

*Lakeside Plantation
Community Development District*

Agenda

February 17, 2016



Lakeside Plantation

Community Development District

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

February 10, 2016

Board of Supervisors
Lakeside Plantation
Community Development District

Dear Board Members:

A Workshop and Regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held **Wednesday, February 17, 2016 at 6:30 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Blvd, North Port, FL**. Following is the advance agenda for the meeting:

WORKSHOP AGENDA

- I. Roll Call and Pledge of Allegiance
- II. Public Comment Period
- III. Discussion of Amenity Facilities Renovations and Upgrades
- IV. Adjournment

BUSINESS MEETING AGENDA

- I. Roll Call
- II. Public Comment Period
- III. District Engineer Report
 - Update on Lake Bank Restoration Project
- IV. Unfinished Business Items
 - Status of Amenity Facilities Review and Conceptual Plan
- V. New Business Items
 - Clubhouse Rental (Harry Smith)
- VI. Business Administration
 - A. Approval of Minutes of the January 20, 2016 Meeting
 - B. Approval of Check Registers – January 31, 2016
 - C. Balance Sheet and Income Statement – January 31, 2016
- VII. Staff Reports
 - A. District Counsel
 - B. District Manager – Action Items
 - C. Amenities Manager - Report
- VIII. Other Business
- IX. Supervisors' Requests
- X. Adjournment

The second order of business is the Public Comment Period where the public has an opportunity to be heard on propositions coming before the Board as reflected on the agenda, and any other items.

Under the third order of business the District' Engineer will report on the lake bank restoration project.

The fourth order of business is Unfinished Business and discussion of the Amenity facilities review and conceptual plan.

The fifth order of business New Business Items. Any new business items will be covered under this section.

The sixth order of business is Business Administration. Section A is the approval of the minutes from the January 20, 2016 meeting for your review. Section B is approval of the check registers. Section C includes the balance sheet and income statement. Copies of each are enclosed for your review.

The seventh order of business is Staff Reports. The following items are enclosed for your review:

- Section B is the Manager's Actions Items List; and
- Section C is the Amenities Manager's Report.

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,

G S Flint/jmr

George S. Flint
District Manager

Cc: Michael Eckert, District Counsel
Lindsay Whelan, District Counsel
David Robson, District Engineer
Robert Wittebort, Amenities Manager
Joe Montagna, Vesta
Darrin Mossing, GMS

Enclosures

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V.

From: George Flint <gflint@gmscfl.com>
Sent: Friday, January 29, 2016 11:25 AM
To: Jeannie Rugg
Cc: Stacie Vanderbilt
Subject: Fwd: Question - Should There be Fee?

please make a note to include this on the agenda.

Begin forwarded message:

From: Harry Smith <hks056@gmail.com>
Subject: Fwd: Question - Should There be Fee?
Date: January 29, 2016 at 11:12:41 AM EST
To: GEORGE FLINT <GFLINT@gmscfl.com>

Mr. Flint

I know we are trying to keep our Feb. meeting to a minimum but can we make sure this is on the agenda.

----- Forwarded message -----

From: Harry Smith <hks056@gmail.com>
Date: Fri, Jan 29, 2016 at 11:05 AM
Subject: Re: Question - Should There be Fee?
To: WilliamNelson <snelson1@eastlink.ca>
Cc: Eileen Buckley <ebuckley@aol.com>, joelakesidecdd@aol.com, budsabol1528@gmail.com, sfm1956@verizon.net, cpc1747@gmail.com

It is my understanding that the clubhouse is made available to the HOA meetings as a free function. But if an individual wants to use the clubhouse it would come under the rent agreement. Because this is a CDD question and we have the sunshine law to consider, I believe the best course of action is to wait until the next CDD meeting Feb. 17 and as a board we can discuss how this should be handled.

Harry Smith

On Thu, Jan 28, 2016 at 11:09 AM, WilliamNelson <snelson1@eastlink.ca> wrote:
Hi Eileen:

Having participated and assisted with most of the functions mentioned, it was my understanding that if we were holding a function that was open to all members of the Lakeside Plantation Community (keeping in mind that the Club House can only hold so many people at a time) that there was no charge for using "our own Club House". In addition, the staff at the Club House would look after set up/take down of tables chairs etc. and in some cases in the past have provided the coffee/tea and given us a budget to put on the function as the function was an opportunity for members of the community to "socialize" with other member of the Lakeside Plantation community.

It is volunteers from a community, who are willing to give of themselves to provide functions for others, who make the community....

Sue Nelson
1591 Scarlett Ave.

On 01/28/16 09:00 AM, Eileen Buckley <ebuckley@aol.com> wrote:
Good Morning, All,

One quick question for you- A small group of LP residents, is trying to plan a Ladies Lunch with a theme. This group, although not always consisting of the same members, has put on An English Tea, Fashion Shows featuring clothing from consignment shops, as well as the annual Christmas Gift Exchange Ladies Lunch. These events have been well attended and enjoyed.

We are considering putting on a Tea and Easter Bonnet Ladies Lunch. In the pre-planning, a member of this committee approached the Facility Manager about securing a date and time for the event. He told this person that we may have to "rent" the facility, thus paying a fee. My question is: If this event is open to all Lakeside Plantation women (and men, if they so choose), is not advertised to an outside audience, and does not produce a revenue, should there be any fee involved for use of the facility and assistance in setting up the tables for the event?

Your quick response is requested, so we can proceed with planning the event or not.

Eileen Buckley Foster
1963 Scarlett Ave

Sent from my iPad

George S. Flint
Governmental Management Services -
Central Florida, LLC
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**MINUTES OF MEETING
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Lakeside Plantation Community Development District was held on Wednesday, **January 20, 2016** at 7:00 p.m. at the Lakeside Plantation Clubhouse, 2200 Plantation Boulevard, North Port, Florida.

Present and constituting a quorum:

Alan (Bud) Sabol	Chairman
Harry Smith	Vice Chairman
Sharon Moore	Supervisor
Camille Stephens	Supervisor
Joe Szewczyk	Supervisor

Also present:

George Flint	District Manager
Mike Eckert	District Attorney
David Robson	District Engineer
Rob Wittebort	Facilities Manager
Joe Montagna	Vesta (by Telephone)
David Bishop	Ugarte Architecture
Several Residents	

FIRST ORDER OF BUSINESS

Roll Call and Pledge of Allegiance

Mr. Flint called the meeting to order, called the roll, and the Pledge of Allegiance was recited.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Kim Maize: I have two items I want to bring up tonight. My main issue is people are consistently blocking the sidewalk with their cars. They are parking beyond their driveways and parking on the street. I understand it is not allowed in our neighborhood. People are parking on their lawns which absolutely looks like trash. My daughter utilizes a wheelchair and she likes to go out for walks. If I am taking her for a walk and someone is rude enough to block the sidewalk, I have to maneuver her over the grass, down curbs, and it is not easy. She is 13 ½ years old and it is like pushing an adult in a wheelchair and then to get her back up. One night a homeowner who saw me doing this stood there and said I feel really bad. We were stuck trying to get around these cars. It is an ongoing issue. I have called the North Port police so many times to report cars. Over

summer break we had 14 violations going around Scarlett. Something needs to be done. It is not only rude and inconvenient, it is a violation of the ADA so something needs to be addressed with that. My other issue are some houses, and there is one particular at 1868 Scarlett which is not part of the HOA, but it consistently looks like a used car lot. I realized they may have had a function going on because it appeared there might have been a funeral wreath outside the home; however, I left to get my son from school at 2:45 p.m. and stopped at the stop sign so I am on Scarlett turning left onto Plantation, and I was almost hit in my new car because 15 cars were parked around that house, on the lawn, on the street and someone turning onto Scarlett could not see me sitting at the stop sign. Even if they did have something going on, they could park in this lot and people can walk to their home. You go past their home on any Monday night or weekend night and it looks like a used car lot. I did not buy my house in this development for issues such as these. I bought here because it was my understanding there were rules in place, rules to be followed, and everyone would be maintaining their homes in a nice manner. I want my home to look nice. I have a landscaper who takes care of my house. I think with some of these issues someone needs to take leadership of and try to make our neighborhood look nice. If you go into our neighboring residences they don't look like that, we look awful. It is going to bring down everyone's property values eventually because no one is going to want to buy in here once they take a ride around and see what is going on. Thank you.

