next are the line of sight issues. As you can see, we are well underway and were hoping that it would be finished by this evening, but it was delayed with the rain, so that's in progress. The playground equipment was installed. Alicia has a proposal for some sod work and cleaning up the mulch. The pickleball and bocce courts are substantially completed. We have proposals for two 7' x 10' concrete pads, next to the bocce court, to place the two benches on that have the integrated canvas awning. The area at the end of the bocce court will be re-sodded with St. Augustine grass and the Indian Hawthorne plants will be removed. There will be some cleanup sod work around the pickleball court, the dirt areas from the horseshoe pits will be graded and have Bahia grass. The backboards will be removed. Once that is done, that project should be complete. There is also going to be a new bench for the playground area. The existing bench will be removed. The quote that includes the 7' x 10' pads, also includes two sleeves and concrete for the bench. It's the same bench, except it will be installed in sleeves and bolted down on the pad. We have all three benches and I assume that they are being stored in the shed, at this point.

Ms. Moore: Do you need approval for the proposal to remove the mulch?

Mr. Flint: Yes, there are a couple of proposals from Bloomings under Alicia's report for that work. The court pond picnic area was deferred until the summer. If that's something the Board wants to move forward with, at the August meeting we can bring forward some proposals for the Board to consider.

Mr. Sabol: Why are we deferring that? We talked about it and were supposed to discuss it at the June meeting.

Mr. Flint: We can talk about it. I don't have any proposals for the Board to consider today. We did bring proposals forward previously, but we don't have them with us tonight. I think we had two proposals. There were some inconsistencies between the two proposals as far as the number of square feet of the pad. If the Board wants to provide direction on that issue tonight, we can discuss it.

Mr. Sabol: I have some different ideas of what I would like to see done, but you may as well discuss it with the Board. As far as that area out here, I refer to that area as the mosquito pond because it breeds mosquitos. Why can't we look at something, leave the sidewalks in place, leave the area in the back like they are, take the ponds out and put a cement area in there with tables. If we don't do that, you can put in laminated material.

Mr. Smith: You mean Trax wood.

Mr. Sabol: That is the way I would like to see it go. We can defer that until August and discuss a payment plan.

Mr. Smith: We talked before about taking out the Koi Pond, leveling it and having a slab of concrete back there, where we can put five to six tables and maybe move the barbecue pits. As far as I am concerned, the picnic areas need to be adjacent to the pool, not all the way backs in the gazebo. We are going to have to talk about the gazebo soon because it's on next year's list. My opinion would be to get good estimates. Before you said that, the issue was the curb, sidewalk and how it goes around. Maybe in all of that, we could remove a couple of sections of that sidewalk and incorporate it; although, there may be a storm drain back there that we would have to be careful of. I would like to get some ideas. I believe that it needs to be where the Koi Pond is. We could just level it and put in a nice picnic area.

Ms. Moore: I would like to see if there are other surfaces, because if I remember correctly, cementing that in is going to cost \$60,000.

Mr. Smith: I thought it was \$20,000.

Ms. Moore: No, it was a large amount.

Ms. Belden: There were two different prices.

Ms. Moore: I want to see an updated proposal.

Mr. Flint: What might be helpful is for the Board to designate, Harry or another Board to work with staff. I think that would help us when we bring it back in August.

Ms. Moore: Do you want to do it, Harry?

Mr. Smith: I would be happy to do that.

Ms. Moore: I would like to consider that plastic decking material, as one of our alternatives to submit. All I remember is that we had several proposals. I don't think that it needs to huge, but I do think that it should be a direct pathway between the sidewalk and the pool. Preferably, it should have some visibility, so you may need to take some bushes down. A lot of the usage will be families that are there for the day, with their kids going back and forth to the pool. We just need to take a fresh look. I agree that the pond is a waste of money with the mosquitos and everything else. I need an updated figure for August. We can discuss it and how to move forward.

Mr. Sabol: I agree with Harry and Sharon.

Mr. Smith: Do you need a motion?

Mr. Flint: No. It sounds like we have consensus to bring back proposals in August and for the Chairman to work with staff on the proposals. Regarding the preserve area, your District Engineer recommended re-evaluating it in six to twelve months. We can leave it on the Action Items List and defer it to spring, 2018; otherwise, I can remove it.

Ms. Moore: He said to look at those areas in December. It was for the lake banks, as well as the pepper plants. I think both of them need to be revisited at that time.

Mr. Flint: The Reserve Study projected the amount for the streetlights in five years. I believe it was \$160,000.

Mr. Smith: It was \$135,000.

Mr. Flint: It projected in five years that they would be replaced at a cost of \$121,000. If this is something that the Board wants to consider sooner than the five years, we can look at that, but the Reserve Consultant projected replacing them at the end of their useful life.

Ms. Moore: When we replace them, can we ask the City to take them over, like they did for some of the light poles? They had to make changes to the streetlights in the Woodlands. I heard they took them over.

Mr. Flint: The reason that they agreed is because it's the section that is a major collector road. They didn't take all of the streetlights. They only took the portion on Panacea Boulevard. They didn't take the ones on Plantation Boulevard. Panacea Boulevard is a major connector. The City agreed to take those, but they didn't take any of Lakeside Plantation's. I can try to have the conversation. I tried to initiate discussions with the City by telling them that it was in their best interest if we bought new poles and converted them to LED because their energy cost would decrease, but that's going to be a long discussion.

Ms. Stephens: I spoke to a former resident and Board Member about the streetlights that I mentioned to Alicia. She said that when these lights were installed, they were supposed to save us a lot of money. Do we have any type of warranty with whoever installed them?

Mr. Flint: No. If there was a warranty, it would be long past expired at this point. It would save us money, versus entering into a Street Light Lease. In most communities, when you have streetlights, you enter into a Street Light Lease with the Electric Company. You are basically paying for the lights over a 10-year period. You are leasing the pole and paying an energy charge. They are very expensive. It was cheaper for us to own the lights, versus leasing

them. If we were incurring the upfront cost of the poles and the maintenance, I'm not sure how it would compare. If you compare a maintenance cost, we are paying significantly less to own them than having a Street Light Lease with the City. I think if we are looking at replacing these, I don't know that we would want to go with the Street Light Lease route. We would want to just replace the poles and wiring and continue on the way that we have.

Mr. Sabol: Those poles have been there at least 15, 16 or 17 years. Have we brought anybody else in, besides the current people working on it, to give us quotes and find out if we have serious problems? Can they be fixed?

Mr. Flint: We can bring somebody in, but there's going to be a cost to having them evaluate it. Someone is not going to come in and give us a free evaluation, but we can get a proposal.

Mr. Sabol: Did we ever do that before?

Mr. Flint: We obtained a proposal from another company to do the repairs, but they wanted to bill us to become familiar with the wiring of the system before they could tell us how much they were going to charge us to repair it. That's the problem. We can bring somebody in to evaluate it, but there would be an expense. It might be worth the expense, depending on how much we are spending each year. We can accelerate the replacement, if we wanted to go that route, or we can leave it alone for another five years and replace it when the study says that they need to be replaced.

Mr. Smith: I think that we should let it go for now, unless we find out that it costs us more to maintain them. As Wilma said, I've seen broken lights too. We have one section out here, from the townhouses all the way to Scarlett Avenue, which goes out every time that it rains. Since it is raining every night, we are not going to have lights there, which tells me that there is a ground somewhere in the wire when it gets wet. I think that's something we need to address. The guy we had, supposedly worked on them six times and it's not fixed. Maybe we need to look at somebody else, because we can't have this.

Mr. Flint: Is that section back up?

Ms. Belden: It's fine. We know the issue and have contacted them. It's been raining every single day.

Mr. Smith: Do they know where the problem is?

Mr. Flint: We know what the issue is, but because of the rain, they have not been able to repair it.

Ms. Belden: Right.

Mr. Smith: Remove the streetlights from the Action Items List

Ms. Moore: I'm fine with that.

Ms. Stephens: I'm fine with it.

Mr. Flint: Regarding enhanced traffic enforcement, off-duty Police Officers are supposed to be there three days this month. I received a report on the first day. On the second day, the assigned officer was sick, and they needed to reschedule. I haven't received a report on the third day, but as soon as I receive it, I will report to the Board. We talked about alternating months. In May, we didn't have traffic enforcement, but we had it in June. There was no traffic enforcement in July, but we have it in August. Once I receive the report for the other two days, I will forward it to the Board.

Mr. Smith: I would like to bring this up back in August to see if we want to continue the program in October. We can bring it back to the Board and see how everybody feels, as far as whether this is making a difference, or how we want to move forward with it and get it done.

Mr. Flint: Okay. I think each month is \$450 for three-hour shifts at \$42 an hour.

Ms. Stephens: I don't think we should stop it. I think we should consider continuing with it because I've seen some people drive around here like they are in the Indy 500. It's crazy.

Mr. Flint: The Reserve Study was presented this evening. I think we have some follow-up comments that I will relay back to the Reserve Consultant. Do they want them to issue a final report, or do you want to look at it again in August?

Ms. Moore: I would have them issue a final report.

Mr. Smith: I'm good with receiving the final report.

Mr. Flint: The Board approved the camera system. I think it's in the process of being installed right now. It's almost complete. You received a proposal for pressure washing the fence on Toledo Blade, which is under Alicia's report. The light by the tennis court was repaired, but I understand from a resident comment tonight, that we need to look at whether there is an issue with the brightness.

Mr. Smith: She was talking about the shed light by the tennis court.

Mr. Flint: Is there anything else that the Board wants to add to the Action Item List? Not hearing any, we will move on to the Amenities Manager Report.

C. Amenities Manager – Monthly Report

Ms. Belden: This month, we had the new security cameras were installed. We started replacing the fence clamps around the tennis court, but now we are having concerns with the poles, so I'm going to have them stop doing that, until we can get clarification on whether or not the poles need to be replaced. The bathroom doors were re-painted. The fence by the gas station was repaired. One plank was missing. The pressure washing quote was completed. We repaired the light on the shed, but it was pointed out by two people, that it is too low, so we will check and see if they can change the voltage of the bulb. The median remediation was started. The golf carts were repaired. The timer was reset on the pool lights and was changed to an earlier time. The streetlights on the Boulevard are being addressed. Our daily activities remain the same. For special events, we had a few pizza nights, a breakfast, a Memorial Day barbecue this month, a July 4th barbecue and the youth game night. This time, younger children will participate. Hopefully, we will get some kids involved. Under Amenity Management, I have the quote for pressure washing the fence along Toledo Blade, which is \$600.

Ms. Moore: Which fence is this?

Mr. Flint: The white fence along Toledo Blade Boulevard. This is the contractor that Bloomings uses, who is charging the same price that Bloomings would pay.

Ms. Stephens: Do we need to approve this?

Mr. Flint: You might as well approve it.

On MOTION by Ms. Moore, seconded by Mr. Smith, with all in favor, the Sparkle Clean Pressure Clean proposal for pressure cleaning the white fence along Toledo Blade Boulevard, in the amount of \$600 was approved.

Ms. Belden: Next is the quote for the playground landscaping and irrigation. We are going to first top off the mulch that is already on the playground, because it is a little lower, and then we will remove the mulch and dirt in that area, install 1,200 square feet of St. Augustine sod and upgrade the irrigation. The cost is \$1,680.

Mr. Flint: What this doesn't do is re-install the hedges that were removed along the sidewalk. There was discussion about including a walkway through there and it doesn't include that. This proposal removes the excess mulch and installs sod and irrigation. If there's a desire to reinstall the hedges, so it deters people from cutting through there, and having a walkway through there, we will have to address that because this proposal doesn't address that. There was some discussion about putting a sidewalk in and about possibly having a mulch pathway through there. The other alternative would be to install shrub material, but I don't know if that would deter people or not.

Ms. Stephens: What is more cost effective?

Ms. Moore: I think it's a matter of what we want.

Mr. Smith: It would be more cost effective to put the sod down and be done with it, but if we just put the sod down, we need to put the bushes back in. To be honest, no matter what we do, even with the bushes, people are going to do what they did in the past, which was to push the bushes aside and make a walkway through there.

Ms. Stephens: Probably.

Mr. Smith: I don't know if we want to put a concrete path through there because that is part of the playground and kids are going to be playing there. Maybe we can just put in plain mulch. I know part of the discussion was whether there would be enough mulch left over to make a walkway, or to just have a regular mulch walkway.

Mr. Flint: We could use that playground mulch, which is probably better than the pine bark that is in the beds. If you wanted to do that, we could sod on either side, leave a mulch pathway and then maintain the area with an edger.

Mr. Sabol: What if there was no walkway through there and we cleaned the bark up, put a fence in the corner of the tennis court and sod the rest of it.

Mr. Flint: We can do anything you want. The most expensive alternative was to put a concrete sidewalk in.

Ms. Moore: I cut through there all the time and the clay or gravel material from the courts do not come out of your shoes. Everybody tracks clay through there. I don't think we need a cement sidewalk, but a nice pathway would be nice. It makes sense. I'm not sure it's worth the cost of having a fence, if people will climb over it. People walking through there, did not damage the grass.

Mr. Sabol: The trouble is there's too much fencing. Maybe Sharon is right. Continue the mulch, put sides on it and form the pathway.

Ms. Moore: They would have to frame it so it stays in there.

Mr. Flint: We can sod it, and like cattle, they would define where the path goes.

Mr. Smith: Replace the sod.

Ms. Moore: It's not like it's used so much that there was a path. You are right. The bushes were kind of scraggly because there was a gap. Not everybody uses it.

Mr. Flint: The issue with putting a mulch walkway in is the maintenance and liability issue. Now you are defining a pathway, but not in concrete. If you don't put anything there and just leave it as grass, people will walk across it. You are not defining it as a walkway, but may end up using it as a walkway.

Ms. Moore: It wouldn't be tough later on, to add a bush or two if we needed to.

Mr. Flint: If the Board is okay, we will proceed with the proposal that Alicia provided. We will see what the wear and tear is on the grass and if we need to mulch it later on.

On MOTION by Mr. Smith, seconded by Mr. Sabol, with all in favor, the Bloomings proposal to remove mulch and dirt in the turf area from the playground to the sidewalk, install 1,220 square feet of St. Augustine sod and upgrade irrigation, in the amount of \$1,680 was approved.

Ms. Belden: The next proposal is for the spike rush trimming, which was pushed to this Winter.

Mr. Flint: Did the last proposal include the bocce court?

Ms. Belden: No. That's already been approved.

Mr. Flint: That was under your approval. The work over by the bocce court was authorized because the dollar amount was within the Amenity Manager's spending authority.

Ms. Moore: What about the cement pad?

Mr. Flint: The cement pad was not. That is the next item, which is the proposal from Bradley Ray. This is the individual that we used to complete all of the sidewalk repairs. It's very difficult to find concrete contractors that do small jobs like this. In the past, we've obtained quotes. He's been responsive in the past and we think that the per unit price is reasonable. The

proposal is to pour two 7' x 10' pads, one on each end of the bocce court, on the other side of the sidewalk, and install two sleeves for the bench by the playground.

Ms. Belden: I forgot to include that in my report. What is the amount?

Mr. Flint: It's \$2,216.

Mr. Smith: How wide are the benches? Do you recall?

Mr. Flint: The canopy is 4' x 8.' I spoke with the manufacturer and asked what he recommended. We have a 3 or 4-foot sidewalk there, so we would be adding the 7 feet back, plus the existing sidewalk. Width wise, it basically gives you 1 foot beyond the overhang. The bench itself is not as big as the overhang. The overhang is bigger. The manufacturer said that if you put a pad in place, it should be one foot larger than the overhang itself.

Mr. Smith: You knew where I was going, so that's good.

Mr. Flint: Both sides of the bench can be used, because it's a two-sided bench.

Mr. Smith: Is there any discussion? Not hearing any,

On MOTION by Mr. Smith, seconded by Ms. Moore, with all in favor, the Bradley Ray proposal to pour two 7' x 10' pads, one on each end of the bocce court, on the other side of the sidewalk and install two sleeves for the bench by the playground, in the amount of \$2,216 was approved.

Ms. Belden: Next is the quote for the sidewalk grinding. I don't have that tonight, because she was not able to get out here, due to the rain. Once she provides it to me, I will forward it to George.

Mr. Flint: We will move forward with it.

Ms. Belden: The last item is the quote for landscape changes to the Clubhouse entrance by the flagpole. This does not have a cost. I just wanted to make sure this is what you are looking for. I know Sharon went over it with Joe. They are redirecting the money from annuals that will no longer be used for plants on the Boulevard, towards the flagpole area.

Mr. Flint: I think it would be helpful to have a design plan. Just a sketch showing where the plants are going to be.

Ms. Moore: It will be all around the island and the flagpole.

Mr. Smith: We are talking about the island right out this door.

Ms. Moore: Out to the flagpole?

Ms. Belden: Yes.

Mr. Smith: If I'm understanding right, they are going to do all of this at no cost.

Ms. Belden: Yes.

Ms. Moore: I don't think we should wait another month.

Mr. Smith: You mean two months.

Mr. Flint: I suggest that the Board delegate a Board Member to sign off on the design.

Ms. Moore: I will do it.

Mr. Smith: That sounds good. Let Sharon do it.

Mr. Flint: Is there anything else?

Ms. Belden: That's it.

Mr. Smith: Since there's no cost, you don't need a motion to approve it?

Mr. Flint: No.

Ms. Moore: What time are the pool lights supposed to be off?

Ms. Belden: I'm not sure of the exact time.

Ms. Moore: You said that you changed the timer.

Ms. Belden: I did change the timer.

Mr. Sabol: Is that timer working properly?

Ms. Belden: Yes, it is. It was set later, due to the time change.

Mr. Sabol: I have seen that light on at 10:30 p.m. and 11:00 p.m. at night.

Ms. Moore: As far as the tennis court, it's supposed to close at 9:00 p.m. I know sometimes they do the cleaning at night. Just double check and make sure that the lights are out at 9:00 p.m.

Ms. Belden: We just changed out the timers on the tennis court this past week.

Ms. Stephens: I only have one thing to say. In an effort to redirect the monies, why didn't we just redirect the monies back to us and not do anything with the front. There's nothing wrong with it.

Ms. Moore: It looks terrible.

Ms. Stephens: Do you think it looks terrible?

Ms. Moore: Yes.

Mr. Smith: I agree with Sharon. It looks terrible. I think we need to upgrade that and make it a lot more presentable.

Ms. Moore: When we talked about taking everything out at the end caps, including the flowers, the intention was to concentrate on the flowers at the entrance and at the Clubhouse. If you go out there, you will see it. It doesn't look good. You may not have noticed it because we all look at different things.

Ms. Stephens: Okay.

Ms. Moore: It should be a one-time maintenance. We should not have to be replacing them constantly like we were.

Ms. Stephens: I think it looks fine, but spend the money any way you want.

Mr. Flint: Is there anything else?

Ms. Moore: Do we have to do anything to cancel the July meeting?

Mr. Flint: We had it advertised in the event you needed it, but historically you have not met in July, and if the Board wants to follow historical patterns, we won't meet. If something comes up between now and that meeting and we need to meet, we can do that. If not, we will send a cancellation notice a week before the meeting.