Ms. Deborah Jones: I want to back her up on those statements. I am an independent. I take great pride in my home and my property, and most of the people I know that are independents feel exactly the same way. A lot of people think that this side of Scarlett looks like the ghetto. I have heard it a million times because of the way they do park and it is trashy looking. Not to say there may not be some on this side, but the one on the corner is the worst offender. Secondly, I am going to bring it up one last time about speeding. I know it is not all people who live here. There are people probably coming from Cypress or passing through. I am sick and tired of going to the police department, and I am also worried there is going to be a death, and maybe that is what it is going to take before someone does something. The Board has not backed me up. I go down to the police station by myself. I have been up here two or three times complaining about the speeding. I even had one person in the neighborhood tell me this isn't a trailer park and we don't need any speed bumps. Well maybe we do. I was in Naples today in a very rich gated community and guess what they have. They have plastic speed bumps in a very nice neighborhood. It is not just here. I have never lived in a trailer park so I don't know what that looks like. I wish that

someone in this community would help back me up and go to the North Port Police. I thought the Board signed some sort of an agreement with them. They never come back here, they never issue tickets. When I spoke to the lieutenant, he said they issued a lot of tickets, 14 to be exact, and not a single one in this neighborhood. I think someone needs to do something before someone gets hurt or killed here. I think the Board should help make a decision, I'll be your liaison. I have no problem and if it was my decision I would do anything I could to get them to stop speeding. Lugging that machine around is a waste of time because no one pays attention to it, just like the speed limit being 30 mph. I told them before they could generate a lot of revenue for the police department. I think it would just take a few tickets at \$150 a pop to slow the people down.

Mr. Flint: This issue is on the action items list, and District Counsel also sent an email with some background on the issue of parking. I think Mike is prepared to address that during his report or under the action items. We take public comments and we address the issues raised through the course of the agenda. If it is an item not on the agenda it will come up under other business or new business.

THIRD ORDER OF BUSINESS

Organizational Matters – Election of Officers – Resolution 2016-01

Mr. Flint: You are required by statute to hold an election of officers after each election which occurs every two years, but you can have the elections more frequently than that. The Board has chosen to consider the election of officers each January of each year. We have included Resolution 2016-01 in your packet which considers the election of the chair, vice chair, secretary, treasurer and assistant secretaries. The chair and vice chair are required to be Board members, the other officers can be Board members or non-Board members. Currently Mr. Szewczyk is chair; Mr. Sabol is vice chair; Ms. Moore, Ms. Stephens and Mr. Smith are assistant secretaries, I am secretary, Jason Showe who is another District Manager in our office is assistant secretary in case he needs to attend meetings on my behalf; Ariel Lovera is the District Accountant is treasurer and Teresa Viscarra is assistant treasurer who works in our office. The Board can handle this a couple of different ways. You can take each office individually, or you can elect a slate of officers in one motion. It is up the Board.

On MOTION by Mr. Szewczyk, seconded by Ms. Moore, with all in favor, Resolution 2016-01, Election of Officers: Mr. Alan (Bud) Sabol as Chair; Mr. Harry Smith, Jr. as Vice Chair; Mr. George S. Flint as Secretary; Mr. Ariel Lovera as Treasurer; Ms. Teresa Viscarra as Assistant Treasurer; Mr. Joseph Szewczyk, Ms. Camille Stephens, Ms. Sharon Moore and Mr. Jason Showe as Assistant Secretaries, was adopted.

Mr. Flint: At this point Mr. Sabol is chair, and if you wish I can continue walking through the agenda, or it is your prerogative as chair to do so.

Mr. Sabol: Please continue.

FOURTH ORDER OF BUSINESS

District Engineer Report

➤ Update of Lake Bank Restoration Project

Mr. Robson: Since the last meeting I supplied a punch list of items that the contractor did not complete and he has since completed those. We have documented with photographs. In a normal dry season there would be plenty of time for the repaired sod to get established, and this weather has not been typical. Next month there will be lighter before the meeting and I will be able to complete a circuit round of the lakes to observe the repairs to see if any follow up is needed on the District's part. Fortunately Mr. Smith leaves adjacent to some of them and gave me an update on one of the critical areas and said it is looking fine, which gives me a good feeling that next month I will be seeing good news and not bad news. The second thing I am working with the District Manager on is the preserve maintenance. Looking back over the report prepared by the environmental specialist, it was pretty much that Brazilian pepper, melaleuca and cogongrass is in every one of the preserves. Building a proposal that targets selected reserves does not make a lot of sense when we will need to address exotics in every one of the preserves. The original discussion at the meeting was to not go after all 73 acres, but to do certain parcels. In digging into the details, we are back to there was something in every one of the parcels. Next it begged the question, do we do all exotics or targeted exotics. Dustin Horman with Earth Balance used to do the preserve maintenance when the developer was doing the work, and he is now with Lake Masters that has a preserve maintenance department in their company. I believe his familiarity with the project would be an asset to have him look at these preserves to see if there is a cost reduction in doing targeted exotics versus all exotics. If there are savings maybe he can give us guidelines for us to try to write a scope of services. What makes the most sense is to give him a list of exotics and what would it cost to maintain it. In other Districts up and down the coast spend

\$100 to \$150 an acre, so we are looking at \$10,000 and if there is any savings to do selective exotics. I will continue to work with the District Manager on that. We are not under any time line requirements by any agency, and with the wet winter we have less of a fire hazard. We still have some time and we can explore these options. Eventually we are going to want to remove all the exotics. If there is any guidance from the Board, do you want to pursue getting proposals for all the exotics or selective exotics?

Ms. Szewczyk: You mentioned possibly looking at both options to see what the potential savings are.

Mr. Robson: I would like direction to go down that way and ask him to take a look and to see if we can get some savings.

Mr. Flint: With the cold weather the treatments is less effective so you really would not want to do any treatment right now anyway. We have a little bit of time to bring something back to you.

Mr. Smith: From the sounds of it most of the exotics were on the outside edge and the middle of the preserves are in pretty good shape. When you say \$100 per acre, are we going to pay \$100 even though there is nothing there?

Mr. Robson: Part of the way it works in other conservation areas is you can have a mix of uplands and wetlands so the \$100 as an average. If you restricted it to just the uplands it would be more per acre. I am sure they built that disparity into the price.

Mr. Sabol: What would happen if we leave the status quo as is it? Do we have to move on this quickly? What would be the situation two years from today if we left it?

Mr. Robson: As time goes on and the amount of exotics to be removed goes up, the cost per acre will go up. You are probably in the five year point right now. As he noted the Brazilian peppers were pretty large and in the larger they get the more seed bed they provide. It is not a one-time maintenance event because you take the plant out and you still have the seed bed of old seeds on the ground and once you clear the material out, it gives the seeds an opportunity to grow. More often than not you are looking at a two to three year program to work your way down through the seed bed, then you can back off particularly since you are under no set schedule requirement down to every other year. If you wait it may be \$150 an acre compared to \$100 an acre because it continued to grow. It is hard for me to predict where it will be until I can get someone to come in and take a look.

Ms. Moore: When I read the report the final summary said certain things should be done. Is it required by law that these be done?

Mr. Robson: Those are recommendations. In the conservation easement there are guidelines we have to follow.

Ms. Moore: I can't remember but one was a fire hazard.

Mr. Robson: The grapevines are one particular fire hazard. They are native plants and are not part of the exotics. We have a two prong program the report talks about. One is the exotics in the preserve and the other are the fire hazards in the preserve. The grapevines and palmettos are fuel and is considered part of the fuel management or fuel prevention. They are part of the fire side and not the exotic side.

Ms. Moore: Maybe we should think about the fire portion.

Ms. Stephens: Isn't there a plant near your house, Sharon?

Ms. Moore: I think a lot of us have plants pretty close to our homes. When I read the summary it made perfect sense to follow what the summary said. If this is how it should be done, we should just do it.

Mr. Robson: You do have flexibility as to how you go about this. I haven't seen the vines. There is an old wall of climbing vines listed and those can be removed. It is the grapevines that go up into the trees that are a fire hazard.

Mr. Flint: In talking with Dave I see this as a two-step process. We felt like addressing the exotic issue would be a first step, and getting proposals for that and getting it taken care of. Any climbing vines associated with the exotics would be taken care of in that step. Once that step is completed we can re-evaluate the fire issue and address it. I think we probably need to do this in two steps as we don't have either of these things in our budget at this point. I understand the fire hazard is a health safety issue, but it is not something that is uncommon in other communities that back up to preserves. You have the same situation. You don't have permit requirement for prescribed burning or fire lines that have to be maintained. It was always contemplated that these preserves would come to the back of peoples' property. I think we should address the exotic issue first, then address the other issue after that is completed, but that is up to you as to how you would like to direct us to proceed.

Mr. Smith: Would there not be a cost savings to do it both at the same time as opposed to having them come out twice to do the same area?

Mr. Robson: The exotic removal will give you a much clearer picture of what remaining fire fuel hazard you may have. In removing the Brazilian pepper they don't just cut it, they have to treat the stump and haul it away, so the fuel is being hauled away. You get a much clearer picture of what is left. A lot of what Gary talked about at the last meeting was on Pond 23 on the east side where we have a lot of palmettos, and is also the area where the Brazilian pepper is hitting the edge. That is where the first cut of removing the Brazilian pepper comes in and then we can evaluate how far we need to go. It can show you a better view of the situation you are in. A community in Collier County has a conservation easement that does not allow them to remove any native plants and they are having to put together an assessment report to sit down with the forest service, Collier County and fire departments to get a permit changed to build access roads and fire breaks for fire protection. You are in a good position where you can clear the exotics out and look at what is left you will get a clearer picture of what needs to be done in step two in fuel management.

Ms. Moore: What do you need from us George?

Mr. Flint: We are looking for direction. If the Board is in agreement with David contacting Lake Masters to have them give us an assessment. I am think in the \$7,500 to \$10,000 it is unlikely we are going to save a lot, and it may end up costing us more because we will have to have them come out later to address some of the exotics we didn't do on the first step. We can see if there is any savings and if they are significant. We have time because we are not in the growing season and we can bring the information back.

Ms. Moore: Sounds fine to me.

Mr. Robson: In taking that approach the scope that will be used for proposals is complete and the map is complete and ready to go.

FIFTH ORDER OF BUSINESS

Unfinished Business Items

➤ Status of Amenity Facilities Review and Conceptual Plan

Mr. Flint: I handed out a revised time line schedule. It is slightly different from what you have, but not significant. Each row is a different step in the process with a projected start and end, and the number of days in the process. The Ugarte contract was signed on December 18th. Tonight we have two things we would ask the Board to consider. One is the date of the public workshop for public input, and the other is to designate a Board member as a liaison to this project to work with the District Manager and Ugarte. We originally circulated February 3 as being a possibility.

Unfortunately, Mr. Szewczyk is not available and in the back and forth in trying to set a date it became apparent that the best thing was to set it this evening. We will push it to a little later in February so we have time to notice the community, put it in the February newsletter and put it on the website. We can get flyers printed and get the information out. Then the survey instrument that would be used will go out immediately after the public workshop. We will have the public workshop and the consultant will put together the survey for the community to fill out and provide information and feedback for the Board to consider. One suggestion we had in regards to the public workshop is to designate it for your regular February monthly meeting and start the workshop at 6:30 p.m. and give roughly and 1 to 1 ½ hours, and then the Board meeting would take place. I don't anticipate much will be on the Board meeting agenda so I think it will be a short meeting. In the event you need to vote on something it would be a good idea to keep the meeting advertised.

Ms. Moore: How do you see the workshop structured? People will just make comments as to what they feel is important and tell us what their wants are.

Mr. Flint: The consultant will be facilitating the meeting. He has done this before. I don't know the exact process he is going to use. The scope of work dimly outlined how he intended to run that workshop. I don't know if he is going to have any preliminary drawings or items for the community to look at, but this is an initial opportunity for feedback from the community. It is not anticipated to be feedback on designs that have already been completed, but more gathering initial information on what the community feels is important to them. In this community you have young families, retired people and everything in between and I think the feedback is going to be much broader than some communities so the amenities have to reflect that, and I think the consultant and Board want to make sure he gets that for the community.

Ms. Moore: Do you need a motion?

Mr. Flint: If the Board is okay with holding it on the regular meeting date, we will hold a workshop notice and Board meeting. The workshop will begin at 6:30 and the Board meeting immediately following or soon after as practical. If the workshop goes over the 1 ½ hours it will be fine. You don't want to have a big void between your workshop and meeting. The consultant is working on getting some verbiage that Rob is going to use in the newsletter and website to notify everyone about the workshop. The other issue is the liaison. The Board can designate a point person. Understand they don't have the authority to make decisions as a signal Board member,

but would be the Board's representative to meet with the consultant, myself, Rob and provide some feedback. Is there an individual who would like to do that maybe you can just raise your hand?

Mr. Sabol: If no one wants to do it, I will gladly do it.

Mr. Flint: Is the Board in agreement?

The Board concurred.

Mr. Flint: The Chair will be the liaison and we will advertise the workshop and meeting. The rest of the process is the surveys will be distributed the day after the Board meeting in February. Once we have the workshop and survey, the consultant compiles the data and analyzes it. They will communicate the findings. Those dates will change as well because the surveys will be pushed out. We will need to update this schedule and I will get it out to the Board in the next day or so. Once the conceptual designs have been produced there will be some final design adjustments and a presentation to the Board. Right now they see the final presentation at the March meeting. With pushing out the workshop and survey that may be pushed a little later. Any questions on the schedule?

Mr. Smith: Is the workshop where they residents can say what they would like to see?

Mr. Flint: Yes.

Mr. Smith: I see you are doing surveys afterwards.

Mr. Flint: We are doing both. The workshop is one vehicle the community can use to provide input. The survey is another. The design of the survey may be impacted by the feedback the consultant gets at the workshop so that is why the survey may not go out until after the workshop because the types of questions asked may affect the survey by the input we get at the workshop. The purpose of the workshop is to get input and that portion is not going to be a Board meeting. We will advertise it so that more than one Board member can be here and not have an issue with the Sunshine Law. The whole purpose is to get resident input and Board input as well.

SIXTH ORDER OF BUSINESS

New Business Items

Mr. Flint: I did not have any specific items under new business. Does the Board have anything they would wish to discuss that was not placed on the agenda?

Mr. Sabol: I am going to speak on an issue a lady in the audience brought up, and after my comments our District Counsel will make his comments on the situation. It is about parking and the CDD problems. It has been an ongoing problem for a long time. I read the email you sent and what that email says is that the statutes of Florida State Code 74 was handed down to North Port,

and when North Port accepted that, we made negotiations with North Port, and we had to follow that same rule as they had accepted it. The rules says as far as I am concerned the car going down the roadway can be parked on the lawn in that direction. Is that correct?

Mr. Eckert: Chapter 74 of the North Port Code specifically says that vehicles are permitted to park in the grassy part of the right-of-way adjacent to the roadway as long as they are faced in the same direction of traffic and they are completely out of the roadway. That is something the City of North Port has in their ordinances, we as a CDD have very limited ability, if any, to control the streets in terms of traffic violations which is why we had to get an agreement with the city for them to come in and enforce their code on our streets. It is specifically permitted to park in that grassy area. It is not permitted to block a sidewalk, and it is not permitted to park in such a way that you are too close to a fire hydrant, too close to an intersection, or blocking someone's ability to get in and out of the driveway. I would argue to the city that it doesn't mean they have to have their car completely in front of my driveway, if I can't get in and out that is an illegally parked vehicle. There is another provision in the policy that says the city can designate areas as no parking zones, but someone has to go to the city and convince the city it is a good idea to make no parking zones on particular roads. That is really the only way to get around what the city allows for parking in a grassy area.

Mr. Sabol: Can someone from the Board go to the city and talk to them about it?

Mr. Eckert: If the Board wants to advocate for no parking signs on the roadways than that is what you have to do. It is a policy decision if the Board wants to advocate for that. Understand you have competing parking considerations in any neighborhood in terms of where do people park if someone has a graduation party or something like that. If there are no parking signs, they will not be allowed to park there for that either.

Mr. Sabol: I don't think people would mind people parking there for one occasion, but people in the community are parking their continually.

Ms. Moore: I think Mike's point is it has to become a law and the city commission will have to take action to say there is no parking on these certain streets. Am I correct?

Mr. Eckert: Yes and put up signs.

Ms. Moore: Can they do no parking on grass along that street versus no parking on the street?