Mr. Smith: I'm fine with not having a meeting. We will save money.

NINTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

TENTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Smith: This is something that I want to address to Vesta. Regarding the shed area, as you walk by it, clay for the tennis courts and benches are on the side of the shed. I recall that five or eight years ago, there was a fenced in an area on this side of the shed that was used for storage. When you are playing tennis and look over there, there are picnic tables, trash cans and all kinds of stuff around that shed. The inside of that shed area is filled with weeds. I don't know if Mike could spray Round-Up or if we need to put some crushed shell or gravel on the ground, so that we can utilize it as a storage area, as opposed to storing everything outside. It looks bad when you go by. In front of the shed, there are four or five dead trees that need to be addressed. I don't know if it's easier to pull them out or cut them off at the ground. It goes back to making the place look nice. Those are things that need to be looked at. Regarding the playground, if I'm not mistaken, every three months, we are supposed to stir the mulch. Can we

also pressure wash the sidewalk, fence and shed? It looks like someone cleaned one part of the fence, but the rest of it is all green. There's no reason for it to get green. We need to stay on top of it and clean that up. I know that you are maintaining the shed area on a monthly basis, and maybe every other month, we need to maintain the sidewalks. I also talked about the sidewalk at the tennis courts. Half of it its done, but there's a 40' to 50' section that isn't done. We should do whatever we need to do to finish up the sidewalk. It's been that way for at least a month, so we need to make sure that we get that done and move on. A request was made to me for a CPR or AED class. Is that something, where as a community, we can have somebody come in and provide a training course? I don't know if we need approval or what we need to do, but they probably will only be able to train 20 or 30 people at a time, at a minimal charge. I would like to find out the exact cost and everything else, but as a community, is that something that we want to consider?

Mr. Montagna: We've done that in the past in other districts. Obviously, staff was included, as well as Board Members and residents that wanted to be involved. Usually a minimum of six people would need to attend the course, with a maximum of 20 to 25 people.

Ms. Moore: I'm a strong supporter of that. I think we should probably have one over the summer and a routinely, a couple of times a year, so different groups can come in. I'm not sure how much we have to pay for the trainers. It may be a nominal amount.

Mr. Montagna: It varies. I was able to get someone to do it for \$60 a person. Some will charge less than that. We can try to find an authorized trainer. In the Tampa and Pasco County area, you get a two-year certification on a card that you can be carried in a wallet or purse. They come back and do continued education and training. Like you mentioned Sharon, they do it staggered throughout the year, so other groups can come in and take advantage of it as well. If the District wanted to do that, we can get some quotes for the August meeting.

Mr. Smith: Two people that live in this community are certified trainers. I think that would defray some of the costs. Like you said, we can put it out there and say that for \$20 or \$25, they will provide CPR and AED training. I wanted to bring it up and let the Board decide if they want to move forward with this, and go from there.

Mr. Sabol: That's an excellent idea. Regarding the area that Harry was referring to, that area has been neglected for five or six months. It needs to be cleaned up.

Ms. Moore: Regarding the shed and the fenced in storage area, you need to look at it and tell us if that's what you need. Is that fenced in area on the wrong side of the building? Is that working? Do we need a different set up? You guys need to look at it and not just say, "Okay let's fix what's there". If we are not utilizing it, there must be a reason. I know that deliveries come on the other side, so maybe that's why things sit outside. Secondly, about three years ago, we put in some new hedging behind the shed, between the shed and the sidewalk. The theory was, as the hedge grew and filled in, we would take out some of those scraggly trees. I don't know if that means you have to get Bloomings involved. It's not fair to residents to have to stare at that from across the street. The hedging looks very good. If we cut some of those scraggly ugly little trees down, do we need to put anything else back there? It's an area that we need to pay some attention to. Thanks!

Mr. Sabol: Before we adjourn, I would like to commend Alicia on the Memorial Day dinner. It was really nice.

ELEVENTH ORDER OF BUSINESS**Adjournment**

On MOTION by Mr. Smith seconded by Ms. Moore with all in favor the meeting was adjourned at 9:17 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B

Lakeside Plantation

Community Development District

Summary of Invoices

June 1, 2017 to June 30, 2017

Fund	Date	Check No.'s	Amount
General Fund	6/5/17	1443-1444	\$ 275.00
	6/8/17	1445	\$ 3,255.18
	6/12/17	1446-1450	\$ 3,117.36
	6/20/17	1451-1453	\$ 15,420.98
	6/23/17	1454-1457	\$ 800.00
	6/26/17	1458-1459	\$ 567.00
	6/27/17	1460-1461	\$ 25,696.92
			\$ 49,132.44
Capital Reserve Fund	6/23/17	46	\$ 41,910.00
			\$ 41,910.00
Automatic Drafts	<u>May 2017</u>		
Florida Power & Light	2200 Plantation Blvd - Clubhouse	\$ 1,411.00	
	2200 Plantation Blvd - Fountain	\$ 649.51	
	2200 Plantation Blvd - Tennis Courts/Pool	\$ 914.37	
North Port Utilities	2200 Plantation Blvd - Clubhouse	\$ 335.49	
	2200 Plantation Blvd - Fountain	\$ 230.92	
	2200 Plantation Blvd - Tennis Courts/Pool	\$ 150.51	
TECO Peoples Gas	2200 Plantation Blvd - Pool	\$ 12.77	
Frontier Communications	2200 Plantation Blvd - Clubhouse	\$ 374.09	
		\$ 4,078.66	
		\$ 95,121.10	

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK.... AMOUNT #
6/20/17	00014	5/11/17	226833	201705	330-53800	-48101			WATER COOLER-MAY17	*	35.49	
		5/26/17	229746	201705	330-53800	-48101			WATER COOLER-MAY17	*	46.49	
6/20/17	00027	6/01/17	17-04747	201706	320-53800	-46000			CULLIGAN WATER	*	966.00	81.98 001451
									MTHLY LAKE MAINT-JUN17			
6/20/17	00257	6/01/17	330319	201706	330-53800	-12000			LAKE MASTERS AQUATIC WEED CONTROL	*	14,373.00	966.00 001452
									AMENITY CENTER MGMT-JUN17			
6/23/17	00200	6/21/17	AB062120	201706	310-51300	-11000			VESTA PROPERTY SERVICES, INC.	*	200.00	14,373.00 001453
									SUPERVISOR FEES-06/21/17			
6/23/17	00055	6/21/17	CS062120	201706	310-51300	-11000			ALAN SABOL	*	200.00	200.00 001454
									SUPERVISOR FEES-06/21/17			
6/23/17	00211	6/21/17	HS062120	201706	310-51300	-11000			CAMILLE STEPHENS	*	200.00	200.00 001455
									SUPERVISOR FEES-06/21/17			
6/23/17	00054	6/21/17	SM062120	201706	310-51300	-11000			HARRY SMITH	*	200.00	200.00 001456
									SUPERVISOR FEES-06/21/17			
6/26/17	00106	6/09/17	3463947	201706	310-51300	-48000			SHARON MOORE	*	80.08	200.00 001457
									NOT. OF MEETING-06/12/17			
6/26/17	00052	6/08/17	42586	201706	330-53800	-52000			THE SUN	*	486.92	80.08 001458
									100 TENSION BAND/PROF NET			
6/27/17	00028	6/26/17	06262017	201706	300-20700	-10000			WELCH TENNIS COURTS, INC.	*	25,696.02	486.92 001459
									FY17 DEBT SERVICE ASSESS			
		6/26/17	06262017	201706	300-20700	-10000				V	25,696.02	
									FY17 DEBT SERVICE ASSESS			
6/27/17	00028	6/26/17	06262017	201706	300-20700	-10000			LAKESIDE PLANTATION C/O USBANK	*	25,696.92	.00 001460
									FY17 DEBT SERVICE ASSESS			
									LAKESIDE PLANTATION C/O USBANK		25,696.92	25,696.92 001461

TOTAL FOR BANK A 49,132.44
 LKSD LAKESIDE PLANT KCOSTA

*** CHECK DATES 06/01/2017 - 06/30/2017 ***
LAKESIDE PLANTATION - GENERAL
BANK A LAKESIDE PLANTATION

CHECK DATE	VEND#	INVOICE.....	DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT	#
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TOTAL FOR REGISTER 49,132.44

LKSD LAKESIDE PLANT KCOSTA

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK.... AMOUNT #
6/23/17	00024	6/05/17 9026	201706 600-53800-61000		CNSTRCT PICKLEBALL COURT	*	21,791.00	
		6/05/17 9026	201706 600-53800-61000		RMV/RELC BOCCE COURT	*	15,226.00	
		6/05/17 9026	201706 600-53800-61000		RELOCATE BBALL/SLEEVE/FEN	*	4,893.00	
THE NIDY SPORTS CONSTRUCTION CO, INC							41,910.00	000046
TOTAL FOR BANK C							41,910.00	
TOTAL FOR REGISTER							41,910.00	

LKSD LAKESIDE PLANT KCOSTA

88-010770-106812

01-11

BY: _____

#137
Laundry Services - May 17
1-330-578-48102



JOHN'S ELECTRIC MOTORS
CPC 1458872
4220 Whidden Blvd.
CHARLOTTE HARBOR, FL 33980
(941) 629-0240

CUSTOMER'S ORDER NO.		PHONE		DATE	
		423-5300		6/1/17	
NAME					
LAKE SIDE PLANTATION					
ADDRESS					
RIGHT ENTRANCE FOUNTAIN					
CASH	C.O.D.	CHARGE	ON ACCT.	MOSE. RETD.	PAID OUT
2		40/370 RUN			60.00
		CAPACITOR			
		SERVICE CALL			90.00
		TO REPLACE CAPS			
		+ check MOTOR			
TAX					EVENY
TOTAL					150.00
SOLD BY		RECEIVED BY			

PRODUCT # 36245

All claims and returned goods MUST be accompanied by this bill.

THANK YOU

RECEIVED
JUN 02 2017

BY: _____



JOHN'S ELECTRIC MOTORS
CPC 1458872
4220 Whidden Blvd.
CHARLOTTE HARBOR, FL 33980
(941) 629-0240

CUSTOMER'S ORDER NO.		PHONE		DATE	
		423-5300		4/22/17	
NAME					
LAKE SIDE PLANTATION					
ADDRESS					
FRONT FOUNTAIN RT SIDE					
CASH	C.O.D.	CHARGE	ON ACCT.	MOSE. RETD.	PAID OUT
		SERVICE CALL + LABOR			
		TO check fountain			
		PUMP, REMOVE TRIP			
		GRATE IN FOUNTAIN			
		CRAN OUT			110.00
TAX					
TOTAL					110.00
SOLD BY		RECEIVED BY			

PRODUCT # 36151

All claims and returned goods MUST be accompanied by this bill.

THANK YOU

Invoice

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

[illegible]

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

RECEIVED

JUN 09 2017

BY: _____

STATEMENT

May 31, 2017

Lakeside Plantation Community Development District
c/o GMS, LLC
135 W. Central Blvd.
Suite 320
Orlando, FL 32801

Bill Number 94179
Billed through 04/30/2017

~~\$66~~
1,310.5175

General Counsel/Monthly Meeting

LPCDD 00001 JLE

FOR PROFESSIONAL SERVICES RENDERED

04/04/17	APA	Confer with district manager regarding budget approval resolution and budget notice.	0.30 hrs
04/17/17	LCW	Review agenda package; follow up on pending items.	0.80 hrs
04/19/17	JLE	Prepare for, travel to and from, and attend Board meeting.	3.70 hrs
04/26/17	APA	Prepare FY 2018 Appropriations Resolution.	0.40 hrs
04/28/17	CGS	Monitor proposed legislation which may impact district.	0.30 hrs
Total fees for this matter			\$1,380.50

DISBURSEMENTS

Travel	133.50
Total disbursements for this matter	\$133.50

MATTER SUMMARY

Papp, Annie M. - Paralegal	0.70 hrs	145 /hr	\$101.50
Stuart, Cheryl G.	0.30 hrs	395 /hr	\$118.50
Earlywine, Jere L.	3.70 hrs	265 /hr	\$980.50
Whelan, Lindsay C.	0.80 hrs	225 /hr	\$180.00

TOTAL FEES	\$1,380.50
TOTAL DISBURSEMENTS	\$133.50

TOTAL CHARGES FOR THIS MATTER **\$1,514.00**

BILLING SUMMARY

Papp, Annie M. - Paralegal	0.70 hrs	145 /hr	\$101.50
Stuart, Cheryl G.	0.30 hrs	395 /hr	\$118.50

Earlywine, Jere L.	3.70 hrs	265 /hr	\$980.50
Whelan, Lindsay C.	0.80 hrs	225 /hr	\$180.00

TOTAL FEES	\$1,380.50
TOTAL DISBURSEMENTS	\$133.50

TOTAL CHARGES FOR THIS BILL	\$1,514.00
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Please include the bill number on your check.

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

Invoice

Project Manager David Robson

May 31, 2017

Project No: 20150050-000

Invoice No: 26

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

FEID #59-1173834

RECEIVED
JUN 02 2017

Project 20150050-000 Lakeside Plantation CDD
20150050-000

BY: _____

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

Professional Services through May 14, 2017

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	14,067.50	T&M	100 %	14,067.50	14,067.50	0.00	0.00
3.	Lake Bank Erosion Report	5,662.50	T&M	100 %	5,662.50	5,662.50	0.00	0.00
4.	Pond Bank Restoration	3,500.00	NTE	100 %	3,500.00	3,500.00	0.00	0.00
5.	Recertify SPWMD 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	2,700.00	900.00	0.00
Totals		33,130.00			33,130.00	32,230.00	900.00	0.00

SUB-TOTAL PROFESSIONAL SERVICES:

900.00

INVOICE TOTAL:

900.00

#193
ProS. Engineer Sves-May 17
1 310.513.311

NORTH PORT SOLID WASTE DISTRICT

SERVICE ADDRESS			
2200 PLANTATION BLVD SWD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	6/02/17	7/03/17



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



LAKE SIDE PLANATATION CDD
C/O GOVERNMENTAL MGT SVCS-CF
1412 S NARCOOSSEE RD
SAINT CLOUD FL 34771-7210

000054883000159826000000158621

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

252

SERVICE ADDRESS

2200 PLANTATION BLVD SWD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	6/02/17	7/03/17

Rate Class : COMMERCIAL WASTE

Last payment amount/date: 158.62 5/17/17

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

Service	Consumption	Charge	Total
GB DUMPSTER 4YD/1 PICKUP	4/30/17 5/31/17	156.80	
GB BINS ONCE PER MONTH	4/30/17 5/31/17	1.82	
TOTAL COMMERCIAL GARBAGE			158.62

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

**** OUR MAILING ADDRESS HAS CHANGED ****
**** PLEASE MAIL PAYMENTS TO: ****
**** NORTH PORT UTILITIES ****
**** 4970 CITY HALL BLVD ****
**** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO(4636) **No Charge**

RECEIVED
JUN 05 2017
BY: _____

#32148
Garbage Collection - May 19
1520 578 474

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.

NORTH PORT SOLID WASTE DISTRICT, 4970 CITY HALL BLVD, NORTH PORT, FLORIDA 34286-4100

Alex's POOL HEATING & AIR CONDITIONING, LLC

P. O. Box 380081
Murdoch, FL 33938
941-629-ALEX (2539)
www.629Alex.com
Lic. #CAC1815523 • CPC1458293 • LP#29806

INVOICE 7916

Date 5-4-17

Account Location:

Lakeside Plantation

Account Name First Middle Last

Service Address Number Street

City State Zip Code

Service Phone Home Office

Tenant/Person to Contact Phone

Billing Information:

Billing Name

Billing Address Number Street

City State Zip Code

Billing Phone

Attention (Commercial Accts, Title / New Home Owner)

500 Unit Make: Symco Model: PHC100RAEWN Serial # 1082591-R07

Unit Make: _____ Model: _____ Serial # _____

Description: "Spa Not Heating"

Heater was not running due to low water flow from the spa pump. Found diversion valve wide open & too much water was bypassing the heater. Closed diversion valve & put it on the mark. Checked heater operation - OK

FLAT RATE REPAIRS			
Qty	Description	Unit Cost	Total

OTHER CHARGES	
Description	Total
Service Diagnostic	80.00

Our trained personnel recommend: _____

153
001-330-53800-51000

I have the authority to order the work, which has been satisfactorily performed, as outlined above. It is agreed that the seller will retain the title to any equipment or material that may be furnished until final payment is made, and if settlement is not made as agreed, the seller shall have the right to remove same and Alex's Pool Heating & Air Conditioning, LLC will be held harmless for any damage resulting from the removal thereof. The Undersigned fully understands that the "Total" of this bill will have to be paid in full upon completion of job, unless otherwise agreed upon and stated above.

Work Ordered By _____

Signature [Signature]

TOTALS	
Labor	
Flat Rate Repairs	80.00
Other	
TOTAL	80.00

Thank You for your Business!