Mr. Eckert: I think the city has the authority to separate the two. On whether or not you can clearly do that is a different story. They can say no parking on the grass, but you would have

a vehicle on the street as long as it is not blocking an emergency vehicle or crosswalk or sidewalk. I would strongly suggest any time you have a vehicle that is blocking the sidewalk, I would be calling the police every time. That is very clear in the code of ordinances that you cannot do that.

Mr. Sabol: That has been done and several people have called the police department and when they came they gave out warnings. The law enforcement is not doing their job. I am thinking some of us should go there and speak to the problem.

Ms. Moore: I suggest a letter from the Board or Chair to the city commissioners as well as the chief of police saying the police are constantly being told and they are showing up and not enforcing the ordinance prohibiting blocking the sidewalks. Karen talked about her daughter but we have another child in a wheelchair and I have seen two or three elderly people trying to walk down the sidewalks and around these cars. I think we have a problem with code enforcement, and that is one issue. We have a city commissioner who lives in this community. I suggest we draft a letter from the Board to the commission and the chief of police saying here is our concern as far as the sidewalk. In as much as I hate seeing cars parked on the grass, if you have company and have more than three cars someone is going to be breaking the law.

Ms. Stephens: The city says you can park on the grass, but the HOA says we can't.

Ms. Moore: The city can't enforce an HOA restriction.

Ms. Stephens: I agree. I know exactly where you are talking about because two days when I was coming around I was almost got clipped. That house always has a ton of company. They are football people and during this time of year there is a party every weekend. I know exactly what you are saying. My friend lives across the street and has a hard time backing out trying not to hit the cars. I know what you are saying. That is the only solution. Unfortunately someone is going to get hurt, and that is when something will be done. I think we should have speed bumps. I don't care what people say, it is a safety issue. That is what people have to understand. Until someone gets hurt then they will say, "Oh yea, they did say that 23,000 times." Let's strategically put them in and be done with it. People speed by.

Ms. Moore: With the speed bumps we don't know how many, where, what they are made of and we don't have the input from the community of how they feel about the speed bumps.

A resident: People are parking on the grass that we pay for, who do you go after when the grass dies and it has to be replaced.

Mr. Szewczyk: My understanding is in order to have no parking on the grass we have to have a sign in front of every single yard.

Mr. Eckert: The city will dictate where the signs go. They will want them to be in the places where they can enforce it and make sure the person has notice it is a no parking zone. We would defer to the city that they have to put them up so they can enforce it, but we should not be dictating to the city where those signs go. They may very well chose to put one in every front yard to make sure it is very clear.

Mr. Sabol: The other thing I understand there is a house bill going through that may give the CDD more leverage to help with this parking on the grass, and give the CDD the ability to tow cars. Before we jump any guns I would like to see where that goes because if that goes through that may give us the strength to say you park there, you're gone.

Mr. Eckert: It will absolutely help us with towing issues on common areas, amenity centers, lake banks; people park in some pretty strange places. How that will interplay into the City of North Port's expressed permission to allow people to park in those grassy areas is something we will need to analyze and work with the city on.

Mr. Sabol: Should we send a letter to the City of North Port or should we ask for a meeting with the police chief?

Mr. Eckert: The people who are registered voters, when you show up at a city commission meeting, are who they pay attention to. This Board can help facilitate whatever you choose to do from a policy standpoint in terms of no blocking the sidewalk, advocate for better enforcement, and put whatever pressure on you can, but I can tell you in all my years of experience it is the registered voters who are the ones who can turn the tides by showing up at the city commission meetings in force.

Ms. Moore: Can we send out a communication notifying every one of the future city commission meeting where we will be advocating the no blocking of the sidewalk and enforcement and encourage everyone to go to that meeting and express their concerns on the lack of enforcement?

Mr. Eckert: Sure, you can do that.

Ms. Moore: Who are we going to task to do that? George.

Mr. Flint: I can work with the chair or vice chair and figure out when their next meeting is and Rob can get it out in the media we have available to us.

Ms. Moore: Mike is right. The more who show up and complain the more likely we can get that piece addressed. We have to separate the two. They are violating city law by blocking the sidewalks. The grass is a separate issue because it is not a violation of city law.

Mr. Flint: There are other prohibitions that you can't double park and you can't park so emergency vehicles are blocked. That is a state law. It is very clear if you block the sidewalk you are in violations. Some communities choose to use code enforcement officers to enforce those provisions instead of police officers and it tends to work better. Apparently the way the city handles that is through the police department. We will figure that out, get the information out to the community, and it may be helpful to have a letter go out in conjunction with that so they are aware in advance of the issues.

Ms. Moore: You can mention how many registered voters or home sites are in this community, or something to that effect.

Mr. Flint: We can find out the number of registered voters in the CDD, and we do know the number of homes.

Mr. Szewczyk: That will address one of the major issues, the other is the speeding. Do we want to do a study on getting speed bumps or do we not even want to consider it? I personally have never been a fan of them, but as an owner of a radar gun standing outside my house on a curve they have been clocked at doing 75 mph with a ton of kids next door, I am starting to change my mind. What do you think?

Mr. Sabol: I think it is a good idea to put the speed bumps in because I have observed people in front of my house doing 40 mph to 50 mph every morning. I sit on my front porch every morning and they are speeding by. I am in favor of putting speed bumps in.

Ms. Moore: I am not in favor of putting speed bumps in without knowing the cost, the process, the materials, long term liability issues, etc. I would want to gather the information at this stage.

Mr. Szewczyk: I wasn't proposing to put them in, I was proposing information gathering.

Ms. Moore: I get that, but other people have said they would put them in. I am just clarifying where I stand.

Mr. Eckert: I would want to understand what roads you are talking about because a lot of the neighborhood roads are owned by the CDD, but Plantation Boulevard is a city road.

Mr. Szewczyk: I would concern myself with the neighborhood roads.

Mr. Eckert: Those with the 20 mph speed limit.

Mr. Szewczyk: Yes.

Mr. Smith: This is something we can also bring up at the city commission meeting and while they are out there looking at the sidewalk violations they can give a couple of tickets out for

speeding. That could solve a lot of problems and be a lot cheaper. We could handle it that way first as opposed to spending thousands of dollars putting in speed bumps. What I have noticed with speed bumps is people will slow down to go over them and speed up to get to the next one. Where they were doing 30 mph now they have to do 50 mph to make up the lost time.

Ms. Stephens: I am concerned about the children playing in the street and they have no fear. They run back and forth across the street and I don't know who is watching them. People are whipping around and someone is going to get hurt.

Mr. Szewczyk: Do we want to ask George to start gathering information?

The Board agreed for George to gather the information on the traffic calming devices.

Mr. Flint: It is a traffic engineering issue. I will work with Dave on that. There are a number of alternatives that can be implemented at varying costs. We have to get the engineer to tell us what the spacing should be based on the speed limit and also the City of North Port because we are relying on them to enforce traffic regulations, and would need the city to sign off on the installation of those. We will come back with the steps, options, and costs and go from there.

Ms. Moore: Should we have this on next month's agenda or keep it to just the amenity facilities renovations?

Mr. Flint: We probably can have it ready for the next meeting, but we are trying to keep the Board meeting somewhat limited, so we can have it for the March meeting which would be better anyway.

Mr. Szewczyk: Are we looking at doing the whole complex including Jonah or just the single family homes? I think we need to do it on every single street in the complex.

Ms. Moore: Are the townhomes having a problem? Check with those in the Carriage homes and the townhomes. If they have the same issues, then yes.

Mr. Flint: A lot of times you target it to the problem areas. We will find out a cost per bump and the number of miles. You can pin point it to Scarlett where a number of issues are or the entire community. We can figure those numbers out.

Mr. Eckert: To clarify, does the Board want staff to write a letter to the city in advance of the city commission meeting about the concerns we are hearing from the community about the sidewalk blocking and speeding.

Mr. Sabol: Yes.

SEVENTH ORDER OF BUSINESS

Business Administration

A. Approval of the Minutes of the November 18, 2015 Meeting

Mr. Flint: Were there any additions, deletions or corrections to the minutes?

Mr. Szewczyk: The only thing I had was because it affected how the sentence read was on page 18, first paragraph, it should be, "The police told us we couldn't park on the street because we would get ticketed..."

On MOTION by Mr. Szewczyk, seconded by Mr. Sabol, with all in favor, the Minutes of the November 18, 2015 Meeting was approved.