Fitness Logic

380 Scarlet Blvd.
Oldsmar, FL 34677

Phone # 727-784-4964 Fax # 727-784-0223 E-mail fitlogic@aol.com

Invoice

Date	Invoice #
4/24/2017	74175

Bill To
GMS - Lakeside Plantation 135 W. Central Blvd Suite 320 Orlando, FL 32801

Location/Contact/Phone
Location: Lakeside Plantation 2200 Plantation Blvd, North Port, FL 34289 Contact: Alicia Belden Phone: 941-423-5500

P.O. Number		Terms	Rep	Work Order #	Completed
		Net 10	TB	72686	4/21/2017
Item Code	Description	Quantity	Price Each	Amount	
Parts	Service Kit - intermediate shaft	1	172.74	172.74	
Shipping	Shipping and Handling	1	21.00	21.00	
Labor	Replace service kit on Life Fitness elliptical. Model#95Ti	1.5	84.00	126.00	
104 001-330-55500-48102					
Thank you for your business. Invoices over 30 Days will incur 1.5% Interest per month				Subtotal \$319.74	
				Sales Tax (0.0%) \$0.00	
				Total \$319.74	

Fitness Logic

380 Scarlet Blvd.
Oldsmar, FL 34677

Phone # 727-784-4964 Fax # 727-784-0223 E-mail fitlogic@aol.com

Invoice

Date	Invoice #
5/3/2017	74403

Bill To
GMS - Lakeside Plantation 135 W. Central Blvd Suite 320 Orlando, FL 32801

Location/Contact/Phone
Location: Lakeside Plantation 2200 Plantation Blvd, North Port, FL 34289 Contact: Alicia Belden Phone: 941-423-5500

P.O. Number		Terms	Rep	Work Order #	Completed
		Net 10	SDA	73513	5/2/2017
Item Code	Description	Quantity	Price Each	Amount	
Maintenance	Quarterly General Maintenance and cleaning of all equipment - Labor Only Maintenance completion during May 104 001 - 30 - 53800 - 48102	1	145.00	145.00	
Thank you for your business. Invoices over 30 Days will incur 1.5% Interest per month 				Subtotal \$145.00	
				Sales Tax (0.0%) \$0.00	
				Total \$145.00	



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		
☐	☐	☐
☐		
☐ PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT		
CARD NUMBER	V. CODE	
SIGNATURE	EXP. DATE	
DATE	PAY THIS AMOUNT	ACCOUNT NUMBER
05/31/2017	81.98	1017805
AMOUNT PAID \$		

RECEIVED
JUN 07 2017

Pay By Date: Jun 15

17*3811 1 MB 0.420*
LAKESIDE PLANTATION
135 W Central Blvd Ste 320
Orlando FL 32801-2435

BY: _____

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



Balance Forward Statement

RETURN THIS TOP PORTION WITH YOUR PAYMENT

Page: 1

InvDate	InvNum	Location	Billed	Tax	Balance
Previous Balance: 04/30/2017					169.46
Location 1017805					
LAKESIDE PLANTATION 2200 PLANTATION BLVD					
05/01/2017		1017805	PO#		-76.48
	PAYMENT		@		
05/11/2017	226833	1017805	PO#		35.49
2413	5 GALLON DRINKING WATER		6.000 @	5.50	33.00
4201	DELIVERY CHARGE		1.000 @	2.49	0.00
05/26/2017		1017805	PO#		-92.98
	PAYMENT		@		
05/26/2017	229746	1017805	PO#		46.49
2413	5 GALLON DRINKING WATER		8.000 @	5.50	44.00
4201	DELIVERY CHARGE		1.000 @	2.49	0.00

Handwritten:
#1144d
Water Cooler - May 17
120-538-48101

ACCOUNT IS CURRENT

Current	81.98	30day	0.00	60day	0.00	90day	0.00	Balance	81.98
---------	-------	-------	------	-------	------	-------	------	---------	-------

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

LAKE MASTERS AQUATIC WEED CONTROL, LLC
P.O. BOX 2300
PALM CITY, FL 34991
TOLL FREE: 1-877-745-5729

Invoice

DATE	INVOICE #
6/1/2017	17-04747

BILL TO

LAKESIDE PLANTATION CDD
1412 S. NARCOOSSEE ROAD
ST. CLOUD, FL 34771

RECEIVED
JUN 05 2017

BY: _____

E-mail	P.O. NO.	TERMS	REP	MAIL STOP ID
susan.oraczewski@lakemasters.com		Net 30		4696
QUANTITY	DESCRIPTION	RATE	AMOUNT	
	Monthly Service-Treatment of Waterways & Canals as per map #27hd Monthly Lake Maint - Jun 17 1320.578.46	966.00	966.00	
Thank you for your business.		Payments/Credits		\$0.00
		Balance Due		\$966.00



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice # 330319
Date 6/1/2017
Terms Net 30
Due Date 7/1/2017
Memo Contracted Fees for Ju...

Bill To

Lakeside Plantation C.D.D.
c/o Governmental Mgmt Svcs-CF, LLC
135 W. Central Blvd. Suite 320
Orlando FL 32801

RECEIVED
JUN 01 2017
BY: _____

Description	Quantity	Rate	Amount
Facility Manager Services at Lakeside Plantation Amenity Center	1	4,715.00	4,715.00
Office Administrative Assistant Services at Lakeside Plantation Amenity Center	1	2,730.00	2,730.00
Facility Attendants Services at Lakeside Plantation Amenity Center	1	2,015.00	2,015.00
Facility Maintenance Services at Lakeside Plantation Amenity Center	1	4,883.00	4,883.00
Cell Phone Reimbursement for Facility Manager	1	30.00	30.00

Thank you for your business.

Total \$14,373.00

#287hd
Amenity Center Mgmt - Jun 17
1-330-538-12

RECEIVED

JUN 22 2017

Attendance Confirmation
for
BOARD OF SUPERVISORS

BY: _____

District Name: Lakeside Plantation CDD

Board Meeting Date: June 21, 2017

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

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

Approved for Payment:


District Manager Signature

6/21/17
Date

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

RECEIVED

JUN 22 2017

Attendance Confirmation
for
BOARD OF SUPERVISORS

BY: _____

District Name: Lakeside Plantation CDD

Board Meeting Date: June 21, 2017

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

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

Approved for Payment:


District Manager Signature

6/21/17
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

RECEIVED

JUN 22 2017

BY: _____

District Name: Lakeside Plantation CDD

Board Meeting Date: June 21, 2017

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
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Approved for Payment:


District Manager Signature

6/21/17
Date

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

RECEIVED

JUN 22 2017

BY: _____

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Lakeside Plantation CDD

Board Meeting Date: June 21, 2017

	<i>Name</i>	<i>In Attendance Please ✓</i>	<i>Fee Involved Yes / No</i>
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3	Camille Stephens	✓	Yes (\$200)
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5	Sharon Moore	✓	Yes (\$200)

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

Approved for Payment:


District Manager Signature

6/21/17
Date

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

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

RECEIVED
JUN 16 2017

06/09/17

BY: _____

Phone: (941) 206-1000 Fax: (941) 629-2085 Website: www.sunnewspapers.net
Email: custserv@sun-herald.com

Date: 06/09/17	Ad Taker: SCIVIN	Agate Lines: 69
Ad Date: 06/12/17	Sales Person: 200	Depth: 7.306
Class: 3126	Words: 262	Inserts: 1
Ad ID: 3463947	Lines: 56	Blind Box:

Account: 297693

STACIE VANDERBILT
LAKESIDE PLANTATION CDD
GOV MGMT SERVICES - CF, LLC
135 W. CENTRAL BLVD., SUITE 320
ORLANDO, FL 32801

Description: Lake Side Plantation June 21 Meeting Telephone: (407) 841-

Other Charges:	\$0.00	Gross:	\$80.08
Discount:	\$0.00		
Surcharge:	\$0.00	Paid Amount:	- \$0.00
Credits:	\$0.00		
Bill Depth:	7.306	Amount Due:	\$80.08

Publication	Start	Stop	Inserts	Cost
Legal Advertising	06/12/17	06/12/17	1	\$80.08

invoice

Ad Note:
Submitted by: Stacie Vanderbilt

Customer Note:

Legals

Please remit to:

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

We Appreciate Your Business!
Thank You!

**NOTICE OF MEETING
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT
DISTRICT**

The regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held on Wednesday, June 21, 2017 at 7:00 PM at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd., North Port, FL 34289. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 135 W. Central Blvd., Suite 320, Orlando, FL 32801. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

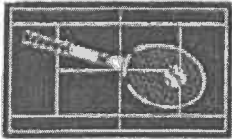
There may be occasions when one or more Supervisors, Staff or other individuals will participate by telephone.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (407) 841-5524. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office.

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

George S. Flint
Governmental Management Services - Central Florida, LLC
District Manager

#106
1.710.513.48



Welch Tennis Courts, Inc.
P.O. Box 7770
Sun City, FL 33586
Phone: 813-641-7787
Fax: 813-641-7795

RECEIVED

JUN 10 2017

BY: _____

Invoice

Date	Invoice #
6/8/2017	42586

Bill To
Lakeside Plantation 135 W Central Blvd Suite 320 Orlando FL 32801

Ship To
Milan Lakeside Plantation 2200 Plantation Blvd. North Port FL 34289

Terms	PO #	Due Date
Net 30	Milan	7/8/2017
Sales Rep	Ship Via	Ship Date
Angela Leija	FedEx Ground	6/8/2017

Notes

Quantity	Units	Description	Options	Unit Price	Amount
1	ea	WTC 3.0 DTS Professional Net	#92 wid	152.49	152.49
2	ea	Special regular \$162.49			
100		Filter Clear VU Flo Cover	1-330-538.52	44.99	89.98
		2 1/2" Tension Bands with carriage bolts		1.99	199.00
1		Shipping & Handling for tension bands		20.00	20.00

Thank you for your business.	Subtotal	461.47
	Shipping Cost (FedEx Ground)	25.45
	Total	\$486.92

ALL PAST DUE ACCOUNTS ARE SUBJECT TO AN ANNUAL INTEREST CHARGE OF 1-1/2% PER MONTH
THIS REPRESENTS AN ANNUAL INTEREST RATE OF 18%. MATERIALS AND EQUIPMENT SHALL
REMAIN THE PROPERTY OF WELCH TENNIS COURTS, INC. UNTIL PAID IN FULL. ALL RETURNS ARE
SUBJECT TO A RESTOCKING FEE.

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Lakeside Plantation CDD DATE: 06/26/17

PAYABLE TO: Lakeside Plantation CDD c/o USBank #28

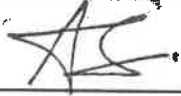
AMOUNT REQUESTED: \$25,894.92

REQUESTED BY: Katie Costa

ACCOUNT # 101-300-20700-10000

DESCRIPTION OF NEED: FY17 Debt Service Assessment

APPROVED BY: Ariel Lopera

SIGNATURE: 

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2017

TAX COLLECTOR

		Gross Assessments \$		880,463	\$	694,731	\$	185,733		
		Net Assessments \$		832,098	\$	656,520	\$	175,517		
Date Received	Dist	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	General Fund 78.91%	1999 Debt Svc Fund 21.09%	Total 100%	
11/18/16	16-01	\$ 90,418.94	\$ 3,750.73	\$ 1,300.02	\$ -	\$ 85,368.19	\$ 67,359.87	\$ 18,008.32	\$ 85,368.19	
11/30/16	16-02	\$ 187,459.93	\$ 7,498.54	\$ 2,699.42	\$ -	\$ 177,261.97	\$ 139,868.77	\$ 37,393.20	\$ 177,261.97	
12/14/16	16-03	\$ 395,277.17	\$ 15,807.59	\$ 5,692.04	\$ -	\$ 373,777.54	\$ 294,929.62	\$ 78,847.92	\$ 373,777.54	
12/21/16	16-04	\$ 25,155.41	\$ 958.33	\$ 362.96	\$ -	\$ 23,834.12	\$ 18,806.34	\$ 5,027.78	\$ 23,834.12	
1/31/17	16-05	\$ 30,602.33	\$ 918.08	\$ 445.26	\$ 151.56	\$ 29,390.55	\$ 23,190.65	\$ 6,199.90	\$ 29,390.55	
2/28/17	16-06	\$ 22,723.20	\$ 592.13	\$ 331.97	\$ -	\$ 21,799.10	\$ 17,200.61	\$ 4,598.49	\$ 21,799.10	
3/29/17	16-07	\$ 8,783.14	\$ 66.80	\$ 130.75	\$ -	\$ 8,585.59	\$ 6,774.47	\$ 1,811.12	\$ 8,585.59	
4/28/17	16-08	\$ 29,091.05	\$ -	\$ 436.37	\$ 50.55	\$ 28,705.23	\$ 22,649.90	\$ 6,055.33	\$ 28,705.23	
5/31/17	16-09	\$ 24,716.63	\$ -	\$ 370.75	\$ -	\$ 24,345.88	\$ 19,210.15	\$ 5,135.73	\$ 24,345.88	
6/23/17	16-10	\$ 69,812.02	\$ -	\$ 1,047.18	\$ -	\$ 68,764.84	\$ 54,258.98	\$ 14,505.86	\$ 68,764.84	
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Totals		\$ 884,039.82	\$ 29,592.20	\$ 12,816.72	\$ 202.11	\$ 841,833.01	\$ 664,249.35	\$ 177,583.66	\$ 841,833.01	

Imagine School at North Port Inc.

\$ 8,842.03

\$

\$ 8,842.03

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 1999 DEBT
10/13/16	2262	11/1/16	\$ 8,842.03	\$ 8,842.03	\$ -	\$ -	\$ 8,842.03
			\$ 8,842.03	\$ 8,842.03	\$ -	\$ -	\$ 8,842.03



1075 Florida Central Parkway, Suite 2200
Longwood, Florida 32750
(407) 330-9466 • FAX (407) 330-9343
www.nidysports.com • (800) 226-6439

Invoice Number 9026
Invoice Date 6/5/2017
Nidy Job Number 1600283
P. O. Number
Cust. Job Number

Client # 2805

LAKESIDE PLANTATION

ATTN: ACCOUNTS PAYABLE
2200 PLANTATION BOULEVARD

NORTH PORT FL 34289

Job Address Lakeside Plantation
2200 Plantation Boulevard
North Port FL
34289

Description	Extended Price
Construct Pickleball Court/Remove/Replace Basketball Equipment	21,791.00
Remove/Replace Bocce Court	15,226.00
Change Order #1-Relocate Basketball Unit, Pickleball Sleeves/Extend Fence	4,893.00

Subtotal	41,910.00
Less Retainage	0.00
Amount Due This Invoice	41,910.00

TERMS: Due Upon Receipt - 1.5% per month (18% APR) service charge on past due account!



2 104083

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

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

B 5 5517 6

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
57421-67439	\$1,411.00	Jun 14 2017	\$

Your electric statement**Account number: 57421-67439**

For: Apr 24 2017 to May 24 2017 (30 days)

Customer name: LAKESIDE PLANTATION COMM

Statement date: May 24 2017

Service address: 2200 PLANTATION BLVD # CLBHSE

Next meter reading: Jun 26 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (-)	New charges due by
1,251.88	1,251.88 CR	0.00	0.00	1,411.00	\$1,411.00	Jun 14 2017

Meter reading - Meter KLL2848

Current reading 32640
Previous reading - 31454
kWh constant x 10
kWh used 11860

Amount of your last bill 1,251.88
Payment received - Thank you 1,251.88 CR
Balance before new charges \$0.00

Demand reading 5.95
kW constant x 10.00
Demand kW 60

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

Electric service amount 1,288.99**
Storm charge 9.48
Gross receipts tax 33.29
Franchise charge 79.24
Total new charges \$1,411.00

Energy usage

	Last Year	This Year
kWh this month	11220	11860
Service days	29	30
kWh per day	386	395

Total amount you owe \$1,411.00**FPL automatic bill pay - DO NOT PAY******The electric service amount includes the following charges:**

Customer charge: \$25.00
Fuel: \$334.45
(\$0.028200 per kWh)
Non-fuel: \$293.54
(\$0.024750 per kWh)
Demand: \$638.00
(\$10.60 per kW)

- Payment received after **August 15, 2017** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **June 04, 2017**. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- The Florida Public Service Commission is reviewing a routine storm charge adjustment that would apply to your bill beginning in June. To learn more about your electric bill, visit FPL.com/rates.

RECEIVED
MAY 27 2017

BY: _____



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.

B 5 5517 8



AUTO **C0 0116
1 104083

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	\$649.51	Jun 14 2017	\$

Your electric statement

Account number: 04126-05586

For: Apr 24 2017 to May 24 2017 (30 days)

Customer name: LAKESIDE PLANTATION

Service address: 2200 PLANTATION BLVD # FNTN

Statement date:

May 24 2017

Next meter reading:

Jun 26 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (-)	New charges due by
645.42	645.42 CR	0.00	0.00	649.51	\$649.51	Jun 14 2017

Meter reading - Meter KN46183

Current reading 86904
Previous reading - 79799
kWh used 7105

Demand reading 17.68
Demand kW 18

Energy usage

	Last Year	This Year
kWh this month	6151	7105
Service days	29	30
kWh per day	212	236

Amount of your last bill 645.42
Payment received - Thank you 645.42 CR
Balance before new charges \$0.00

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

Electric service amount	592.02**
Storm charge	5.68
Gross receipts tax	15.33
Franchise charge	36.48
Total new charges	\$649.51

Total amount you owe \$649.51

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

Customer charge:	\$25.00
Fuel:	\$200.38
(\$0.028200 per kWh)	
Non-fuel:	\$175.86
(\$0.024750 per kWh)	
Demand:	\$190.80
(\$10.60 per kW)	

FPL automatic bill pay - DO NOT PAY

- Payment received after August 15, 2017 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after June 04, 2017. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- The Florida Public Service Commission is reviewing a routine storm charge adjustment that would apply to your bill beginning in June. To learn more about your electric bill, visit FPL.com/rates.

RECEIVED
MAY 27 2017

BY: _____

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-228-3545
To report power outages: 1-800-4-OUTAGE (468-8243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com





FPL

3 104083

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

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

B 5

5517 5

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	\$914.37	Jun 14 2017	\$

Your electric statement**Account number: 84595-15071**

For: Apr 24 2017 to May 24 2017 (30 days)

Customer name: LAKESIDE PLANTATION COMM

Service address: 2200 PLANTATION BLVD # POOL

Statement date: May 24 2017

Next meter reading: Jun 26 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
1,367.27	1,367.27 CR	0.00	0.00	814.37	\$914.37	Jun 14 2017

Meter reading - Meter KL84533

Current reading 76664
Previous reading - 69363
kWh used 7301

Demand reading 39.94
Demand kW 40

Energy usage

	Last Year	This Year
kWh this month	9719	7301
Service days	29	30
kWh per day	335	243

Amount of your last bill 1,367.27
Payment received - Thank you 1,367.27 CR
Balance before new charges \$0.00

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

Electric service amount 835.60**
Storm charge 5.84
Gross receipts tax 21.58
Franchise charge 51.35
Total new charges \$914.37

Total amount you owe \$914.37**FPL automatic bill pay - DO NOT PAY******The electric service amount includes the following charges:**

Customer charge: \$25.00
Fuel: \$205.89
(\$0.028200 per kWh)
Non-fuel: \$180.71
(\$0.024750 per kWh)
Demand: \$424.00
(\$10.60 per kW)

- Payment received after August 15, 2017 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after June 04, 2017. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- The Florida Public Service Commission is reviewing a routine storm charge adjustment that would apply to your bill beginning in June. To learn more about your electric bill, visit FPL.com/rates.