B. Approval of Check Registers – December 31, 2015

Mr. Flint: The check register is for the month of December 31, 2015 reflecting the general fund expenses in the amount of \$163,828.57; capital reserve in the amount of \$13,581.52 and the automatic drafts for the utilities in the amount of \$4,056.14. If there are no question, approval is in order. The items listed as Lakeside Plantation in care of US Bank are the transfers of debt service assessments. There is a \$79,000 and \$51,000 check to move the money.

Mr. Smith: It looks like the tennis utility bill for water was \$400 last month, twice what it usually is.

Mr. Flint: I will have to look into it and get you an answer in the next day or so.

Mr. Szewczyk: I have a question on the phone bill. I see calls to Germany, Ontario. What can they possibly be?

Mr. Wittlebort: If someone has a cell phone they call us with and we call them back at that number. We have residents from all over.

Mr. Flint: I will look into the Germany call, but people use their cell phones for everything. We will look into both those issues.

On MOTION by Mr. Szewczyk, seconded by Mr. Smith, with all in favor, December 31, 2015 Check Register in the Total Amount of \$181,466.22 was approved.

C. Balance Sheet and Income Statement

The unaudited financial statements are as of December 31, 2015. There is no action required by the Board. If you have any questions, we can discuss those. We have collected \$503,000 of the \$656,000 in assessments certified for collection on the tax bill. Expenses on a

pro-rated basis are pretty close to our actuals. We are a little under in operations and a little over in administrative. We are right on for the clubhouse.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Eckert: We have a follow up on the two issues the Board asked us to look into and also on the legislation we touched on earlier. One of the issues was to follow up with the HOA attorney on the parking restrictions and whether or not they have enforcement. My understanding at this point is the HOA was not going to commit any resources to doing this research that they have probably done in the past. I just wanted to provide the Board with that information.

Also there was a question for us to confirm what the arrangement was for Plantation Boulevard in terms of the maintenance of the streetlights. I went back and looked. When it was dedicated to the city back in 2007, it is clear the city agreed to pay the electric bills. The responsibility for maintaining the irrigation and landscape and streetlights rests with the CDD and that was a part of that transaction. It is clear from the documentation. I wanted the Board to know we looked back into it and that was the arrangement at that time.

The legislative session is in full swing and there are a couple of bills that will have an impact on CDDs. One would give clarification that the District has towing authority for its property. It is a little unclear as CDDs in general are not given police powers and is why we have to go talk to other local governments for help; however, the bill is are trying to clarify that CDDs do have the power to tow from CDD property. The second part of that bill is dealing with mergers of resident controlled CDDs. There are a lot of communities throughout the state that have multiple CDDs in the same community resulting from various timing reasons or different landowners but working within the same development plan. This would help facilitate a merger if they want to do that to save some costs. The other bill we are watching very closely is one that imposes some pretty stringent requirements on District websites and being interactive and include financial data for multiple years so everyone can do their own budget projections and budget changes. The concern we have is it is quite costly to implement that kind of software, and we are also trying to locate whether more than one company that can provide that service. We will be watching that very closely because of the budgetary impact if it is passed. If it looks like it is has legs, I will probably come back to the Board and ask you to adopt a resolution for us to bring to

Tallahassee explaining how you feel about it, but we will give you more information before we get to that.

Mr. Smith: It is my understanding that the grass between the sidewalk and the street is CDD property so vehicles will be able to be towed if this law goes through.

Mr. Eckert: We have to look at that and compare it to the city's ordinance to try to figure out how the city's ordinance works with our property right we get under the changed Chapter 190. I wish I could say absolutely yes, but I think we need to analyze that because the two will be in conflict perhaps, and we need to figure out how that conflict will be resolved.

Mr. Flint: We did review the bill Mike mentioned regarding the website and they were looking for feedback from the folks who manage districts, manage websites and update the websites, and the requirements are outrageous that I haven't seen anything like them. I don't there is a government in Florida that has a website like that, and they are requiring Special Districts to comply with it that have limited resources and limited funds. Hopefully that doesn't go anywhere. On the issue of the streetlights, at a previous meeting there was an article that talked about the Woodlands streetlights. There was a concern they were getting a better deal than Lakeside got in regards to the streetlights in the community. I never like to base my facts on newspaper articles so I wanted to look into it a little more. I spoke to a representative of the Woodlands CDD. What is happening over there is you have Plantation Boulevard South which is a piece that connects to our road, and that is actually maintained by the HOA and the streetlights are paid for by the HOA. The issue that they are dealing with North Port is dealing with North Plantation Boulevard and Panacea, especially Panacea which I understand has an arterial connector that connects two portions of the city. It was built to serve the entire 1.5 million square feet of commercial development and 25,000 planned homes. They went to the city and said look you have 400 homeowners here right now that are being straddled with the entire cost of maintaining the road, right-of-way, landscaping and streetlights on Panacea Boulevard which is intended to serve as not only a connector between two portions of the city, but is also built to serve a much large population than just the CDD is comprised of. That is a little different situation that what we have here. Because of that circumstance ultimately the city agreed they would take the roads, sidewalks and streetlights, but they are requiring the CDD to maintain the landscaping. That is the difference between that and our roads. Panacea is intended to be a major connector which is different from our portion of Plantation Boulevard. This has apparently been going on for two years in trying to negotiate the conveyance of those and it has been quite a difficult process.

B. District Manager - Action Items List

Mr. Flint: We discussed the conservation areas. Item 2 will be deferred to during the amenity design process. We went over the bid design services, and the access controls for the tennis courts will be incorporated into the design process. The streetlights we just discussed, and the enforcement of parking we just discussed. I am going to add investigating options of the speed bumps and the issue of the letters to law enforcement on the issue of parking and speeding and notices to the community about the city commission meeting.

C. Amenities Manager - Report

Mr. Wittebort: A lot of things have taken place over the last couple of months. We have done some preventative maintenance on the pool equipment and spa equipment. The fountain lights were redone up front. We put some new plants in and some landscaping up and down the boulevard. We jumped on it a little earlier as it wasn't slated until the end of February. At the entrance the plants will take six to eight months of growth to cover up the back. We bought new chairs for the tennis court, commercial grade with a 300 pound weight limit. Sidewalk grinding is being done in some of the areas of the community and the rest to be completed in February. The carpets were cleaned and we steam cleaned the bathrooms. We have added a couple of new activities, bocce ball and pickle ball are now among the slated activities schedule. They are scheduled for Wednesdays and Friday. There are usually around 20 people. The spaghetti dinner went over pretty good and had a huge turnout for New Year's Eve. We had 80 to 90 people show up. We have some cool stuff coming up for St. Patty's and Valentine's Day. I hope everyone had a good holiday.

Mr. Flint: Rob, do you have a proposal on the streetlights?

Mr. Wittebort: When we last met we had six streetlights out. I called the electrician who has been doing the community for the last couple of years before I came here. I got a little fed up so we let them go, and we had Signs-R-Us come out. They did such a great job on the rest of the lights up front and they also do streetlights. I had them out here Tuesday to routinely take care of the lights. We ran into some issues with the ballast and lights. It is a custom light and ballast. The GE ones they had slated for us were a little bit more money. George and I had a discussion on what the limit would be. They found an equivalent to a GE if not better ballast which is \$10 cheaper. Right now we are up to 16 lights that are out, not including poles 1, 2, 13, 14, 75 & 76

that do not have any heads. With your approval, the total for the proposal for the lights only, including a 1 year warranty is \$3,840.

Mr. Flint: The price is \$10 less per light than what we were paying. It is less expensive and we were having an issue getting the old electrician out here.

Mr. Wittebort: Graham, the owner of Signs-R-Us, lives in the community also and he gave me a five day turnaround. If I call him with five lights out within five days he will have them replaced. He also mentioned about a retrofit to LEDs for the lights on the boulevard and if you are interested we are talking about \$80,000. Right now it is not feasible financially, but maybe something we can talk to the city or county if they want to save on their electric bill. It would be ideal for them and switching to LEDs has a five year warranty at least and most last 7 to 10 years. It would save us a lot of money in replacements, but I don't know if the city would go for it. There is a five day turn around, they have boom trucks, one year warranty on all work that is done. We have a list and diagram of all the lights that are out in the community. If we see a standing issue over and over again, we can go back to see what is causing the problem.

Mr. Sabol: Is the LEDs something we can do as needed per pole, or is it something we have to do all at one time?

Mr. Wittebort: It is as needed per pole. It is a retrofit. It is \$389 per light with a five year warranty. That would be up to the Board to choose. Aesthetically it probably would not look nice at first because there will be miscellaneous lights going down the boulevard that will be much brighter than what we have. If in next budget season we could do the clubhouse, the outer sides, and part of the front. There are 160 lights from the beginning to the end of the boulevard that need to be maintained and that does not include the clubhouse or outside. Overall it is probably 200 lights.

Ms. Moore: Is there a source to tell us what we would be saving by switching over? Can we check the industry standards?

Mr. Flint: We can find that out.

Ms. Moore: Great, if we want to move forward in any way we will need that, and we could possibly contact the city as they are so easy to work with.

Mr. Wittebort: Graham and I have talked about it and there is an LED program the city would benefit from.

Ms. Moore: I would like to know what the cost savings would be. What we would have to pay now and the overall savings.

Ms. Stephens: The savings is in maintaining it as we are not paying the electric bill.

Mr. Sabol: Can the new electrician check the wires on the avenue?

Mr. Wittebort: We already had them redone and run through from the start to the end of the boulevard. We know we have poles that do not have any wires or heads on them. As Signs-R-Us fixes stuff we will have every pole with a light. They are able to do rewiring.

Ms. Moore: How much would it cost to do everything at that same time?

Mr. Wittebort: Close to \$80,000.

Mr. Flint: What we are asking you to consider tonight is the 16 lights at \$240 apiece. You have \$10,000 budgeted for streetlight maintenance. We may not have any issue later, but we have 16 lights out. I don't think you will want one pole with and LED, another conventional and then two LEDs. You would probably want to do it in sections, and not on a per light basis.

Mr. Wittebort: With have Signs-R-Us doing it, there is a one year warranty. If a bulb goes out, we will be charged for a service call but not for the bulb and ballast.

On MOTION by Ms. Moore, seconded by Mr. Szewczyk, with all in favor, Signs-R-Us Proposal in the Amount of \$3,840 for 16 ballast and bulb replacements was approved.
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Mr. Wittebort: I will call him first thing in the morning, and he should be out here on Tuesday or Wednesday.

NINTH ORDER OF BUSINESS

Other Business

Mr. Szewczyk: I have three quick things. Rob, great job on the pavers. I know it took a while and a lot of hard work, but it looks great. They should be that way for quite a while so thank you. Concerning the house on the corner. It is a safety hazard, but I will ask you Mike, the problem is from what I see they are not parked on the street. I am sure there is an ordinance that says you cannot be parked a certain footage from the corner, but if they are not on the street, but on the grass would that be enforceable?

Mr. Eckert: In looking at Chapter 74 it talks about parking so many feet from the corner. I don't believe it says parking on the roadway so I would argue to the city that they should not be able to do that because of the sight lines in play.

Mr. Szewczyk: That is my concern as to whether it would be enforceable because if it is at the next Patriot's game a couple of phone calls may take care of it. I am not out to get anybody, but I make that turn all the time on Sunday and it is dangerous coming around the corner. I believe there is law enforcement there anyway.

Mr. Wittebort: They park on the CDD side anyway and unfortunately I can't do anything. Usually the big trucks are parked on that side and you cannot see anything. The entire corner was blocked. The police did come, it took them about an hour, and they did move cars but nothing from the CDD property.

Mr. Szewczyk: It is a line of sight issue.

Mr. Eckert: The code says that it is unlawful to park within 20' of any intersection. It does not delineate on the road or off the road. I would show this to the city, and say they cannot park on the grass either and it is a line of sight issue.

Ms. Moore: Can you give us the full citation?

Mr. Eckert: Chapter 74, Traffic and Vehicles. I will send a copy of the code to all the Board members, but for anyone who wants to look at it, Chapter 74, Traffic and Vehicles, Section 74-85 entitled general prohibitions. Section A and Section B.

Mr. Flint: It was attached to the email from Lindsay that you all received.

Ms. Moore: If someone from the audience calls and a cop shows up, maybe they will look it up before they show up.

A resident: Has anyone gone over and asked them to move the cars? Told him a lot of people are complaining? Has the Board approached him? Maybe that would solve it. Tell him what is going on and people are unhappy, maybe he will address it.

Ms. Stephens: People have gone to their home to complain and the owner said no one has ever complained to him, and family members are part of the sheriff's department so you would think they might know better.

Mr. Wittebort: Is there anything I can do?

Mr. Eckert: Call the police, tell them they are parked within 20' of the intersection and please come out a ticket them.

Mr. Szewczyk: My third comment is I received a bunch of emails and phone calls regarding some of the recent break-ins. I am guilty as anyone. I moved into this community and it is a tight knit built community; I watch out for my neighbors' houses and I expect the same to be done for mine. I am lazy sometimes and don't lock the car doors, and people leave every door

to the house open. Both of those incidents came into play, so maybe we need to get it out that yes we look out for each other, but we are also an easy target for open car doors. You get a lot of bang for your buck walking down the street checking door handles and there are a lot of cars that can be hit in a short period of time. We need to get it out there, we are a tight community but we still have to be safe. The other thing that was brought to me was the possibility of having a community watch started. Rob, is this something that could or would be brought up in your Donut & Discussion?

Mr. Wittebort: It has before.

Mr. Szewczyk: I don't know what it takes or what potential liabilities there are. I am sure the CDD would have to take a step back. I am offering that up as a resident point of view, whether it is something the community may want to start on their own, but I think the first thing is lock your doors. That is just a general comment I had.

Ms. Jones: I started one in my old community and we worked very closely with the police and they were very good. I am not too sure about North Port.

Mr. Szewczyk: It may improve our relationship with them, who knows.

Ms. Jones: I just want to get on record my interactions with the officers were very good, but it is at the officer's discretion what they will do. They can chose to talk to the vehicle owner or ticket. The officer informed me that he doesn't have issues like this in his neighborhood, and I informed him this is my neighborhood. If the Board does approach the chief tell them people are getting agitated and they want ticketing to be done, and it may trickle down to the officers who enforce it because right now they don't care.

Mr. Sabol: If everyone here can please let everyone you know in the community know that at the next meeting we will be holding a workshop. Most people do get the emails, but there are some that don't. The more the word gets out the more you have a say in what is going to happen. This is your community, so step up and say what you want.

TENTH ORDER OF BUSINESS

Supervisors Requests

There not being any, the next item followed.

ELEVENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Sabol, seconded by Mr. Szewczyk, with all in favor, the meeting was adjourned 9:14 p.m.
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Secretary/Assistant Secretary

Chairman/Vice Chairman

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B.**

Lakeside Plantation

Community Development District

Summary of Invoices

January 1, 2016 to January 31, 2016

Fund	Date	Check No.'s	Amount
General Fund	1/4/16	1010-1012	\$ 900.00
	1/5/16	1013-1014	\$ 424.85
	1/11/16	1015-1022	\$ 17,628.27
	1/12/16	1023	\$ 4,882.81
	1/13/16	1024	\$ 3,037.50
	1/18/16	1025	\$ 92.95
	1/25/16	1026-1037	\$ 12,387.17
			\$ 39,353.55
Capital Reserve Fund	1/4/16	24	\$ 3,321.00
	1/22/16	25	\$ 800.00
			\$ 4,121.00
Automatic Drafts	<u>January 2015</u>		
Florida Power & Light		2200 Plantation Blvd - Clubhouse	\$ 1,238.72
		2200 Plantation Blvd - Fountain	\$ 769.96
		2200 Plantation Blvd - Tennis Courts	\$ 1,448.77
North Port Utilities		2200 Plantation Blvd - Clubhouse	\$ 157.26
		2200 Plantation Blvd - Fountain	\$ 24.54
		2200 Plantation Blvd - Tennis Courts	\$ 269.26
TECO Peoples Gas		2200 Plantation Blvd - Pool	\$ 12.77
Verizon Wireless		2200 Plantation Blvd - Clubhouse	\$ 384.86
			\$ 4,306.14
			\$ 47,780.69