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To report power outages: 1-800-4OUTAGE (488-8243)
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Online at: www.FPL.com



FPL



SERVICE ADDRESS			CURRENT CHARGES DUE DATE
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-156052	18-29	5/25/17	6/15/17

Total Current Charges 335.49
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 335.49



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

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
 1-855-941-INFO (4636)
 Pay online:
www.cityofnorthport.com

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: \$ _____

000043123000156052000000335494

2258 LAKE

SERVICE ADDRESS		2200 PLANTATION BLVD		
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE	
43123-156052	18-29	5/25/17	6/15/17	

Rate Class : COMMERCIAL
 Last payment amount/date:

194.69 5/17/17

Service Period Days Meter Number Mult Units
 WA 4/20/17 5/18/17 28 80000038 1.000 TGAL

Service	Consumption	Charge	Total
WA Base facility chg		42.90	
WA Usage block 1	10.00	39.30	
WA Usage block 2	10.00	58.90	
TOTAL WATER			141.10
SE Base facility chg		70.99	
SE Consumption	20.00	123.40	
TOTAL SEWER			194.39

Total Current Charges 335.49
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 335.49

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO(4636)**No Charge**

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

Last Bill Amount 194.69
 Payments 194.69 -
 Adjustments .00
 BALANCE FORWARD .00

Current Previous Usage
 812 792 20
 USAGE FOR 5/16 7.00

RECEIVED

MAY 27 2017

BY: _____

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 DUE DATE
2200 PLANTATION BLVD FICT			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-154658	18-29	5/25/17	6/15/17

Total Current Charges 230.92
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 230.92


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

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
1-855-941-INFO (4636)
Pay online:
www.cityofnorthport.com

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: \$ _____

000043123000154658000000230922

2257 LAKE

SERVICE ADDRESS		2200 PLANTATION BLVD FICT		
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE	
43123-154658	18-29	5/25/17	6/15/17	

Rate Class : COMMERCIAL

Last payment amount/date: 177.38 5/24/17

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
	4/20/17	5/18/17	28	83717471	1.000	TGAL	1575	1553
								22
							USAGE FOR	5/16
								3.00

Service	Consumption	Charge	Total
WA Base facility chg		18.42	
WA Usage block 1	4.00	15.72	
WA Usage block 2	4.00	23.56	
WA Usage block 3	4.00	33.08	
WA Usage block 4	4.00	44.12	
WA Usage block 5	4.00	56.64	
WA Usage block 6	2.00	39.38	
TOTAL WATER			230.92

Total Current Charges 230.92
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 230.92

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO (4636) **No Charge**

RECEIVED

MAY 27 2017

BY: _____

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 DUE DATE
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-154656	18-29	5/25/17	6/15/17

Total Current Charges 150.51
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 150.51



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

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
1-855-941-INFO (4636)
Pay online:
www.cityofnorthport.com

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: \$ _____

000043123000154656000000150511

2256 LAKE

SERVICE ADDRESS		2200 PLANTATION BLVD		
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE	
43123-154656	18-29	5/25/17	6/15/17	

Rate Class : COMMERCIAL
 Last payment amount/date:

209.42 5/17/17

Service Period Days Meter Number Mult Units
 WA 4/20/17 5/18/17 28 80005382 1.000 TGAL

Service
 WA Base facility chg
 WA Usage block 1
 TOTAL WATER

Consumption
 17.00

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

Last Bill Amount 209.42
 Payments 209.42-
 Adjustments .00
 BALANCE FORWARD .00

Current Previous Usage
 1870 1853 17
 USAGE FOR 5/16 30.00

Charge Total
 83.70
 66.81
 150.51

Total Current Charges 150.51
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 150.51

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

 Pay by Phone 24/7 at 1-855-941-INFO(4636) **No Charge**

RECEIVED
 MAY 27 2017

BY: _____

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



RECEIVED
MAY 25 2017

ACCOUNT STATEMENT

peoplesgas.com



Statement Date: 05/22/2017

Account: 211014212750

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

BY: _____

Current month's charges:	\$12.77
Total amount due:	\$12.77
Current month's charges due:	06/12/2017

Your Account Summary

Previous Amount Due	\$12.77
Payment(s) Received Since Last Statement	-\$12.77
Current Month's Charges Due By 06/12/2017	\$12.77
Total Amount Due	\$12.77

DO NOT PAY. Your account will be drafted on 06/12/2017

Get cash back rebates



Peoples Gas offers cash back rebates when you upgrade existing or install new energy-efficient natural gas appliances.

Visit **peoplesgas.com** to learn more.

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

Follow us and we'll keep you posted



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facebook.com/peoplesgas



youtube.com/tecoenergyinc

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
Current month's charges due:	06/12/2017

Amount Enclosed \$ _____

61311185474 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 06/12/2017

00000944 01 AV 0.37 32801 FTECO185221723525210 00000 06 00000000 007 07 35637 002



LAKEVIEW 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

61311185474 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 06/12/2017



ACCOUNT STATEMENT



Account: 211014212750
 Statement Date: 05/22/2017
 Current month's charges due 06/12/2017

Details of Current Month's Charges – Service from - 04/19/2017 to 05/17/2017

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	05/17/2017	404	404		0 CCF	1,042	1,0000	0.0 Therms	29 Days
Customer Charge							\$12.00	Peoples Gas Usage History	
Natural Gas Service Cost							\$12.00		
Franchise Fee							\$0.77		
Total Natural Gas Cost, Local Fees and Taxes								\$12.77	Therms Per Day (Average)
Total Current Month's Charges								\$12.77	

Important Messages

The billing periods of the individual meters of a multi-metered account may differ from the dates displayed. All the meters on such an account may not have been read on the same date due to their location on the property.



TEXT CODE: FLBBB
PIN: 7332

PAGE 1 OF 5

Date of Bill 6/01/17

New Charges Due Date 6/26/17

Account Number 941/423-5501

Total Amount Due \$374.09

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

Amount Paid

347710000 0

272000941423550102191300000000000000374095

www.frontier.com
Business

1-800-921-8102

Account Number 941/423-5501

Date of Bill 6/01/17

Previous Balance	364.88
Payments Received Thru 5/21/17	-364.88
Thank you for your payment]	
Balance Forward	.00
New Charges	374.09

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 \$374.09

CURRENT BILLING SUMMARY

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		3.96
3 Federal Subscriber Line Charge		25.56
Federal USF Recovery Charge		5.13
FCA Long Distance - Federal USF Surcharge		3.48
Total Basic Charges		240.13
Non Basic Charges		
FiOS 50/50 2Yr - Bus		94.99
Data Protection		7.99
Other Charges-Detailed Below		-78.41
Partial Month Charges-Detailed Below		-30.00
FCA Long Distance - Federal USF Surcharge		1.14
Total Non Basic Charges		-4.29
Video		
FiOS TV Extreme HD Priv		78.99
4 HD Set Top Box		47.96
Other Charges-Detailed Below		6.00
Partial Month Charges-Detailed Below		-14.99
FCC Regulatory Recovery Fee		.09
Broadcast TV Surcharge		1.99
Total Video		120.04
Toll/Other		
Frontier Com of America -Detailed Below		11.52
Other Charges-Detailed Below		3.99
FCA Long Distance - Federal USF Surcharge		2.70
Total Toll/Other		18.21
TOTAL		374.09

941/423-5501

Date of Bill 6/01/17

** ACCOUNT ACTIVITY **

Qty	Description	Order Number	Effective Dates	
1	Federal Primary Carrier Centrex Line			
	941/423-5500	AUTOCH	6/01	2.20
			Subtotal	2.20
1	Business High Speed Internet Fee	AUTOCH	6/01	1.99
1	Regional Sports Fee	AUTOCH	6/01	6.00
	Additional Line Discount	AUTOCH	6/01	-30.00
	Solutions Bundle Discount	AUTOCH	6/01	-22.00
	Promo Discount	AUTOCH	6/01	-35.00
1	Federal Primary Carrier Centrex Line			
	941/423-5501	AUTOCH	6/01	2.20
1	Carrier Cost Recovery Surcharge	AUTOCH	6/01	3.99
			Subtotal	-72.82
1	Federal Primary Carrier Centrex Line			
	941/429-8648	AUTOCH	6/01	2.20
			Subtotal	2.20
	Partial Month Charges			
	FIOS Video Discount 99 MO	PROMOTION	6/01 6/30	-14.99
	FIOS Internet Bus 99 MO	PROMOTION	6/01 6/30	-30.00
	941/423-5501		Subtotal	-44.99
			Subtotal	-113.41

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	MAY 01	11:20A	2.0	DD	TAMPASTH FL (813)641-7787	.00 U
E 2	MAY 31	1:01P	4.0	DD	TAMPANTH FL (813)279-5108	.00 U
					941/423-5500 Subtotal	.00
					Subtotal Minutes: 6.0 ***REP LINE ONLY	

*****Resume printing of detail

Detail of Frontier Charges

Toll charged to 941/423-5501

*****Start suppression of detail

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
E 3	MAY 23	12:14P	.6	DD	BRADENTON FL (941)744-1942	.00 U
					941/423-5501 Subtotal	.00
					Subtotal Minutes: .6 ***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 4	MAY 04	2:05P	1.8	DD	MEDINA OH (330)416-4066	.00 U
E 5	MAY 04	3:28P	.3	DD	DAYTONABCH FL (386)795-0312	.00 U
E 6	MAY 08	2:41P	1.5	DD	ORLANDO FL (407)242-0501	.00 U
E 7	MAY 08	5:35P	1.2	DD	WSCHSTZNO6 NY (914)815-3048	.00 U
E 8	MAY 10	4:21P	.9	DD	HYANNIS MA (508)776-5231	.00 U
E 9	MAY 16	11:20A	.8	DD	HOUSTON TX (832)885-7373	.00 U
E 10	MAY 17	9:58A	35.1	DD	LAKE PARK IA (712)432-1438	.00 U

941/423-5501

Date of Bill 6/01/17

Detail of Frontier Com of America Charges

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
E 11	MAY 23	12:28P	1.5	DD	PUNTAGORDA FL (941)639-1106	.00 U
E 12	MAY 30	1:02P	.8	DD	PUNTAGORDA FL (941)505-2778	.00 U
941/423-5500						Subtotal .00
Subtotal Minutes: 43.9						***REP LINE ONLY

*****Resume printing of detail

Detail of Frontier Com of America Charges

Toll charged to 941/423-5501

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
1	MAY 04	10:29A	1.0	DI	GERMANY 496181500891	3.20
2	MAY 04	11:56A	2.0	DI	STANNPLANS PQ (450)478-0344	2.08
3	MAY 04	11:58A	2.0	DI	STANNPLANS PQ (450)478-0344	2.08
4	MAY 19	3:06P	4.0	DI	LEVIS PQ (418)835-9472	4.16
*****Start suppression of detail						
E 13	MAY 03	11:26A	5.9	DD	ORLANDO FL (407)204-2190	.00 U
E 14	MAY 03	4:49P	.7	DD	SOUTHWEHBR ME (207)244-9861	.00 U
E 15	MAY 04	4:15P	.3	DD	MELBOURNE FL (321)914-0142	.00 U
E 16	MAY 04	4:18P	.9	DD	MELBOURNE FL (321)914-0142	.00 U
E 17	MAY 05	8:51A	1.5	DD	ALEXANDRIA VA (703)461-2843	.00 U
E 18	MAY 08	4:55P	1.7	DD	CHILTON WI (920)849-9734	.00 U
E 19	MAY 12	11:34A	1.0	DD	CHILTON WI (920)849-9734	.00 U
E 20	MAY 25	9:52A	8.0	DD	SADLBK VLY CA (949)465-9057	.00 U
E 21	MAY 25	10:00A	19.4	DD	SADLBK VLY CA (949)465-9057	.00 U
E 22	MAY 26	9:38A	3.6	DD	SADLBK VLY CA (949)465-9057	.00 U
E 23	MAY 26	9:42A	3.5	DD	SADLBK VLY CA (949)465-9057	.00 U
E 24	MAY 26	4:49P	.8	DD	FRANKFORT IL (815)806-9831	.00 U
E 25	MAY 26	5:31P	7.6	DD	SADLBK VLY CA (949)465-9057	.00 U
E 26	MAY 26	5:41P	7.9	DD	SADLBK VLY CA (949)465-9057	.00 U
E 27	MAY 30	5:58P	5.5	DD	ORLANDO FL (407)369-4658	.00 U
E 28	MAY 30	6:05P	10.3	DD	ORLANDO FL (407)369-4658	.00 U

*****Resume printing of detail

941/423-5501						Subtotal 11.52
Subtotal Minutes: 87.6						***REP LINE ONLY

Legend Call Types:
DD - Day
DI - International

Caller Summary Report

	Calls	Minutes	Amount
941/423-5500	11	49	.00
Main Number	21	88	11.52
***Customer Summary	32	138	11.52

Caller Summary Report

	Calls	Minutes	Amount
Intra-Lata	3	6	.00
Interstate	16	95	.00
Intrastate	9	27	.00
International	4	9	11.52
***Customer Summary	32	138	11.52

941/423-5501

Date of Bill 6/01/17

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 \$374.09 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.

Upon termination of service, you must return equipment owned by Frontier. Failure to return Frontier Equipment, or returning Equipment in a damaged condition (subject only to reasonable wear and tear) will result in the imposition of an Equipment fee that may be substantial.

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 1-304-344-0435, by email to Video.Closed.Caption@ftr.com, or by mail to Frontier, 1500 MacCorkle Avenue, Charleston, WV 25396, Attn: Anthony Kasey, Manager.

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You may choose not to allow us to use your CPNI to offer you additional products or services, such as, long distance, High-Speed Internet, or bundled packages. If Frontier's use of your customer information for this purpose is acceptable to you, you do not need to take any action. Your consent to Frontier's use of your CPNI will be inferred after thirty (30) days. If you wish to restrict Frontier's use of your CPNI, you may call 1-877-213-1556 or visit www.frontier.com/cpni.

Even if you consent to Frontier's use of your CPNI, as described above, you can change your mind at any time and contact customer service to make that change. Any restriction of Frontier's use of your CPNI will stay in effect until you notify us otherwise. If you choose to restrict access to your CPNI, your service will not be affected - you will continue to receive the same high quality services from Frontier. You should know that restricting Frontier's use of your CPNI will not eliminate all of our marketing contacts with you. You may still receive marketing contacts that are not based on your restricted CPNI. Frontier takes the privacy of customer information seriously and appreciates the opportunity to provide high quality communications services to you.

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

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

941/423-5501

Date of Bill 6/01/17

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

REMITTANCE: FRONTIER
PO BOX 740407
CINCINNATI OH 45274-0407

CDPIFLBBB94194142334771FLFT-FLABUSBU 0000NY 00000000000000374.09
NYNYNNNNNNNNNYNNNNNNNNNNNNNNNNNNNN 1-800-921-8102

Lakeside Plantation

Community Development District

Summary of Invoices

July 1, 2017 to July 31, 2017

Fund	Date	Check No.'s	Amount
General Fund	7/3/17	1462-1465	\$ 7,179.02
	7/10/17	1466-1467	\$ 4,495.56
	7/11/17	1468	\$ 3,278.39
	7/17/17	1469-1480	\$ 28,486.60
	7/19/17	1481	\$ 210.68
	7/31/17	1482-1484	\$ 8,156.37
			\$ 51,806.62
Capital Reserve Fund	7/11/17	47	\$ 4,725.46
			\$ 4,725.46
Automatic Drafts	<u>June 2017</u>		
Florida Power & Light	2200 Plantation Blvd - Clubhouse	\$	1,368.06
	2200 Plantation Blvd - Fountain	\$	682.83
	2200 Plantation Blvd - Tennis Courts/Pool	\$	653.08
North Port Utilities	2200 Plantation Blvd - Clubhouse	\$	565.89
	2200 Plantation Blvd - Fountain	\$	880.69
	2200 Plantation Blvd - Tennis Courts/Pool	\$	119.07
TECO Peoples Gas	2200 Plantation Blvd - Pool	\$	12.77
Frontier Communications	2200 Plantation Blvd - Clubhouse	\$	363.25
			\$ 4,645.64
			\$ 61,177.72

LAKESIDE PLANTATION - GENERAL BANK A LAKESIDE PLANTATION				STATUS		AMOUNT	CHECK.... AMOUNT
CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME		
7/03/17 00010		6/01/17	2017-009 201706 320-53800-46400		MTHLY LANDSCAPE MNT-JUN17	7,354.17	
		6/01/17	2017-009 201706 300-13100-10100		PENTA CREDIT MEMO	950.00-	
BLOOMINGS LANDSCAPE & TURF MGMT, INC							
7/03/17 00223		7/01/17	07012017 201707 310-51300-35200		MTHLY WEB HOSTING-JUL17	24.95	6,404.17 001462
		7/01/17	07012017 201707 300-15500-10000		MTHLY WEB HOSTING-AUG17	24.95	
		7/01/17	07012017 201707 300-15500-10000		MTHLY WEB HOSTING-SEP17	24.95	
EZOT, INC.							
7/03/17 00193		6/20/17	201706 310-51300-31100		PROF. ENGINEER SVCS-JUN17	150.00	74.85 001463
JOHNSON ENGINEERING, INC.							
7/03/17 00077		6/16/17	201706 320-53800-46900		LANDSCP INSPECT.-06/13/17	550.00	150.00 001464
PERFORMANCE STANDARD ASSURANCE, INC							
7/10/17 00032		7/04/17	54883-15 201706 320-53800-43400		GARBAGE COLLECTION-JUN17	158.62	550.00 001465
NORTH PORT SOLID WASTE DISTRICT							
7/10/17 00049		6/23/17	4677445 201706 310-51300-32300		TRUSTEE FEES-JUN17-SEPT17	1,445.65	158.62 001466
		6/23/17	4677445 201706 300-15500-10000		TRUSTEE FEES-OCT17-MAY18	2,891.29	
USBANK							
7/11/17 00001		7/03/17	61 201707 310-51300-34000		MANAGEMENT FEES JUL17	3,004.17	4,336.94 001467
		7/03/17	61 201707 310-51300-35200		INFO TECHNOLOGY JUL17	58.33	
		7/03/17	61 201707 310-51300-31300		DISSEMINATION FEES JUL17	83.33	
		7/03/17	61 201707 310-51300-51000		OFFICE SUPPLIES	1.26	
		7/03/17	61 201707 310-51300-42000		POSTAGE	21.41	
		7/03/17	61 201707 310-51300-42500		COPIES	96.60	
		7/03/17	61 201707 310-51300-41000		TELEPHONE	13.29	
GOVERNMENTAL MANAGEMENT SERVICES							
							3,278.39 001468

LKSD LAKESIDE PLANT KCOSTA

*** CHECK DATES 07/01/2017 - 07/31/2017 ***
 LAKESIDE PLANTATION - GENERAL
 BANK A LAKESIDE PLANTATION

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK.... AMOUNT
7/17/17	00153	6/28/17	6545-QB	201706	330-53800-48102			INST.CONDENSER/FAN BLADE	*	582.30	
7/17/17	00137	6/01/17	312385	201706	330-53800-48101			ALEX'S POOL HEATING & LAUNDRY SERVICES-JUN17	*	18.00	582.30 001469
7/17/17	00010	6/28/17	2017-010	201706	320-53800-47300			BISCAYNE LAUNDRYLAND	*	8,160.00	18.00 001470
7/17/17	00014	6/13/17	237688	201706	330-53800-48101			BLOOMINGS LANDSCAPE & TURF MGMT, INC	*	51.99	8,160.00 001471
7/17/17	00026	7/13/17	WO-6502	201707	330-53800-51000			CULLIGAN WATER	*	293.96	
7/17/17	00027	7/01/17	17-05651	201707	320-53800-46000			MTHLY LAKE MAINT-JUL17	*	966.00	540.50 001474
7/17/17	00018	7/14/17	07142017	201706	330-53800-52000			REIMBURSE-TENNIS BALLS	*	77.98	966.00 001475
7/17/17	00041	6/27/17	175672	201706	330-53800-48400			CHECK SYSTEM & FACP	*	50.00	77.98 001476
7/17/17	00106	7/07/17	3473180	201707	310-51300-48000			NOT. OF MEETING-07/10/17	*	82.94	50.00 001477
								THE SUN			82.94 001478

LKSD LAKESIDE PLANT KCOSTA

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
7/11/17	00026	6/22/17 31237	201706 600-53800-64000		INST.VID.SRVINCE SYSTEM	*	4,725.46	
RAPID SECURITY SOLUTIONS, LLC							4,725.46	000047
TOTAL FOR BANK C							4,725.46	
TOTAL FOR REGISTER							4,725.46	

LKSD LAKESIDE PLANT KCOSTA



Invoice

5824 Bee Ridge Road #165, Sarasota, FL 34233

Date Invoice #
6/1/2017 2017-00948

Bill To:

Lakeside Plantation CDD
c/o Governmental Management Services
1412 S Narcoossee Road
St. Cloud, FL 34771

RECEIVED
JUN 8 2017

BY: _____

Terms Due Date
Net 30 7/1/2017

Description	Qty	Amount
Month of June Monthly Grounds Maintenance Fee #10 h0 1-320-576-464		7,354.17

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	\$7,354.17
Payments/Credits	-\$950.00
Balance Due	\$6,404.17

Phone #	Fax #	E-mail	Web Site
(941) 927-9765	(941) 929-9356	carla@bloomingslandscape.com	www.bloomingslandscape.com

Bloomings Landscape & Turf Management

5824 Bee Ridge Road, #165
Sarasota, FL 34233

Credit Memo

Date	Credit No.
3/8/2017	2017-00471

Lakeside Plantation CDD
c/o Governmental Management Services
1412 S Narcoossee Road
St. Cloud, FL 34771

RECEIVED
APR 17 2017

BY: _____

Description	Qty	Rate	Amount
Penta Credit Memo		950.00	-950.00
Total			-\$950.00
Invoices			\$0.00
Balance Due			-\$950.00

From: Teresa Viscarra tviscarra@gmscfl.com
Subject: Fwd: WebBizBuilder: Statement
Date: July 1, 2017 at 10:22 AM
To: Anthony Peregrino ap@gmscfl.com, Katie Costa kcosta@gmscfl.com

JUL 01 2017

From: support@webbizbuilder.com
Subject: WebBizBuilder: Statement
Date: July 1, 2017 at 8:23:17 AM EDT
To: tviscarra@gmscfl.com

WebBizBuilder Statement

Date: Jul 2017

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

Send Payments To:

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

Account Information:

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

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
Jul 2017	Monthly Hosting Bill Sep 2017	lakesideplantationcdd.com/lakesideplantation	24.95 300.155.1
Jul 2017	Monthly Hosting Bill Aug 2017	lakesideplantationcdd.com/lakesideplantation	24.95 300.155.1
Jul 2017	Monthly Hosting Bill Jul 2017	lakesideplantationcdd.com/lakesideplantation	24.95 1310.517.352

Total: \$74.85

#223
Monthly Web Hosting

Johnson Engineering, Inc.

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

RECEIVED
JUN 23 2017

Invoice

BY: _____

June 20, 2017

Project No: 20150050-000

Invoice No: 27

Project Manager David Robson

FEID #59-1173834

George Flint

Lakeside Plantation CDD

c/o GMS Central Florida

135 West Central Blvd. Suite 320

Orlando, FL 32801

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

Professional Services through June 11, 2017

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	14,217.50	T&M	100 %	14,217.50	14,067.50	150.00	0.00
3.	Lake Bank Erosion Report	5,662.50	T&M	100 %	5,662.50	5,662.50	0.00	0.00
4.	Pond Bank Restoration	3,500.00	NTE	100 %	3,500.00	3,500.00	0.00	0.00
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
Totals		33,280.00			33,280.00	33,130.00	150.00	0.00

SUB-TOTAL PROFESSIONAL SERVICES:

150.00

INVOICE TOTAL:

150.00

193
Pres. Engineer Sves - Jun 17
1-310-9774

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering Engineer VI	1.00	150.00	150.00
1. - General Engineering Total	1.00		150.00

PSA

720 Brooker Creek Blvd. #206
Oldsmar, FL 34677

Invoice

Date	Invoice #
6/16/2017	1048

Bill To
Lakeside Plantation CDD 1412 S. Narcoossee Rd. St. Cloud, FL 34771

RECEIVED
JUN 20 2017

BY: _____

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	June 13th Inspection #77 hd Landscape Inspect. - 06/13/17 1-320-578-1169	550.00	550.00
Total			\$550.00

NORTH PORT SOLID WASTE DISTRICT

SERVICE ADDRESS			
2200 PLANTATION BLVD SWD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	7/04/17	8/01/17



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
 1412 S NARCOOSSEE RD
 SAINT CLOUD FL 34771-7210

000054883000159826000000158621

256

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

SERVICE ADDRESS

2200 PLANTATION BLVD SWD

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	7/04/17	8/01/17

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

Rate Class : COMMERCIAL WASTE

Last payment amount/date: 158.62 6/21/17

Service	Consumption	Charge	Total
GB DUMPSTER4YD/1 PICKUP	5/31/17 6/30/17	156.80	
GB BINS ONCE PER MONTH	5/31/17 6/30/17	1.82	
TOTAL COMMERCIAL GARBAGE			158.62

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

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO(4636)**No Charge**

TO AVOID ADDITIONAL CHARGES, THE DUMPSTER AREA MUST BE FREE OF EXCESS DEBRIS.

#32

Garbage Collection - Jun 17

1320 538.434

RECEIVED
 JUL 10 2017

BY: _____

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.

NORTH PORT SOLID WASTE DISTRICT, 4970 CITY HALL BLVD. NORTH PORT, FLORIDA 34286-4100



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 4677445
Account Number: 6753328
Invoice Date: 06/23/2017
Direct Inquiries To: STACEY JOHNSON
Phone: 407-835-3805

GOVERNMENT MANAGEMENT SERVICES LLC
ATTN ACCOUNTING DEPT
1412 S NARCOOSSEE RD
ST CLOUD FL 34771

JUL 03 2017

LAKESIDE PLANTATION CDD 99 A&B

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$4,336.94

All Invoices are due upon receipt.

49
Trustee Fees - Ser. 99 A&B
1-910-513. 323

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

LAKESIDE PLANTATION CDD 99 A&B

Invoice Number: 4677445
Account Number: 6753328
Current Due: \$4,336.94

Direct Inquiries To: STACEY JOHNSON
Phone: 407-835-3805

Wire Instructions:

U.S. Bank
ABA # 091000022
Acct # 1-801-5013-5135
Trust Acct # 6753328
Invoice # 4677445
Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank
CM-9690
PO BOX 70870
St. Paul, MN 55170-9690



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 4677445
Invoice Date: 06/23/2017
Account Number: 6753328
Direct Inquiries To: STACEY JOHNSON
Phone: 407-835-3805

LAKESIDE PLANTATION CDD 99 A&B

Accounts Included 6753328 6753336 6753337 6753359 6753360
In This Relationship:

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP				
Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04280 Administration	1.00	4,025.00	100.00%	\$4,025.00
Subtotal Administration Fees - In Advance 06/01/2017 - 05/31/2018				\$4,025.00
Incidental Expenses	4,025.00	0.0775		\$311.94
Subtotal Incidental Expenses				\$311.94
TOTAL AMOUNT DUE				\$4,336.94

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

Invoice

Invoice #: 61
Invoice Date: 7/3/17
Due Date: 7/3/17
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 July 2017 1.310.513.34		3,004.17	3,004.17
Information Technology - July 2017 1.310.513.352		58.33	58.33
Dissemination Agent Services - July 2017 1.310.513.313		83.33	83.33
Office Supplies 1.310.513.51		1.28	1.28
Postage 1.310.513.42		21.41	21.41
Copies 1.310.513.425		98.60	98.60
Telephone 1.310.513.41		13.29	13.29
Total			\$3,278.39
Payments/Credits			\$0.00
Balance Due			\$3,278.39

Alex's POOL HEATING & AIR CONDITIONING, LLC

Alex's Pool Heating & Air Conditioning
P.O. Box 380081
Murdock, FL 33938
(941)629-2539
aamachado@comcast.net
www.629alex.com

INVOICE

Maintenance

BILL TO

Lakeside Plantation CDD
2200 Plantation Blvd.
North Port, FL 34289

SHIP TO

Lakeside Plantation CDD
2200 Plantation Blvd.
North Port, FL 34289

INVOICE # 6545-QB

DATE 06/28/2017

DUE DATE 07/21/2017

ACTIVITY

Air Conditioning

Replace one of the two condenser fan motors for the clubhouse A/C.

Install a new 1-HP Condenser fan motor.

Install a new fan blade.

Install a new Condenser Fan Motor Run Capacitor.

1- Year Warranty on the new fan motor.

Air Conditioning

Minus 10% for Maintenance Customer.

QTY

RATE

AMOUNT

1

647.00

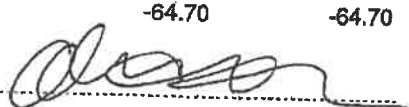
647.00

1

-64.70

-64.70

BALANCE DUE


\$582.30

#153

1-370-338 48102

JUL 14 2017

Thank you! | 941-629-ALEX (2539) | We appreciate your business!

312385

Statement		DATE	6/27/17		TERMS
TO		Seaside Plantation			
IN ACCOUNT WITH		Became Funding 13671 Tammany Tr N. Port Fla 34257			
6/1/17	4489-38	1800			

JUL 1 9 2017

EY

H-137
Laundries Services - Jun 17
1-370-578-48101

Reg. No.	Clk.	Account Forward
1 W/F		18.00
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		
13		
14		
15		

Date: 6/11/17
 Lake side Plantation
 18.00

CURRENT		OVER 30 DAYS	OVER 60 DAYS	TOTAL AMOUNT
				1800



Invoice

5824 Bee Ridge Road #165, Sarasota, FL 34233

Date 6/28/2017 Invoice # 2017-01023

Bill To:

Lakeside Plantation CDD
c/o Governmental Management Services
1412 S Narcoossee Road
St. Cloud, FL 34771

RECEIVED
JUN 28 2017

BY: _____

Terms		Due on receipt
Description	Qty	Amount
Install mulch throughout the cdd and clubhouse area Pine Bark Mulch - Yard ± 10 yd 1.720.538.473	204	8,160.00

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 \$8,160.00

Payments/Credits \$0.00

Balance Due \$8,160.00

Phone #	Fax #	E-mail	Web Site
(941) 927-9765	(941) 929-9356	carla@bloomingslandscape.com	www.bloomingslandscape.com



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		
☐	☐	☐
☐ PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT		
CARD NUMBER	V. CODE	
SIGNATURE	EXP. DATE	
DATE	PAY THIS AMOUNT	ACCOUNT NUMBER
06/30/2017	144.97	1017805
AMOUNT PAID \$		

RECEIVED
JUL 06-2017

Pay By Date: Jul 15

17*3885 1 MB 0.420*
LAKESIDE PLANTATION
135 W Central Blvd Ste 320
Orlando FL 32801-2435

BY: _____

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



Balance Forward Statement

RETURN THIS TOP PORTION WITH YOUR PAYMENT

Page: 1

InvDate	InvNum	Location	Billed	Tax	Balance
Previous Balance: 05/31/2017					81.98
Location 1017805					
LAKESIDE PLANTATION 2200 PLANTATION BLVD					
06/13/2017	237688	1017805	PO#		51.99
2413	5 GALLON DRINKING WATER		9.000 @	5.50	49.50
4201	DELIVERY CHARGE		1.000 @	2.49	2.49
06/27/2017		1017805	PO#		-81.98
	PAYMENT		@		
06/28/2017	240946	1017805	PO#		46.49
2413	5 GALLON DRINKING WATER		8.000 @	5.50	44.00
4201	DELIVERY CHARGE		1.000 @	2.49	2.49
06/28/2017	240946	1017805	PO#		46.49
2413	5 GALLON DRINKING WATER		8.000 @	5.50	44.00
4201	DELIVERY CHARGE		1.000 @	2.49	2.49

ACCOUNT IS CURRENT

Current	144.97	30day	0.00	60day	0.00	90day	0.00	Balance	144.97
---------	--------	-------	------	-------	------	-------	------	---------	--------

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

JUL 14 2017

Invoice

Date	Invoice #
7/13/2017	WO-6502

BY: *Pool Maintenance*

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	7/23/2017	RK	7/10/2017

Item	Description	Qty	Rate	Amount
Quoted AAA-000	I replaced the broken pump basket in the vacuum pump and relocated the pool skimmer pumps away from the electrical outlet then relocated the chemical injection lines into the return plumbing. I also removed the old tab feeder and plumbing then cleaned up the area.			
	Chemical control system reconfiguration	1	275.00	275.00
	Duraglass strainer basket	1	18.96	18.96
	FL Sales Tax		7.00%	0.00
TF 260 1.700378 .51				

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 \$293.96**Payments/Credits** \$0.00**Balance Due** \$293.96

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



JUL 14 2017

DART Pool Solutions, Inc.

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

Invoice

Date	Invoice #
7/13/2017	WO-6660

Pool Maintenance

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	7/23/2017	RK	7/10/2017
Item	Description	Qty	Rate	Amount		
	I inspected the spa jet pump motor to see why it was tripping the breaker. I found the wiring mixed up and on two separate breakers on opposite sides of the panel so I rewired it to a new double pole breaker then tested ok.					
Diagnostic/Trip ...	Diagnostic/Trip Fee	1	95.00	95.00		
Labor	Labor	1	100.00	100.00		
AAA-000	20 amp breaker #260	1	23.63	23.63		
	FL Sales Tax 1-330.538-51		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	\$218.63
Payments/Credits	\$0.00
Balance Due	\$218.63

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

JUL 14 2017

Invoice

Date	Invoice #
7/13/2017	WO-6713

Pool Maintenance

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	7/23/2017	RK	7/10/2017
Item	Description	Qty	Rate	Amount		
	cooler.					
Diagnostic/Trip ...	Diagnostic/Trip Fee	1	95.00	95.00		
Labor	Labor	7.25	100.00	725.00		
AAA-000	Shaft seal	1	42.99	42.99		
AAA-000	Start capacitor	1	53.87	53.87		
AAA-000	5hp brass impeller	1	1,148.00	1,148.00		
Parts & Labor	Shop charges for starter switch	1	153.71	153.71		
	FL Sales Tax		7.00%	0.00		
				\$260		
				2130.538.51		

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	\$2,218.57
Payments/Credits	\$0.00
Balance Due	\$2,218.57

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

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

June 30, 2017

Lakeside Plantation Community Development District
c/o GMS, LLC
135 W. Central Blvd.
Suite 320
Orlando, FL 32801

Bill Number 94675
Billed through 05/31/2017

General Counsel/Monthly Meeting
LPCDD 00001 JLE

#66
1310-813-915

FOR PROFESSIONAL SERVICES RENDERED

05/04/17	APA	Update District status sheet.	0.10 hrs
05/09/17	LCW	Review tentative agenda for May meeting.	0.10 hrs
05/15/17	LCW	Prepare for board meeting.	1.30 hrs
05/18/17	LCW	Follow-up from board meeting.	0.20 hrs
05/18/17	KEM	Review meeting follow-up correspondence.	0.10 hrs
05/31/17	CGS	Monitor proposed legislation which may impact district.	0.30 hrs
Total fees for this matter			\$507.50

DISBURSEMENTS

Document Reproduction	33.00
Total disbursements for this matter	\$33.00

MATTER SUMMARY

Papp, Annie M. - Paralegal	0.10 hrs	145 /hr	\$14.50
Stuart, Cheryl G.	0.30 hrs	395 /hr	\$118.50
Ibarra, Katherine E. - Paralegal	0.10 hrs	145 /hr	\$14.50
Whelan, Lindsay C.	1.60 hrs	225 /hr	\$360.00

TOTAL FEES	\$507.50
TOTAL DISBURSEMENTS	\$33.00

TOTAL CHARGES FOR THIS MATTER

\$540.50

BILLING SUMMARY

Papp, Annie M. - Paralegal	0.10 hrs	145 /hr	\$14.50
----------------------------	----------	---------	---------

Stuart, Cheryl G.	0.30 hrs	395 /hr	\$118.50
Ibarra, Katherine E. - Paralegal	0.10 hrs	145 /hr	\$14.50
Whelan, Lindsay C.	1.60 hrs	225 /hr	\$360.00

TOTAL FEES

\$507.50

TOTAL DISBURSEMENTS

\$33.00

TOTAL CHARGES FOR THIS BILL**\$540.50****Please include the bill number on your check.**

LAKE MASTERS AQUATIC WEED CONTROL, LLC
P.O. BOX 2300
PALM CITY, FL 34991
TOLL FREE: 1-877-745-5729

Invoice

DATE	INVOICE #
7/1/2017	17-05651

BILL TO

LAKESIDE PLANTATION CDD
1412 S. NARCOOSSEE ROAD
ST. CLOUD, FL 34771

RECEIVED
JUL 06 2017

BY: _____

E-mail		P.O. NO.	TERMS	REP	MAIL STOP ID
susan.oraczewski@lakemasters.com			Net 30		4696
QUANTITY	DESCRIPTION	RATE		AMOUNT	
	Monthly Service-Treatment of Waterways & Canals as per map #2761 Mthly Lake Maint - Jul 17 1-320-578-46	966.00		966.00	
Thank you for your business.			Payments/Credits		\$0.00
			Balance Due		\$966.00

Check Request

District	<u>Lakeside Plantation</u>	Date	<u>7/14/17</u>
Payable to	<u>Milan Fiser</u>		
Amount Requested	<u>\$77.98</u>	Account Number	<u>Tennis</u>
Requested By	<u>Nathan Trates</u>		
Description of Need	<u>Tennis balls</u>		
Approved By	<u>Alicia Belden</u>	Signature	
Received By		Signature	

#16
1.776.53822

JUL 14 2017



Sarasota #1123
3201 S Tamiami Trail
Sarasota, FL 34238

7W Member 111821680544

799750 TENNIS BALLS 38.99 A

799750 TENNIS BALLS 38.99 A

SUBTOTAL 77.98

TAX 5.46

*** TOTAL 83.44

XXXXXXXXXXXX1242 CHIP Read
AID: A0000000980840 VERIFIED BY PIN
Seq# 9177 App#: 523199
EFT/Debit Resp: APPROVED
Tran ID#: 716600009177....
Merchant ID: 991123

APPROVED - Purchase

AMOUNT: \$83.44

06/15/2017 18:10 1123 9 350 8

EFT/Debit 83.44
CHANGE 0.00

A 7% TAX 5.46
TOTAL TAX 5.46

TOTAL NUMBER OF ITEMS SOLD - 2

06/15/2017 18:10 1123 9 350 8

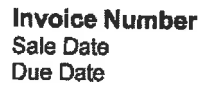
OP#: 8 Name: MICHAEL D

Thank You!

Please Come Again

Whse:1123 Trn:9 Trn:350 OP:8

**17776 Toledo Blade Blvd,
Port Charlotte, FL 33948
Tel. (941) 625-9700
Fax. (941) 625-9804**



175672
6/27/2017
7/7/2017

Lakeside Plantation CDD
Care Of: GMS
135 W. Central Blvd, Suite 320
Orlando, FL 32801

Lakeside Plantation-F
2200 Plantation Blvd.
North Port, FL 34286

Description	Qty	Price	Net	Tax	Total
Service-Comm-Fire	1	\$50.00	\$50.00	\$0.00	\$50.00
For Service Provided As Per Work Order Number 70040		TOTALS	\$50.00	\$0.00	\$50.00

For Service Provided As Per Work Order Number 73646
Upon arrival the system was normal. No troubles on the FACP at this time.