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
1/04/16	00190	12/23/15 12232015	201512 320-53800-47200 SIDEWALK REPAIR	BRADLEY A. RAY, INC.	*	356.00	356.00 001010
1/04/16	00061	12/08/15 13437-B	201512 330-53800-51000 GUTTER GRATES	HOWARD'S POOL WORLD, INC.	*	19.00	19.00 001011
1/04/16	00193	12/28/15 10	201512 310-51300-31100 PROF.ENGINEER SVCS-DEC15	JOHNSON ENGINEERING, INC.	*	525.00	525.00 001012
1/05/16	00223	1/01/16 01012016	201601 310-51300-35200 MTHLY HOSTING BILL-JAN16	EZOT, INC.	*	24.95	74.85 001013
		1/01/16 01012016	201601 300-15500-10000 MTHLY HOSTING BILL-FEB16		*	24.95	
		1/01/16 01012016	201601 300-15500-10000 MTHLY HOSTING BILL-MAR16		*	24.95	
1/05/16	00142	12/19/15 12192015	201512 300-20700-10200 DEPOSIT REFUND-ALONSO	ERIN ALONSO	*	350.00	350.00 001014
1/11/16	00008	12/20/15 10000434	201601 330-53800-48100 LICENSE FEE-FY16	ASCAP	*	289.00	289.00 001015
1/11/16	00058	1/01/16 6626	201601 330-53800-12000 AMENITY CENTER MGMT-JAN16	AMENITY SERVICES GROUP, INC.	*	14,343.33	14,343.33 001016
1/11/16	00137	12/28/15 095033	201512 330-53800-48102 LAUNDRY SERVICE-12/07/15	BISCAYNE LAUNDRYLAND	*	33.00	58.50 001017
		12/28/15 095033	201512 330-53800-48102 LAUNDRY SERVICE-12/28/15		*	25.50	
1/11/16	00010	12/30/15 2015-019	201512 320-53800-46500 INSTALL SOD		*	60.00	
		12/30/15 2015-019	201512 320-53800-46500 INSTALL TRINETTE		*	108.00	
		12/30/15 2015-019	201512 320-53800-46500 INSTALL MAUI		*	162.00	
		12/30/15 2015-019	201512 320-53800-46500 INSTALL GOLD MOUND		*	324.00	

LKSD LAKESIDE PLANT BWHITE

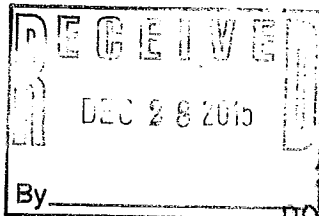
CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK.... AMOUNT #
		12/30/15	2015-019 201512 320-53800-46500 INSTALL ROCK		*	100.00	
		12/30/15	2015-019 201512 320-53800-46500 INSTALL SOD		*	35.00	
		12/30/15	2015-019 201512 320-53800-46500 INSTALL GOLD MOUND		*	144.00	
		12/30/15	2015-019 201512 320-53800-46500 INSTALL PINE BARK MULCH		*	48.00	
		12/30/15	2015-019 201512 320-53800-46500 INSTALL POINSETTIA		*	86.00	
		12/30/15	2015-019 201512 320-53800-46700 IRRIGATION REPAIRS		*	175.00	
				BLOOMINGS LANDSCAPE & TURF MGMT, INC			1,242.00 001018
1/11/16	00014	12/31/15	1017805D 201512 330-53800-48101 WATER COOLER-DEC15		*	69.98	
				CULLIGAN WATER			69.98 001019
1/11/16	00027	1/01/16	16-00319 201601 320-53800-46000 MTHLY LAKE MAINT-JAN16		*	966.00	
				LAKE MASTERS AQUATIC WEED CONTROL			966.00 001020
1/11/16	00018	1/08/15	01082016 201512 330-53800-52100 TENNIS PROGRAMS-DEC15		*	420.00	
		1/08/16	01082016 201512 330-53800-52000 REIMBURSE-TENNIS SUPPLIES		*	82.66	
				MILAN FISER			502.66 001021
1/11/16	00032	1/05/16	54883-15 201512 320-53800-43400 GARBAGE COLLECTION-DEC15		*	156.80	
				NORTH PORT SOLID WASTE DISTRICT			156.80 001022
1/12/16	00028	1/12/16	01122016 201601 300-20700-10000 FY16 DEBT SERVICE ASSESS		*	4,882.81	
				LAKESIDE PLANTATION C/O USBANK			4,882.81 001023
1/13/16	00001	1/04/16	43 201601 310-51300-34000 MANAGEMENT FEES JAN16		*	3,004.17	
		1/04/16	43 201601 310-51300-35200 WEBSITE ADMIN JAN16		*	33.33	
				GOVERNMENTAL MANAGEMENT SERVICES			3,037.50 001024
1/18/16	00106	1/07/16	3263400 201601 310-51300-48000 NOTICE OF MEETNG-01/11/16		*	92.95	
				THE SUN			92.95 001025
				LKSD LAKESIDE PLANT BWHITE			

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
1/25/16	00153	1/11/16 6563	201601 330-53800-51000 POOL HEATER MAINTENANCE	ALEX'S POOL HEATING &	*	80.00	80.00 001026
1/25/16	00010	1/01/16 2016-000	201601 320-53800-46400 MTHLY LANDSCAPE MNT-JAN16		*	7,354.17	
		1/14/16 2016-000	201601 320-53800-46500 INSTALL FIREBUSH		*	810.00	
		1/14/16 2016-000	201601 320-53800-46500 INSTALL JUNIPER		*	390.00	
				BLOOMINGS LANDSCAPE & TURF MGMT, INC			8,554.17 001027
1/25/16	00115	1/18/16 17091	201601 330-53800-48102 TILE/GROUT CLEAN		*	350.00	
		1/18/16 17091	201601 330-53800-48102 STEAM CLEAN CARPET		*	400.00	
				EXPRESS CARPET CARE			750.00 001028
1/25/16	00105	1/12/16 34845	201601 330-53800-51000 REMOVE/REPLACE POOL MOTOR	JOHN'S ELECTRIC MOTORS	*	500.00	500.00 001029
1/25/16	00237	1/09/16 01092016	201601 300-20700-10200 DEPOSIT REFUND-BROWN	NICHELLE BROWN	*	300.00	300.00 001030
1/25/16	00077	1/15/16 901	201601 320-53800-46900 LANDSCP INSPECT-01/15/16	PERFORMANCE STANDARD ASSURANCE, INC	*	550.00	550.00 001031
1/25/16	00238	1/08/16 38523	201601 330-53800-52000 GOLF CART REPAIRS	AFFORDABLE CARTS	*	653.00	653.00 001032
1/25/16	00200	1/20/16 AS012020	201601 310-51300-11000 SUPERVISOR FEES-01/20/16	ALAN SABOL	*	200.00	200.00 001033
1/25/16	00055	1/20/16 CS012020	201601 310-51300-11000 SUPERVISOR FEES-01/20/16	CAMILLE STEPHENS	*	200.00	200.00 001034
1/25/16	00211	1/20/16 HS012020	201601 310-51300-11000 SUPERVISOR FEES-01/20/16	HARRY SMITH	*	200.00	200.00 001035

LKSD LAKESIDE PLANT BWHITE

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
1/25/16	00054	1/20/16	SM012020 201601 310-51300-11000 SUPERVISOR FEES-01/20/16	SHARON MOORE	*	200.00	200.00 001036
1/25/16	00056	1/20/16	JS012020 201601 310-51300-11000 SUPERVISOR FEES-01/20/16	JOE SZEWCZYK	*	200.00	200.00 001037
TOTAL FOR BANK A						39,353.55	
TOTAL FOR REGISTER						39,353.55	

LKSD LAKESIDE PLANT BWHITE



BRADLEY A. RAY
20432 LAVERNE AVENUE
PORT CHARLOTTE, FL 33952
941-743-9423



423-5501

12-23-15

Completed

Submitted To: Robert Work To Be Performed At: Completed

Name <u>LakeSide Plantation</u>	Address <u>Same</u>
Address <u>2200 Plantation Blvd</u>	City, State <u>Same</u>
City, State <u>North Port, Fla</u>	
Phone # <u>941 423 5500</u>	Date <u>11-9-15</u>

We hereby propose to furnish the materials and perform the labor necessary for the completion of:

- 2490 Magnolia cut & remove approx 6'-8' Lft of damaged trip hazard walkway. Cut back Root System. Pour 3000 PSI Concrete, fiber mesh, min 4" thick. Non-Skid finish.
- 2408/2410 cut & remove approx 6' Lft of trip hazard. Cut back Roots, pour 3000 PSI, fiber mesh, min 4" thick Non-Skid finish
- * Priced to be completed w/ front fountain only.