#41 hd
1.730.578.484

-Return Stub Below-

Customer : Lakeside Plantation-F



Payment Method **Check** ☐ **Check Number**

Date Remitted

--	--	--	--	--	--

Name On Card

Card ID **Signature**

Please remit to : Security Alarm Corp. 17776 Toledo Blade Blvd, Port Charlotte, FL 33948 Tel. (941) 625-9700 Fax. (941) 625-980 Inv No.

175672

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

RECEIVED
JUL 13 2017

07/07/17

BY: _____

Phone: (941) 206-1000 Fax: (941) 629-2085 Website: www.sunnewspapers.net
Email: custserv@sun-herald.com

Date: 07/07/17	Ad Taker: SCIVIN	Agate Lines: 72
Ad Date: 07/10/17	Sales Person: 200	Depth: 7.583
Class: 3126	Words: 268	Inserts: 1
Ad ID: 3473180	Lines: 58	Blind Box:

Account: 297693

STACIE VANDERBILT
LAKESIDE PLANTATION CDD
GOV MGMT SERVICES - CF, LLC
135 W. CENTRAL BLVD., SUITE 320
ORLANDO, FL 32801

Description: July 19 Meeting Telephone: (407) 841-5524

Other Charges:	\$0.00	Gross:	\$82.94
Discount:	\$0.00		
Surcharge:	\$0.00	Paid Amount:	- \$0.00
Credits:	\$0.00		
Bill Depth:	7.583	Amount Due:	\$82.94

Publication	Start	Stop	Inserts	Cost
Legal Advertising	07/10/17	07/10/17	1	\$82.94

invoice

Ad Note:
Submitted by: Stacie Vanderbilt

#106
1 310-517-48

Customer Note:

Legals

**NOTICE OF MEETING
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT
DISTRICT**

The regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held on **Wednesday, July 19, 2017** at 7:00 PM at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd., North Port, FL 34289. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 135 W. Central Blvd., Suite 320, Orlando, FL 32801. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

There may be occasions when one or more Supervisors, Staff or other individuals will participate by telephone.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (407) 841-5524. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office. Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

George S. Flint
Governmental Management Services - Central Florida, LLC
District Manager
Publish: July 10, 2017
297693 3473180

Please remit to:

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

*We Appreciate Your Business!
Thank You!*



Invoice

Vesta Property Services, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202

Invoice # 331274
Date 7/3/2017
Terms Net 30
Due Date 8/2/2017
Memo Fees July 2017

Bill To

Lakeside Plantation C.D.D.
c/o Governmental Mgmt Svcs-CF, LLC
135 W. Central Blvd. Suite 320
Orlando FL 32801

JUL 03 2017

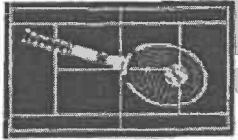
BY: _____

Description	Quantity	Rate	Amount
Facility Manager Services at Lakeside Plantation Amenity Center	1	4,715.00	4,715.00
Office Administrative Assistant Services at Lakeside Plantation Amenity Center	1	2,730.00	2,730.00
Facility Attendants Services at Lakeside Plantation Amenity Center	1	2,015.00	2,015.00
Facility Maintenance Services at Lakeside Plantation Amenity Center	1	4,883.00	4,883.00
Cell Phone Reimbursement for Facility Manager	1	30.00	30.00

Thank you for your business.

Total \$14,373.00

#29760
Amenity Center Mgmt - July 17
1-378-538-12



Welch Tennis Courts, Inc.
P.O. Box 7770
Sun City, FL 33586
Phone: 813-641-7787
Fax: 813-641-7795

RECEIVED
JUN 22 2017

BY: _____

Invoice

Date	Invoice #
6/20/2017	42753

Bill To
Lakeside Plantation 135 W Central Blvd Suite 320 Orlando FL 32801

Ship To
Milan Lakeside Plantation 2200 Plantation Blvd. North Port FL 34289

Terms	PO #	Due Date
Net 30	Milan	7/20/2017
Sales Rep	Ship Via	Ship Date
Lynn Miller		6/20/2017

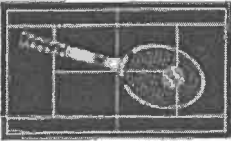
Notes

Delivered with clay

Quantity	Units	Description	Options	Unit Price	Amount
4	ea	Line Master Assembly (Fine)	Bristle: Fine	69.99	279.96
Thank you for your business.				Total	\$279.96

ALL PAST DUE ACCOUNTS ARE SUBJECT TO AN ANNUAL INTEREST CHARGE OF 1-1/2% PER MONTH
THIS REPRESENTS AN ANNUAL INTEREST RATE OF 18%. MATERIALS AND EQUIPMENT SHALL
REMAIN THE PROPERTY OF WELCH TENNIS COURTS, INC. UNTIL PAID IN FULL. ALL RETURNS ARE
SUBJECT TO A RESTOCKING FEE.

#214
1-370-578-52



Welch Tennis Courts, Inc.
P.O. Box 7770
Sun City, FL 33586
Phone: 813-641-7787
Fax: 813-641-7795

RECEIVED

JUN 22 2017

BY: _____

Invoice

Date	Invoice #
6/20/2017	42754

Bill To
Lakeside Plantation 135 W Central Blvd Suite 320 Orlando FL 32801

Ship To
Milan Lakeside Plantation 2200 Plantation Blvd. North Port FL 34289

Terms	PO #	Due Date
Net 30	Milan	7/20/2017
Sales Rep	Ship Via	Ship Date
Lynn Miller		6/20/2017

Notes

Quantity	Units	Description	Options	Unit Price	Amount
1.4		HydroBlend in 80lb bags. Each pallet is 1.4 tons or 35 bags.	Size: 80lb	256.99	359.79
1		Delivery to Sarasota, Pasco, Polk, Hardee, Desoto Counties		120.00	120.00

Thank you for your business.	Total	\$479.79
------------------------------	-------	----------

ALL PAST DUE ACCOUNTS ARE SUBJECT TO AN ANNUAL INTEREST CHARGE OF 1-1/2% PER MONTH THIS REPRESENTS AN ANNUAL INTEREST RATE OF 18%. MATERIALS AND EQUIPMENT SHALL REMAIN THE PROPERTY OF WELCH TENNIS COURTS, INC. UNTIL PAID IN FULL. RETURNS ARE SUBJECT TO A RESTOCKING FEE.

#52
1.376.578.52

RECEIVED

JUL 19 2017

BY: _____

Invoice No.

106888



SUPERIOR PRODUCTS COMBINED WITH EXTREME SERVICE

INVOICE

Customer

Name **Lakeside Plantation CDD**
Address **2200 Plantation Blvd.**
City **North Port** FL ZIP **34289**
Phone _____

Date **5/5/2017**
Order No. _____
Rep **Stan**
FOB _____

Qty	Description	Unit Price	TOTAL
1	Playmate vOLLEY Battery	\$185.00	\$185.00
**Effective January 1, 2017 a Late fee of 5% will be added to Past Due Invoices.			

Payment Details

- ☒ NET 30 DAYS
☐ ON RECEIPT

SubTotal	\$185.00
Shipping & Handling	\$25.68
Taxes State	\$0.00
TOTAL	\$210.68

Office Use Only R

4711 Chardonnay Drive
Viera, FL 32955

800-352-6878

211
001 330 517-52



Lakeside Plantation CDD
2200 Plantaion Boulevard
North Port, FL 34289

July 18, 2017

Re: Lakeside Plantation Community Developeme
2200 Plantaion Boulevard
North Port, FL 34289

Billing Period: July 1, 2017 Thru June 30, 2018

Annual Rate: \$795.00

Amount Due: \$795.00

INVOICE NUMBER: 0017000001X6mUJ

DUE UPON RECEIPT

TO PAY VIA CREDIT CARD, PLEASE CONTACT Octavia Vaughn at (888) 610-8086

PLEASE MAIL YOUR CHECK TO: ASCAP, PO Box 331608, Nashville, TN 37203-7515

Payment Amount: \$ _____

*Check No: _____

*Please note: "When you provide a check as payment, you authorize ASCAP to either use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction. When we use information from your check to make an electronic fund transfer, funds may be withdrawn from your account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution. However the transaction will appear on your bank statement. If we cannot post the transaction electronically, we may present a copy of your check for payment."

ASCAP License fees are due and payable in advance. Retain bottom portion for your records.

Lakeside Plantation Community Developeme
2200 Plantaion Boulevard
North Port, FL 34289

Billing Period: July 1, 2017 Thru June 30, 2018

Annual Rate: \$795.00

Amount Due: \$795.00



DISCLOSURE STATEMENT

This is notice that, in compliance with Fla. Stat. §501.93(2):

(1) The performing rights license agreement you have been offered by the American Society of Composers, Authors and Publishers (ASCAP) contains a schedule of the rates and term of royalties under that contract and sets forth the basis upon which those rates were calculated;

(2) ASCAP will make available, upon your written request, and at a charge of no more than the costs incurred by ASCAP in responding to your request, the most current available listing of the copyrighted musical works in the ASCAP repertory;

(3) ASCAP has established a toll-free telephone number and a means of computer access that can be used to answer your inquiries regarding the specific musical works and copyright owners represented by ASCAP;

(4) Each form of contract or agreement offered by ASCAP to a Florida proprietor will be made available to you upon your request;

(5) The agreement you have been offered complies with federal law and orders of courts having appropriate jurisdiction regarding the rates and terms of royalties and the circumstances under which licenses for rights of public performance are offered to any proprietor;

(6) You should consider obtaining a separate license or other form of authorization from those performing rights societies or copyright owners whose copyrighted musical works are not licensed pursuant to ASCAP's license agreement; and

(7) You are entitled to the information provided in the preceding paragraphs, and ASCAP's failure to provide that information is unlawful.

Additional information about ASCAP's members and the musical works in the ASCAP repertory can be obtained in a variety of other ways. Separate databases of works that have been registered with ASCAP since January 1, 1991, or identified in ASCAP's surveys of performed works since January 1, 1978, are available online at the ASCAP Web Site, www.ascap.com (access the "ACE Database of Musical Titles" to determine whether particular songwriters or specific songs are in the ASCAP repertory). Data similar to that contained in the ACE Database is also available on DVD-ROM and is available free of charge by written request to ASCAP, One Lincoln Plaza, New York, NY 10023, attn: Director of Repertory. More comprehensive records of the titles, dates of U.S. Copyright registration (if any), writers and current publishers or other copyright owners of all known works in the ASCAP repertory are available for public inspection at ASCAP's New York office during regular business hours. A printed current list of ASCAP members can be obtained *gratis* by written request to ASCAP, PO Box 331608-7515, Nashville, TN 37203-9998, attn: John Johnson. A computer-generated listing of copyrighted musical works in the ASCAP repertory may also be obtained by written request addressed to Mr. Johnson at a cost of \$2200.00 plus shipping and handling (the listing is over 10,000 pages in length). You can also call or write to our Repertory Department (Clearance Section) at our New York address (the toll-free telephone number is (888) 663-0828).



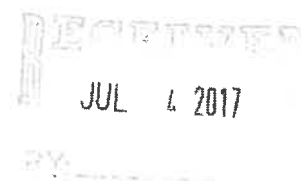
Invoice

5824 Bee Ridge Road #165, Sarasota, FL 34233

Date Invoice #
7/1/2017 2017-01249

Bill To:

Lakeside Plantation CDD
c/o Governmental Management Services
1412 S Narcoossee Road
St. Cloud, FL 34771



Terms Due Date
Net 30 7/31/2017

Description	Qty	Amount
Month of July Monthly Grounds Maintenance Fee #10 hdl Alley L. 12 x 146 - Jul 01 1 320 578 41661		7,354.17

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 \$7,354.17

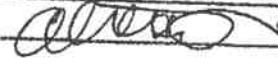
Payments/Credits \$0.00

Balance Due \$7,354.17

Phone #	Fax #	E-mail	Web Site
(941) 927-9765	(941) 929-9356	carla@bloomingslandscape.com	www.bloomingslandscape.com

JUL 3 2017

Check Request

District	<u>Lakeside Plantation</u>	Date	<u>7/21/17</u>
Payable to	<u>Milan Fiser</u>	Account Number	
Amount Requested	<u>\$7.20</u>		
Requested By	<u>Nathan Trates</u>		
Description of Need	<u>Shipping for returned Tennis ball machine battery charger.</u>		
Approved By	<u>Diana Belden</u>	Signature	
Received By		Signature	

#18
1.230.538.52

PUNTA GORDA
130 E MARION AVE
PUNTA GORDA

FL
33950-9998
1178150480

07/17/2017 (800)275-8777 1:44 PM

Product Sale Final
Description Qty Price

PM 2-Day 1 \$7.20

(Domestic)
(ROCKLEDGE, FL 32955)
(Weight:1 Lb 5.40 Oz)
(Expected Delivery Day)
(Wednesday 07/19/2017)
(USPS Tracking #)

(9505 5132 5493 7198 1368 91)

Insurance 1 \$0.00

(Up to \$50.00 included)

Total \$7.20

Debit Card Remit'd \$7.20

(Card Name:Debit Card)
(Account #:XXXXXXXXXXXX4242)
(Approval #:
(Transaction #:024)
(Receipt #:008633)
(Debit Card Purchase:\$7.20)
(Cash Back:\$0.00)

Includes up to \$50 insurance

BRIGHTEN SOMEONE'S MAILBOX. Greeting
cards available for purchase at select
Post Offices.

Text your tracking number to 28777
(2USPS) to get the latest status.
Standard Message and Data rates may
apply. You may also visit USPS.com
USPS Tracking or call 1-800-222-1811.

Save this receipt as evidence of
insurance. For information on filing
an insurance claim go to
<https://www.usps.com/help/claims.htm>.

Order stamps at [usps.com/shop](https://www.usps.com/shop) or call
1-800-Stamp24. Go to
[usps.com/clicknship](https://www.usps.com/clicknship) to print shipping
labels with postage. For other
information call 1-800-ASK-USPS.

Get your mail when and where you want
it with a secure Post Office Box. Sign
up for a box online at
[usps.com/poboxes](https://www.usps.com/poboxes).

All sales final on stamps and postage
Refunds for guaranteed services only
Thank you for your business

HELP US SERVE YOU BETTER

TELL US ABOUT YOUR RECENT



Rapid Security Solutions, LLC
1920 Northgate Blvd. # A9
Sarasota, FL 34234
Tel: 941.219.4190
Fax: 941.866.0439

Invoice

Invoice Number 31237	Date 6/22/2017
Customer Number 10087	Due Date 6/22/2017

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

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

Amount Enclosed: _____ Net Due: **\$4,725.46**

Detach And Return Top Portion With Your Payment

Customer Name	Customer Number	PO Number	Invoice Date	Due Date
Lakeside Plantation CDD	10087	RSS Prop.# 8015-2	6/22/2017	6/22/2017

Quantity	Description	Rate	Amount
1.00	Lakeside Plantation CDD, 2200 Plantation Drive, Northport, FL Installation of Video Surveillance System	4,725.46	4,725.46
	Tax	Subtotal:	\$4,725.46
	Payments/Credits Applied		0.00
		Invoice Balance Due:	0.00
			\$4,725.46

#26
A-600-536-64

JUN 30 2017

BY: _____

Please Remember To Test Your
Systems Monthly!

RSS Service-Option 2
(941) 219-4190

(561) 641-9186

Date	Invoice #	Description	Amount	Balance Due
6/22/2017	31237	Balance Due on System Installation	\$4,725.46	\$4,725.46

Balance Due on Video Surveillance Install



FPL

2 108770

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

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

B 5 5517

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
57421-67439	\$1,368.06	Jul 17 2017	\$

Your electric statement

For: May 24 2017 to Jun 26 2017 (33 days)

Customer name: LAKESIDE PLANTATION COMM

Service address: 2200 PLANTATION BLVD # CLBHSE

Account number: 57421-67439

Statement date: Jun 26 2017
Next meter reading: Jul 25 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
1,411.00	1,411.00 CR	39.56 CR	39.56 CR	1,407.62	\$1,368.06	Jul 17 2017

Meter reading - Meter KLL2946

Current reading 39899
Previous reading - 32640
kWh constant x 10
kWh used 11990

Demand reading 5.85
kW constant x 10.00
Demand kW 59

Energy usage

	Last Year	This Year
kWh this month	11650	11990
Service days	30	33
kWh per day	388	363

Amount of your last bill 1,411.00
Payment received - Thank you 1,411.00 CR
Additional activity:
Deposit interest 39.56 CR
Balance before new charges \$39.56 CR

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

Electric service amount 1,285.28**
Storm charge 10.08
Gross receipts tax 33.21
Franchise charge 79.05
Total new charges \$1,407.62

Total amount you owe \$1,368.06

FPL automatic bill pay - DO NOT PAY

- Payment received after **September 14, 2017** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **July 07, 2017**. 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: \$25.00
Fuel: \$338.12
(\$0.028200 per kWh)
Non-fuel: \$298.78
(\$0.024750 per kWh)
Demand: \$825.40
(\$10.60 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



FPL



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

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

B 5 5517 8

AUTO **CO 0116
1 108770

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



RECEIVED
JUN 29 2017

BY: _____

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	\$682.83	Jul 17 2017	\$

Your electric statement

For: May 24 2017 to Jun 26 2017 (33 days)

Customer name: LAKESIDE PLANTATION

Service address: 2200 PLANTATION BLVD # FNTN

Account number: 04126-05586

Statement date: Jun 26 2017

Next meter reading: Jul 25 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
649.51	649.51 CR	0.00	0.00	682.83	\$682.83	Jul 17 2017

Meter reading - Meter KN46183

Current reading 94574
Previous reading - 86904
kWh used 7670

Demand reading 17.60
Demand kW 18

Energy usage

	Last Year	This Year
kWh this month	6489	7670
Service days	30	33
kWh per day	216	232

Amount of your last bill 649.51
Payment received - Thank you 649.51 CR
Balance before new charges \$0.00

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

Electric service amount	621.92**
Storm charge	6.45
Gross receipts tax	16.11
Franchise charge	38.35
Total new charges	\$682.83

Total amount you owe \$682.83

FPL automatic bill pay - DO NOT PAY

- Payment received after **September 14, 2017** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **July 07, 2017**. 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;	\$25.00
Fuel:	\$216.29
(\$0.028200 per kWh)	
Non-fuel:	\$189.83
(\$0.024750 per kWh)	
Demand:	\$190.80
(\$10.60 per kW)	

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-228-3545
To report power outages: 1-800-4OUTAGE (468-6243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com





3 108770

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

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

B 5

5517 4

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	\$653.08	Jul 17 2017	\$

Your electric statement

For: May 24 2017 to Jun 26 2017 (33 days)

Account number: 84595-15071

Customer name: LAKESIDE PLANTATION COMM

Statement date: Jun 26 2017

Service address: 2200 PLANTATION BLVD # POOL

Next meter reading: Jul 25 2017

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (-)	New charges due by
914.37	914.37 CR	0.00	0.00	653.08	\$653.08	Jul 17 2017

Meter reading - Meter KL84633

Current reading 83628
Previous reading - 76664
kWh used 6964

Demand reading 19.05
Demand kW 19

Energy usage

	Last Year	This Year
kWh this month	8258	6964
Service days	30	33
kWh per day	275	211

Amount of your last bill 914.37
Payment received - Thank you 914.37 CR
Balance before new charges \$0.00

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

Electric service amount 595.14**
Storm charge 5.85
Gross receipts tax 15.41
Franchise charge 36.68
Total new charges \$653.08

Total amount you owe \$653.08

FPL automatic bill pay - DO NOT PAY****The electric service amount includes the following charges:**

Customer charge: \$25.00
Fuel: \$196.36
(\$0.028200 per kWh)
Non-fuel: \$172.36
(\$0.024750 per kWh)
Demand: \$201.40
(\$10.80 per kW)

- * Payment received after **September 14, 2017** is considered **LATE**; a late payment charge of 1% will apply.
- * The amount due on your account will be drafted automatically on or after **July 07, 2017**. 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



SERVICE ADDRESS			CURRENT CHARGES DUE DATE
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-156052	18-29	6/29/17	7/20/17

Total Current Charges 565.89
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 565.89

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
 1-855-941-INFO (4636)

Pay online:
www.cityofnorthport.com

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: \$ _____



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

000043123000156052000000565896

2264 LAKE

SERVICE ADDRESS			
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	6/29/17	7/20/17

Rate Class : COMMERCIAL
 Last payment amount/date:

335.49 6/15/17

Service Period Days Meter Number Mult Units
 WA 5/18/17 6/20/17 33 80000038 1.000 TGAL

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

Last Bill Amount 335.49
 Payments 335.49-
 Adjustments .00
 BALANCE FORWARD .00

Current Previous Usage
 847 812 35
 USAGE FOR 6/16 3.00

Service	Consumption	Charge	Total
WA Base facility chg		42.90	
WA Usage block 1	10.00	39.30	
WA Usage block 2	10.00	58.90	
WA Usage block 3	10.00	82.70	
WA Usage block 4	5.00	55.15	
TOTAL WATER			278.95
SE Base facility chg		70.99	
SE Consumption	35.00	215.95	
TOTAL SEWER			286.94

Total Current Charges 565.89
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 565.89

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO (4636) **No Charge**

RECEIVED

JUN 30 2017

BY: _____

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 DUE DATE
2200 PLANTATION BLVD FICT			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-154658	18-29	6/29/17	7/20/17

Total Current Charges 880.69
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 880.69



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

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
 1-855-941-INFO (4636)

Pay online:
www.cityofnorthport.com

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: \$ _____

000043123000154658000000880694

2263 LAKE

SERVICE ADDRESS		2200 PLANTATION BLVD FICT		
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE	
43123-154658	18-29	6/29/17	7/20/17	

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

Last Bill Amount 230.92
 Payments 230.92-
 Adjustments .00
 BALANCE FORWARD .00

Rate Class : COMMERCIAL
 Last payment amount/date:

230.92 6/15/17

Service Period Days Meter Number Mult Units
 WA 5/18/17 6/20/17 33 83717471 1.000 TGAL

Current Previous Usage
 1630 1575 55
 USAGE FOR 6/16 4.00

Service	Consumption	Charge	Total
WA Base facility chg		18.42	
WA Usage block 1	4.00	15.72	
WA Usage block 2	4.00	23.56	
WA Usage block 3	4.00	33.08	
WA Usage block 4	4.00	44.12	
WA Usage block 5	4.00	56.64	
WA Usage block 6	35.00	689.15	
TOTAL WATER			880.69

Total Current Charges 880.69
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 880.69

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO (4636) **No Charge**

RECEIVED

JUN 30 2017

BY: _____

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 DUE DATE
2200 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	
43123-154656	18-29	6/29/17	7/20/17

Total Current Charges 119.07
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 119.07

\$ _____
 AMOUNT ENCLOSED

FREE 24/7 PAYMENT OPTIONS:

Pay By Phone:
 1-855-941-INFO (4636)

Pay online:
www.cityofnorthport.com

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: \$ _____



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

000043123000154656000000119076

2262 LAKE

SERVICE ADDRESS		2200 PLANTATION BLVD		
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE	
43123-154656	18-29	6/29/17	7/20/17	

Rate Class : COMMERCIAL

Last payment amount/date: 150.51 6/15/17

WA Service Period Days Meter Number Mult Units
 5/18/17 6/20/17 33 80005382 1.000 TGAL

Service Consumption Charge Total
 WA Base facility chg 83.70
 WA Usage block 1 9.00
 TOTAL WATER 35.37

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

Last Bill Amount 150.51
 Payments 150.51
 Adjustments .00
 BALANCE FORWARD .00

Current Previous Usage
 1879 1870 9
 USAGE FOR 6/16 25.00

Total Current Charges 119.07
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 119.07

**** OUR MAILING ADDRESS HAS CHANGED ****
 **** PLEASE MAIL PAYMENTS TO: ****
 **** NORTH PORT UTILITIES ****
 **** 4970 CITY HALL BLVD ****
 **** NORTH PORT, FL 34286-4100 ****

Pay by Phone 24/7 at 1-855-941-INFO(4636) **No Charge**

RECEIVED
 JUN 30 2017

BY: _____

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



ACCOUNT STATEMENT

peoplesgas.com



RECEIVED

JUN 26 2017

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

BY: _____

Statement Date: 06/21/2017
Account: 211014212750

Current month's charges:	\$12.77
Total amount due:	\$12.77
Current month's charges due:	07/12/2017

Your Account Summary

Previous Amount Due	\$12.77
Payment(s) Received Since Last Statement	-\$12.77
Current Month's Charges Due By 07/12/2017	\$12.77
Total Amount Due	\$12.77

DO NOT PAY. Your account will be drafted on 07/12/2017

Help us avoid service interruptions



Know what's below.
Call before you dig.

Call 811 two days before your project to have utility lines marked for free. Utility lines can easily be damaged by planting

trees, installing fences, etc. Avoid potential service interruptions for you and your neighbors. Digging on Saturday? Call 811 by Wednesday. Visit sunshine811.com or peoplesgas.com/callbeforeyoudig.

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



Billing and payments made easy!

We offer many convenient and free ways to receive and pay your natural gas bill, such as e-Bill and Direct Debit. For more on our convenient options, log into tecoaccount.com or visit peoplesgas.com/residential and select *Pay Your Bill*.

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
Current month's charges due:	07/12/2017

Amount Enclosed \$ _____

606938365599 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 07/12/2017

00001316 01 AV 0.37 32801 FTECO106221700071710 00000 06 00000000 007 07 95850 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

606938365599 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 07/12/2017

Page 1 of 4



ACCOUNT STATEMENT



Account: 211014212750
 Statement Date: 06/21/2017
 Current month's charges due 07/12/2017

Details of Current Month's Charges – Service from - 05/18/2017 to 06/15/2017

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	06/15/2017	404		404		0 CCF		1.040		1.0000	0.0 Therms	29 Days

Customer Charge

\$12.00

Peoples Gas Usage History

Natural Gas Service Cost

\$12.00

Franchise Fee

\$0.77

Therms Per Day
(Average)

Total Natural Gas Cost, Local Fees and Taxes

\$12.77

Total Current Month's Charges

\$12.77

JUN 0.0
 2017
 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 0.0
 AUG 0.0
 JUL 0.0
 JUN 0.0
 2016

000071916-00002650-Page 3 of 4

Important Messages



TEXT CODE: FLBBB
PIN: 7332

PAGE 1 OF 5

Date of Bill 7/01/17
New Charges Due Date 7/25/17

Account Number 941/423-5501 Total Amount Due \$363.25

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

Amount Paid

347710000 0

172009941423550102191300000000000000363255

www.frontier.com
Business

1-800-921-8102

Account Number 941/423-5501 Date of Bill 7/01/17

Previous Balance	374.09
Payments Received Thru 6/22/17	-374.09
Thank you for your payment]	
Balance Forward	.00
New Charges	363.25

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 \$363.25

CURRENT BILLING SUMMARY

Qty Description	941/423-5501.0	Charge
Local Service from 07/01/17 to 07/31/17		
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		6.39
3 Federal Subscriber Line Charge		25.56
Federal USF Recovery Charge		5.46
FCA Long Distance - Federal USF Surcharge		3.42
Total Basic Charges		242.83
Non Basic Charges		
FiOS 50/50 2Yr - Bus		94.99
Data Protection		7.99
Other Charges-Detailed Below		-78.41
Partial Month Charges-Detailed Below		-30.00
FCA Long Distance - Federal USF Surcharge		1.14
Total Non Basic Charges		-4.29
Video		
FiOS TV Extreme HD Priv		78.99
4 HD Set Top Box		47.96
Other Charges-Detailed Below		6.00
Partial Month Charges-Detailed Below		-14.99
FCC Regulatory Recovery Fee		.09
Broadcast TV Surcharge		1.99
Total Video		120.04
Toll/Other		
Other Charges-Detailed Below		3.99
FCA Long Distance - Federal USF Surcharge		.68
Total Toll/Other		4.67
TOTAL		363.25

** ACCOUNT ACTIVITY **

Qty Description

Order Number Effective Dates

941/423-5501

	Date of Bill	7/01/17
1 Federal Primary Carrier Centrex Line		
941/423-5500	AUTOCH 7/01	2.20
	Subtotal	2.20
1 Business High Speed Internet Fee	AUTOCH 7/01	1.99
1 Regional Sports Fee	AUTOCH 7/01	6.00
Additional Line Discount	AUTOCH 7/01	-30.00
Solutions Bundle Discount	AUTOCH 7/01	-22.00
Promo Discount	AUTOCH 7/01	-35.00
1 Federal Primary Carrier Centrex Line		
	AUTOCH 7/01	2.20
1 Carrier Cost Recovery Surcharge	AUTOCH 7/01	3.99
941/423-5501	Subtotal	-72.82
1 Federal Primary Carrier Centrex Line		
	AUTOCH 7/01	2.20
	Subtotal	2.20
Partial Month Charges		
FiOS Video Discount 99 MO	PROMOTION 7/01 7/31	-14.99
FiOS Internet Bus 99 MO	PROMOTION 7/01 7/31	-30.00
941/423-5501	Subtotal	-44.99
	Subtotal	-113.41

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	JUN 14	10:50A	3.0	DD	TAMPANTH FL (813) 279-5108	.00 U
E 2	JUN 15	11:24A	2.0	DD	TAMPAWST FL (813) 814-1000	.00 U
E 3	JUN 18	12:45P	1.0	DD	BRADENTON FL (941) 465-8697	.00 U
E 4	JUN 19	9:59A	1.0	DD	TAMPAWST FL (813) 814-1000	.00 U
E 5	JUN 22	2:10P	4.0	DD	TAMPASTH FL (813) 641-7787	.00 U
941/423-5500						Subtotal .00

Subtotal Minutes: 11.0 ***REP LINE ONLY
*****Resume printing of detail

Detail of Frontier Charges

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

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
E 6	JUN 26	2:34P	5.4	DD	TAMPACEN FL (813) 844-1966	.00 U
941/423-5501						Subtotal .00

Subtotal Minutes: 5.4 ***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	JUN 14	10:49A	.7	DD	PUNTAGORDA FL (941) 505-2778	.00 U
E 8	JUN 14	11:18A	.5	DD	PUNTAGORDA FL (941) 505-2778	.00 U
E 9	JUN 14	3:47P	.4	DD	HAVERHILL MA (978) 360-9565	.00 U
E 10	JUN 14	6:18P	3.6	DD	PUNTAGORDA FL (941) 916-4030	.00 U
E 11	JUN 15	9:03A	1.7	DD	SOUTHINGTON CT (860) 302-1963	.00 U
E 12	JUN 19	1:10P	.8	DD	PUNTAGORDA FL (941) 505-2778	.00 U
E 13	JUN 22	9:34A	.3	DD	DEER PARK NY (631) 455-0656	.00 U
E 14	JUN 24	7:44P	.3	DD	OCALA FL (352) 207-8507	.00 U
E 15	JUN 29	9:10A	2.4	DD	SANANTONIO TX (210) 204-8331	.00 U

941/423-5501

Date of Bill 7/01/17

Detail of Frontier Com of America Charges

Ref #	Date	Time	Min	*Type	Place and Number Called	Charge
			941/423-5500			
					Subtotal	.00

Subtotal Minutes: 10.7 ***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
E 16 MAY 31	11:35A	10.4	DD	ORLANDO FL (407) 369-4658	.00 U	
E 17 JUN 13	9:19A	.6	DD	DAYTONABCH FL (386) 274-7974	.00 U	
E 18 JUN 15	1:05P	2.6	DD	FRANKLIN NC (828) 369-0009	.00 U	
E 19 JUN 25	4:31P	.6	DD	NCAPECORAL FL (239) 573-3240	.00 U	
			941/423-5501			
					Subtotal	.00

Subtotal Minutes: 14.2 ***REP LINE ONLY

*****Resume printing of detail

Legend Call Types:

DD - Day

Caller Summary Report

	Calls	Minutes	Amount
941/423-5500	14	21	.00
Main Number	5	19	.00
***Customer Summary	19	41	.00

Caller Summary Report

	Calls	Minutes	Amount
Intra-Lata	6	16	.00
Interstate	5	7	.00
Intrastate	8	17	.00
***Customer Summary	19	41	.00

941/423-5501

Date of Bill 7/01/17

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 \$363.25 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.

Effective with this bill, the Access Recovery Charge (ARC) increased \$0.42 per line, \$0.81 per Centrex, \$0.39 per Multi-line, and \$1.95 per ISDN PRI line. Please contact Customer Service with any questions.

Frontier is required by federal, state and/or local authorities to move our facilities to accommodate road construction. Effective with your next bill, Frontier will implement a new recurring Frontier Road Recovery surcharge of \$0.95 per month, which will be used to help offset those expenses. Please contact Customer Service with any questions.

Effective with your next bill, the new applicable late payment fee will increase to \$9.00 and 1.5%, for customers who subscribe to Voice, Internet, or TV.††Please contact Customer Service with any questions.

Upon termination of service, you must return equipment owned by Frontier. Failure to return Frontier Equipment, or returning Equipment in a damaged condition (subject only to reasonable wear and tear) will result in the imposition of an Equipment fee that may be substantial.

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 1-304-344-0435, by email to Video.Closed.Caption@ftr.com, or by mail to Frontier, 1500 MacCorkle Avenue, Charleston, WV 25396, Attn: Anthony Kasey, Manager.

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You may choose not to allow us to use your CPNI to offer you additional products or services, such as, long distance, High-Speed Internet, or bundled packages. If Frontier's use of your customer information for this purpose is acceptable to you, you do not need to take any action. Your consent to Frontier's use of your CPNI will be inferred after thirty (30) days. If you wish to restrict Frontier's use of your CPNI, you may call 1-877-213-1556 or visit www.frontier.com/cpni.

Even if you consent to Frontier's use of your CPNI, as described above, you can change your mind at any time and contact customer service to make that change. Any restriction of Frontier's use of your CPNI will stay in effect until you notify us otherwise. If you choose to restrict access to your CPNI, your service will not be affected - you will continue to receive the same high quality

941/423-5501

Date of Bill 7/01/17

services from Frontier. You should know that restricting Frontier's use of your CPNI will not eliminate all of our marketing contacts with you. You may still receive marketing contacts that are not based on your restricted CPNI. Frontier takes the privacy of customer information seriously and appreciates the opportunity to provide high quality communications services to you.

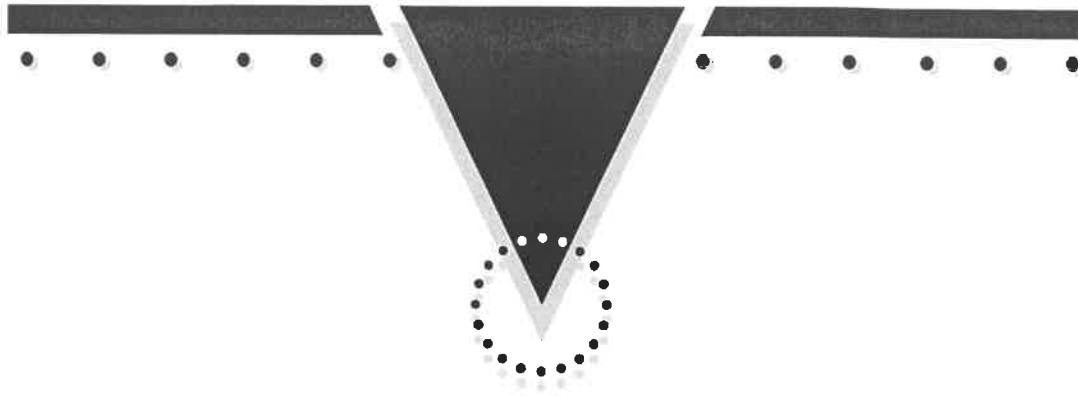
For up-to-date channel information please visit:
<http://frontier.com/channelupdates>

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-FLABUSBU 5342NY 0000000000000363.25
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Lakeside Plantation

Community Development District

Unaudited Financial Reporting
July 31, 2017



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**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT**

**COMBINED BALANCE SHEET
July 31, 2017**

	General	Debt Service	Capital Reserve	Totals
Assets				
<u>Cash:</u>				
Operating Account	\$ 83,387	\$ -	\$ -	\$ 83,387
Debit Card Account	2,977	-	-	2,977
Money Market Account	245,978	-	-	245,978
Petty Cash	50	-	-	50
Capital Reserve Account	-	-	382,316	382,316
<u>Investment - Operations:</u>				
Investment - SBA Fund A	478	-	-	478
<u>Investment - Bonds:</u>				
Reserve Fund	-	38,390	-	38,390
Revenue Fund	-	75,167	-	75,167
Prepayment Fund	-	0	-	0
Prepaid Expenses	3,684	-	-	3,684
Due from General Fund	-	23	-	23
Total Assets	<u>\$ 336,554</u>	<u>\$ 113,581</u>	<u>\$ 382,316</u>	<u>\$ 832,451</u>
Liabilities & Fund Balances				
Liabilities				
Accounts Payable	\$ 3,830	\$ -	\$ 11,350	\$ 15,180
Due to Debt	23	-	-	23
Customer Deposits	1,125	-	-	1,125
Total Liabilities	<u>\$ 4,978</u>	<u>\$ -</u>	<u>\$ 11,350.00</u>	<u>\$ 16,328</u>
Fund Balances				
Restricted for Debt Service	\$ -	\$ 113,581	\$ -	\$ 113,581
Assigned for Capital Projects	-	-	370,966	370,966
Unassigned	331,576	-	-	331,576
Total Fund Balances	<u>\$ 331,576</u>	<u>\$ 113,581</u>	<u>\$ 370,966</u>	<u>\$ 816,123</u>
Total Liabilities & Fund Balances	<u>\$ 336,554</u>	<u>\$ 113,581</u>	<u>\$ 382,316</u>	<u>\$ 832,451</u>

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending July 31, 2017

	Adopted Budget	Prorated Budget Thru 07/31/17	Actual Thru 07/31/17	Variance
Revenues:				
Tennis Club	\$ 20,000	\$ 16,667	\$ 17,179	\$ 512
Activities	10,000	8,333	5,657	(2,676)
Clubhouse Rentals	3,000	2,500	1,575	(925)
Miscellaneous	1,500	1,250	928	(322)
Interest	50	42	26	(16)
Operations & Maintenance Assessments	656,520	656,520	664,336	7,816
Total Revenues	\$ 691,070	\$ 685,312	689,701	\$ 4,389

Expenditures:

Administrative				
Supervisor Fees	\$ 11,000	\$ 9,000	\$ 7,200	\$ 1,800
District Manager	36,050	30,042	30,042	(0)
District Counsel	25,000	20,833	12,669	8,165
Reimbursable Expenses	600	500	-	500
District Engineer	10,000	8,333	7,040	1,293
Disclosure Report	1,000	833	833	0
Trustee Fees	4,400	4,400	4,129	271
Audit Fees	4,200	4,200	3,500	700
Postage, Phone, Fax, Copies	200	167	1,041	(874)
General Liability Insurance	5,500	5,500	5,500	-
Legal Advertising	1,500	1,250	779	471
Dues, Licenses & Fees	175	175	175	-
Other Current Charges	1,900	1,583	1,696	(112)
Property Insurance	7,400	7,400	7,996	(596)
Information Technology	700	583	833	(249)
Total Administrative	\$ 109,625	\$ 94,800	\$ 83,432	\$ 11,368

Operations				
Personnel Services (Management Contract)	\$ 172,120	\$ 143,433	\$ 143,730	\$ (297)
Road & Sidewalk Repairs & Maintenance	5,000	4,167	4,193	(26)
Common Area Renewal & Maintenance	10,000	8,333	600	7,733
Street Light/Decorative Light	10,000	8,333	8,728	(395)
Landscape Maintenance - Contract	88,250	73,542	73,542	(0)
Landscape Maintenance - Other	5,000	4,167	3,812	355
Mulch	12,000	10,000	8,160	1,840
Irrigation Maintenance	500	417	887	(470)
Lake Maintenance	14,000	11,667	9,660	2,007
Electric Utility Services - Entrance Feature	9,000	7,500	6,712	788
Water Utility Services - Entrance Feature	1,000	833	2,321	(1,488)
Repairs & Maintenance - Entrance Feature	3,000	2,500	-	2,500
Miscellaneous Tools & Equipment	1,200	1,000	-	1,000
Landscape Inspection Services	3,300	2,750	2,200	550
Traffic Enforcement	-	-	804	(804)
Total Operations	\$ 334,370	\$ 278,642	\$ 265,348	\$ 13,294

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending July 31, 2017

	Adopted Budget	Prorated Budget Thru 07/31/17	Actual Thru 07/31/17	Variance
Clubhouse				
Activities	\$ 19,000	\$ 15,833	\$ 13,343	\$ 2,491
Licenses/Fees	625	625	830	(205)
General Supplies	10,000	8,333	7,035	1,298
Maintenance	10,000	8,333	7,900	433
Office Supplies	3,000	2,500	2,068	432
Public Communication	1,400	1,167	946	221
Pest Control	600	500	450	50
Security	1,500	1,250	1,222	28
AED	300	250	-	250
Telephone & Internet Services	5,000	4,167	3,582	585
Janitorial Supplies	2,500	2,083	2,250	(166)
Electric Utility Services - Clubhouse	16,000	13,333	12,070	1,263
Gas Utility	250	208	128	81
Garbage Collection	1,900	1,583	1,586	(3)
Water Utility Services - Clubhouse	3,000	2,500	2,824	(324)
Electric Utility Services - Pool	16,500	13,750	11,860	1,890
Pool Maintenance - Other	10,000	8,333	9,851	(1,518)
Tennis Courts - Maintenance	7,500	6,250	9,180	(2,930)
Tennis Courts - Programs	3,000	2,500	3,100	(600)
Water Utility Services - Tennis Courts & Pool	5,000	4,167	1,704	2,463
Total Clubhouse	\$ 117,075	\$ 97,667	\$ 91,928	\$ 5,739
Other Expenditures				
Transfer Out - Current Year	\$ 130,000	\$ 100,000	\$ 100,000	\$ -
Total Other Expenditures	\$ 130,000	\$ 100,000	\$ 100,000	\$ -
Total Expenditures	\$ 691,070		\$ 540,708	
Excess Revenues (Expenditures)	\$ -		\$ 148,993	
Fund Balance - Beginning	\$ -		\$ 182,583	
Fund Balance - Ending	\$ -		\$ 331,576	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE SERIES 1999
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending July 31, 2017

	Adopted Budget	Prorated Budget Thru 07/31/17	Actual Thru 07/31/17	Variance
<u>Revenues:</u>				
Assessments - On Roll	\$ 175,905	\$ 175,905	\$ 177,607	\$ 1,702
Assessments - Direct Billed	8,842	8,842	8,842	-
Interest	10	8	238	230
Total Revenues	\$ 184,757	\$ 184,755	\$ 186,687	\$ 1,932
<u>Expenditures:</u>				
Interest - 11/1	\$ 58,380	\$ 58,380	\$ 58,380	\$ -
Principal - 5/1	65,000	65,000	65,000	-
Interest - 5/1	58,380	58,380	58,380	-
Total Expenditures	\$ 181,760	\$ 181,760	\$ 181,760	\$ -
Excess Revenues (Expenditures)	\$ 2,997		\$ 4,927	
Fund Balance - Beginning	\$ 99,742		\$ 108,653	
Fund Balance - Ending	\$ 102,739		\$ 113,581	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL RESERVE FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending July 31, 2017

	Adopted Budget	Prorated Budget Thru 07/31/17	Actual Thru 07/31/17	Variance
<u>Revenues:</u>				
Transfer In - Current Year	\$ 130,000	\$ 100,000	\$ 100,000	\$ -
Total Revenues	\$ 130,000	\$ 100,000	\$ 100,000	\$ -
<u>Expenditures:</u>				
Property Site Elements	\$ 106,300	\$ 88,583	\$ 103,486	\$ (14,903)
Clubhouse Interior	44,796	37,330	8,700	28,630
Reserve Study	-	-	3,300	(3,300)
Reserve Component Inventory	-	-	9,451	(9,451)
Contingency	-	-	35	(35)
Total Expenditures	\$ 151,096	\$ 125,913	\$ 124,972	\$ 941
Excess Revenues (Expenditures)	\$ (21,096)		\$ (24,972)	
Fund Balance - Beginning	\$ 457,695		\$ 395,938	
Fund Balance - Ending	\$ 436,599		\$ 370,966	

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	\$ 11,207	\$ 3,605	\$ (250)	\$ 1,192	\$ 10	\$ 743	\$ 10	\$ 662	\$ -	\$ -	\$ -	\$ -	\$ 17,179
Activities	1,023	503	1,100	865	270	1,325	305	266	-	-	-	-	5,657
Clubhouse Rentals	700	300	-	575	-	-	-	-	-	-	-	-	1,575
Miscellaneous	16	319	4	83	-	150	293	63	-	-	-	-	928
Interest	1	1	0	5	4	3	3	3	3	3	-	-	26
Operations & Maintenance Assessments	-	207,229	313,736	23,191	17,201	6,774	22,650	19,210	54,259	87	-	-	664,336
Total Revenues	\$ 12,947	\$ 211,957	\$ 314,590	\$ 25,910	\$ 17,484	\$ 8,996	\$ 23,261	\$ 20,204	\$ 54,262	\$ 90	\$ -	\$ -	\$ 689,701

Expenditures:													
Administrative													
Supervisor Fees	\$ 1,000	\$ 1,000	\$ -	\$ 800	\$ 1,000	\$ 600	\$ 1,000	\$ 1,000	\$ 800	\$ -	\$ -	\$ -	\$ 7,200
District Manager	3,004	3,004	3,004	3,004	3,004	3,004	3,004	3,004	3,004	3,004	-	-	30,042
District Counsel	2,056	1,033	119	2,345	2,623	1,496	1,514	541	943	-	-	-	12,669
Reimbursable Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-
District Engineer	375	241	300	-	1,125	2,974	300	900	150	675	-	-	7,040
Disclosure Report	83	83	83	83	83	83	83	83	83	83	-	-	833
Trustee Fees	2,683	-	-	-	-	-	-	-	1,446	-	-	-	4,129
Audit Fees	-	-	-	-	-	-	-	-	-	-	-	-	3,500
Postage, Phone, Fax, Copies	9	86	122	64	191	95	98	133	109	133	-	-	1,041
General Liability Insurance	5,500	-	-	-	-	-	-	-	-	-	-	-	5,500
Legal Advertising	-	92	-	93	186	83	82	82	80	83	-	-	779
Dues, Licenses & Fees	175	-	-	-	-	-	-	-	-	-	-	-	175
Other Current Charges	-	833	303	38	134	268	60	15	46	-	-	-	1,696
Property Insurance	7,996	-	-	-	-	-	-	-	-	-	-	-	7,996
Information Technology	83	83	83	83	83	83	83	83	83	83	-	-	833
Total Administrative	\$ 22,965	\$ 6,455	\$ 4,015	\$ 6,510	\$ 8,429	\$ 8,687	\$ 9,724	\$ 5,840	\$ 6,745	\$ 4,061	\$ -	\$ -	\$ 83,432

Operations													
Personnel Services (Management Contract)	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ 14,373	\$ -	\$ -	\$ 143,730
Road & Sidewalk Repairs & Maintenance	-	-	498	-	-	3,695	-	-	-	-	-	-	4,193
Common Area Renewal & Maintenance	-	3,975	90	860	-	365	3,140	-	298	600	-	-	600
Street Light/Decorative Light	-	7,354	7,354	7,354	7,354	7,354	7,354	7,354	7,354	7,354	-	-	8,728
Landscape Maintenance - Contract	7,354	7,354	7,354	7,354	7,354	7,354	7,354	7,354	7,354	7,354	-	-	73,542
Landscape Maintenance - Other	1,890	-	932	-	195	150	390	-	-	255	-	-	3,812
Mulch	-	-	-	-	-	-	-	-	8,160	-	-	-	8,160
Irrigation Maintenance	169	-	66	-	47	268	-	-	-	337	-	-	887
Lake Maintenance	966	966	966	966	966	966	966	966	966	966	-	-	9,660
Electric Utility Services - Entrance Feature	657	673	653	650	768	659	673	645	650	683	-	-	6,712
Water Utility Services - Entrance Feature	546	231	18	26	34	102	74	177	231	881	-	-	2,321
Repairs & Maintenance - Entrance Feature	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous Tools, Equipment	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Inspection Services	-	-	550	-	550	-	550	-	550	-	-	-	2,200
Traffic Enforcement	-	-	-	-	-	402	-	-	402	-	-	-	804
Total Operations	\$ 25,956	\$ 27,572	\$ 25,500	\$ 24,229	\$ 24,288	\$ 28,334	\$ 27,520	\$ 23,516	\$ 32,984	\$ 25,449	\$ -	\$ -	\$ 265,348

Lakeside Plantation

COMMUNITY DEVELOPMENT DISTRICT STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Clubhouse													
Activities	\$ 2,224	\$ 1,174	\$ 1,627	\$ 1,131	\$ 2,255	\$ 1,525	\$ 1,284	\$ 1,179	\$ 464	\$ 480	\$ -	\$ -	\$ 13,343
Licenses/Fees	-	-	-	289	-	-	-	-	-	541	-	-	830
General Supplies	563	411	957	778	743	738	673	614	1,345	213	-	-	7,035
Maintenance	2,231	262	853	347	548	93	974	571	1,625	397	-	-	7,900
Office Supplies	45	-	8	7	161	996	143	178	490	40	-	-	2,068
Public Communication	40	40	40	321	40	305	40	40	40	40	-	-	946
Pest Control	150	-	-	150	-	-	150	-	-	-	-	-	450
Security	387	147	-	-	147	-	344	147	50	-	-	-	1,222
AED	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone & Internet Services	352	352	352	358	352	356	356	365	374	363	-	-	3,582
Janitorial Supplies	302	75	327	235	216	570	303	200	-	22	-	-	2,250
Electric Utility Services - Clubhouse	1,292	1,180	1,039	1,095	1,177	1,116	1,139	1,252	1,411	1,368	-	-	12,070
Gas Utility	13	13	13	13	13	13	13	13	13	13	-	-	128
Garbage Collection	159	159	159	159	159	159	159	159	159	159	-	-	1,586
Water Utility Services - Clubhouse	171	649	251	144	164	154	195	195	335	566	-	-	2,824
Electric Utility Services - Pool	768	977	1,230	1,332	1,700	1,415	1,504	1,367	914	653	-	-	11,860
Pool Maintenance - Other	1,500	555	223	847	109	1,146	110	2,105	525	2,731	-	-	9,851
Tennis Courts - Maintenance	470	161	2,497	2,872	1,206	27	200	415	1,325	7	-	-	9,180
Tennis Courts - Programs	-	385	420	895	700	700	-	-	-	-	-	-	3,100
Water Utility Services - Tennis Courts & Pool	157	123	215	154	168	209	198	209	151	119	-	-	1,704
Total Clubhouse	\$ 10,824	\$ 6,663	\$ 10,211	\$ 11,128	\$ 9,857	\$ 9,523	\$ 7,783	\$ 9,008	\$ 9,219	\$ 7,712	\$ -	\$ -	\$ 91,928
Other Expenditures													
Transfer Out	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Total Other Expenditures	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
Total Expenses	\$ 59,744	\$ 40,691	\$ 39,727	\$ 41,867	\$ 142,574	\$ 46,544	\$ 45,028	\$ 38,364	\$ 48,948	\$ 37,222	\$ -	\$ -	\$ 540,708
Excess Revenues (Expenditures)	\$ (46,798)	\$ 171,266	\$ 274,864	\$ (15,957)	\$ (125,090)	\$ (37,548)	\$ (21,767)	\$ (18,160)	\$ 5,314	\$ (37,132)	\$ -	\$ -	\$ 148,993

**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	
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)
CURRENT BONDS OUTSTANDING	\$	1,615,000.00

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2017

TAX COLLECTOR

							Gross Assessments	\$	880,463	\$	694,731	\$	185,733				
							Net Assessments	\$	832,038		656,520	\$	175,517				
							1999										
Date Received	Dist	Gross Assessments Received	Discounts/ Penalties	Commissions Paid	Interest Income	Net Amount Received	General Fund 78.91%	Debt Svc Fund 21.09%	Total 100%								
11/18/16	16-01	\$ 90,418.94	\$ 3,750.73	\$ 1,300.02	\$ -	\$ 85,368.19	\$ 67,359.87	\$ 18,008.32	\$ 85,368.19								
11/30/16	16-02	\$ 187,459.93	\$ 7,498.54	\$ 2,699.42	\$ -	\$ 177,261.97	\$ 139,868.77	\$ 37,393.20	\$ 177,261.97								
12/14/16	16-03	\$ 395,277.17	\$ 15,807.59	\$ 5,692.04	\$ -	\$ 373,777.54	\$ 294,929.62	\$ 78,847.92	\$ 373,777.54								
12/21/16	16-04	\$ 25,155.41	\$ 958.33	\$ 362.96	\$ -	\$ 23,834.12	\$ 18,806.34	\$ 5,027.78	\$ 23,834.12								
1/31/17	16-05	\$ 30,602.33	\$ 918.08	\$ 445.26	\$ 151.56	\$ 29,390.55	\$ 23,190.65	\$ 6,199.90	\$ 29,390.55								
2/28/17	16-06	\$ 22,723.20	\$ 592.13	\$ 331.97	\$ -	\$ 21,799.10	\$ 17,200.61	\$ 4,598.49	\$ 21,799.10								
3/29/17	16-07	\$ 8,783.14	\$ 66.80	\$ 130.75	\$ -	\$ 8,585.59	\$ 6,774.47	\$ 1,811.12	\$ 8,585.59								
4/28/17	16-08	\$ 29,091.05	\$ -	\$ 436.37	\$ 50.55	\$ 28,705.23	\$ 22,649.90	\$ 6,055.33	\$ 28,705.23								
5/31/17	16-09	\$ 24,716.63	\$ -	\$ 370.75	\$ -	\$ 24,345.88	\$ 19,210.15	\$ 5,135.73	\$ 24,345.88								
6/23/17	16-10	\$ 69,812.02	\$ -	\$ 1,047.18	\$ -	\$ 68,764.84	\$ 54,258.98	\$ 14,505.86	\$ 68,764.84								
7/31/17	16-11	\$ -	\$ -	\$ -	\$ 110.15	\$ 110.15	\$ 86.91	\$ 23.24	\$ 110.15								
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -								
Totals		\$ 884,039.82	\$ 29,592.20	\$ 12,816.72	\$ 312.26	\$ 841,943.16	\$ 664,336.26	\$ 177,606.90	\$ 841,943.16								

Imagine School at North Port Inc.

\$ 8,842.03

\$

-

\$

8,842.03

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 1999 DEBT
10/13/16	2262	11/1/16	\$ 8,842.03	\$ 8,842.03	\$ -	\$ -	\$ 8,842.03
			<u>\$ 8,842.03</u>	<u>\$ 8,842.03</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 8,842.03</u>

SECTION IX

A

Lakeside Plantation CDD

ACTION ITEMS

as of 8/16/2017

Item #	Meeting Assigned	Action Item	Assigned To	Date Due	Status	Comments
1	11/16/16	Evaluate Proposals for Renovation of Koi Pond/Picnic Area	Vesta		In Process	Proposals included in 8/16/17 agenda
2	11/16/16	Consideration of Proposals for Preserve Maintenance	Robson		Deferred	Deferred to December 2017
3	2/15/17	Enhanced Traffic Enforcement	Flint		Ongoing	Alternate months (resume in August 2017) Board to determine if program is to continue in October

B



Lakeside Plantation CDD **Community Development District**

Amenity Center Management Report

Date of Meeting: August 16th, 2017

Submitted by: Alicia Belden & Nathan Trates

➤ **Facility**

- **Completed Bocce ball landscaping**
- **Completed removal of horseshoes area**
- **Tennis fence clamps replacement(on-going)**
- **Clubhouse AC unit repaired**
- **Street lights on Plantation BLVD repaired**
- **Clubhouse carpets cleaned**
- **Completed median renovation**
- **Cleaning company hired**
- **Removal and replacement of dead trees near shed**
- **Concrete pads poured for bocce ball benches**
- **Completed playground area renovation**

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

- **Tennis – Daily**
- **Water Aerobics – Monday through Friday - 9:30 am**
- **Mahjongg – Tuesdays - 1:00 pm & Wednesdays – 12:30 PM**
- **Mexican Train – Wednesday's & Friday's – 12:30 PM**
- **Bridge – Thursdays – 7:00 PM**
- **Swim Lessons – every Tuesday & Thursday at 10:30 pm**
- **Stretch & Strengthen – Monday & Thursday @ 10 am**

➤ **Special Events:**

- **Wine & Cheese**
- **4th of July BBQ**
- **Coffee & Donuts X 2**
- **Pizza Night**
- **Back to School Pizza Party**

Amenity Management

1: Quotes for refinishing the pool and spa

2: Quotes for picnic area