All material is guaranteed to be as specified, and the above work to be performed in accordance with the above specifications and completed in a substantial workmanlike manner. Not responsible for or damage to irrigation systems, landscaping or underground wiring. Control joints placed as needed to minimize fracturing or cracking. Total sum:

Ingrulla Completion Dollars (\$) 356.00
With payments as follows:

Respectfully submitted

Note: This proposal may be withdrawn by us if not accepted within 10 days

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature [Signature] Date 12/23/15

Signature _____ Date _____

HOWARD'S POOL WORLD, INC.

OFFICE: (941) 625-6007
TOLL FREE: (800) 215-0226
FAX: (941) 766-1108

12419 SW COUNTY RD 769
LAKE SUZY, FL 34269

Bill To

LAKESIDE PLANTATION
245 RIVERSIDE AVE STE 250
JACKSONVILLE, FL 32202

Invoice

Date

12/8/2015

Work Done At:		Invoice #	Terms	Due Date	Rep
2200 PLANTATION BLVD NORTHPORT, FL 34289		13437-B	NET 10	12/18/2015	DAVID
Quantity	Description			Rate	Amount
2	GUTTER GRATES 61 (no) 330-538-51 RECEIVED DEC 23 2015 By _____			9.50	19.00
				Total	\$19.00
				Payments/Credits	\$0.00
				Total Account Balance	

CALL US FOR ALL YOUR SWIMMING POOL NEEDS! WE ARE YOUR FULL SERVICE ONE STOP POOL SERVICE AND REPAIR COMPANY!!

LIC. # CPC 053310

POOL MAINTENANCE & REPAIRS

www.howardspoolworld.com

HOWARD'S POOL WORLD, INC.

OFFICE: (941) 625-6007
TOLL FREE: (800) 215-0226
FAX: (941) 766-1108

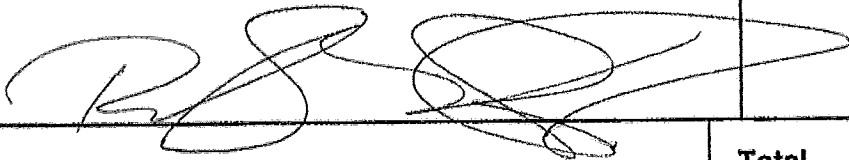
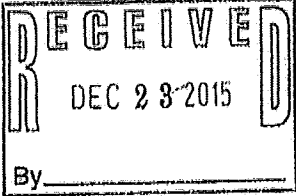
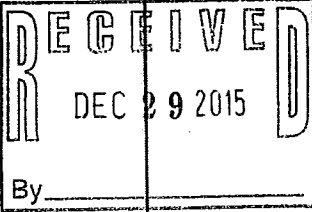
12419 SW COUNTY RD 769
LAKE SUZY, FL 34269

Bill To
LAKESIDE PLANTATION
245 RIVERSIDE AVE STE 250
JACKSONVILLE, FL 32202

Invoice

Date

12/8/2015

Work Done At:	Invoice #	Terms	Due Date	Rep
2200 PLANTATION BLVD NORTHPORT, FL 34289	13437-B	NET 10	12/18/2015	DAVID
Quantity	Description	Rate	Amount	
2	GUTTER GRATES	9.50	19.00	
  		Total		\$19.00
		Payments/Credits		\$0.00
Total Account Balance				

CALL US FOR ALL YOUR SWIMMING POOL NEEDS! WE ARE YOUR FULL SERVICE ONE STOP POOL SERVICE AND REPAIR COMPANY!!

LIC. # CPC 053310

POOL MAINTENANCE & REPAIRS

www.howardspoolworld.com

Johnson Engineering, Inc.

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

Invoice

December 28, 2015

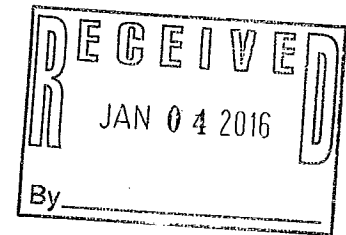
Project No: 20150050-000

Invoice No: 10

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
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
Professional Services through December 13, 2015

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	0.00	T&M	0 %	5,360.00	4,835.00	525.00	-5,360.00
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
Totals		15,462.50			20,822.50	20,297.50	525.00	-5,360.00

SUB-TOTAL PROFESSIONAL SERVICES:

525.00

INVOICE TOTAL:

193
310-513-311

525.00

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering Engineer VI	3.50	150.00	525.00
1. - General Engineering Total	3.50		525.00

Johnson Engineering, Inc.

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

Invoice

December 28, 2015

Project No: 20150050-000

Invoice No: 10

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

Work Authorization #3, dated 3/24/15 - Change Order No. 1, dated 11/3/15

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Work Authorization #5, dated 5/27/15

Professional Services through December 13, 2015

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	0.00	T&M	0 %	5,360.00	4,835.00	525.00	-5,360.00
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
Totals		15,462.50			20,822.50	20,297.50	525.00	-5,360.00

SUB-TOTAL PROFESSIONAL SERVICES:

525.00

INVOICE TOTAL:

525.00

PLEASE SEND COPY OF
INVOICE OR REFERENCE
OUR FULL PROJECT NUMBER
ON YOUR PAYMENTS.

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering Engineer VI	3.50	150.00	525.00
1. - General Engineering Total	3.50		525.00

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

RENTAL DEPOSIT REFUND FORM

Resident Name: Erin Alonso

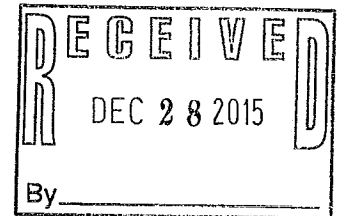
142
300-207-102

Date of Event: December 19th

Make check payable to: Erin Alonso

Notes: _____

- ☒ Full Refund of Deposit
☐ Partial Refund of Deposit (see explanation and details below)
☐ No Refund of Deposit (see explanation and details below)



Rental Agreement – Lakeside Plantation

Deposit – Return of deposit in the amount of three hundred and fifty (\$350)
Is hereby approved by the Facility Manager. A full refund will be given if there is no apparent damage to the facility, clean-up was completed and all instructions, including capacity and parking requirements, were followed. To receive a full refund of the deposit, the following must be completed:

- Ensure that all garbage is removed and placed in appropriate garbage containers
- Remove all displays, favors, and/or remnants of the event
- Ensure that no damage has occurred to the Amenity Center and its property

The Facility Manager shall determine the amount of deposit to return, if any.

If you have any questions regarding the rental deposit refund, please contact the Facility Manager.

[Signature]
(Staff Signature initiating request to return deposit)

12/23/15
(Date)

[Signature]
(Facility Manager Sign off approval for return of deposit)

12/23/15
(Date)

Reason for Partial/No Refund:

** Please send to clubhouse **

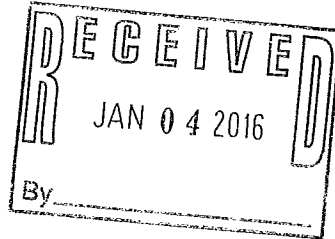


ASCAP

PO BOX 331608-7515
Nashville, TN 37203-9998
Attn: Account Services
Phone: 1-800-505-4052
Fax: 1-615-691-7795

G56JTG001005540 - 4

Accounts Payable
G.M.S
Lakeside Plantation CDD
135 West Central Blvd
Suite 320
Orlando, FL 32801



Re: Lakeside Plantation Community Developeme
Lakeside Plantation CDD
2200 Plantaion Boulevard
North Port, FL 34289

8
330-538-481
License Fee - FY16

If You Have Already Made Payment, Please Disregard This Invoice.
In Case Of Error In Amount Of Bill Or Payment, Contract Terms Shall Govern.

ACCOUNT NO.	BILLING DATE	CURRENT	PAST DUE	BALANCE DUE
500677449	12/20/2015	\$289.00	\$0.00	\$289.00

CONTRACT RATE	REPORT(S) DUE
\$289.00	01/12-12/12, 01/13-12/13, 01/14-12/14, 01/15-12/15 Is Due By 01/20/16

Charges per applicable operating policy and rate schedule "copies available on request".

PRIVATECLUB

ASCAP REFERENCE NO.	TRANSACTION DATE	CHECK NO.	EXPLANATION OF CHARGES & CREDITS	FOR THE PERIOD	AMOUNT	REMAINING BALANCE
100004344231	12/20/2015	-	PREVIOUS BALANCE License Fee	01/01/2016 to 12/31/2016	\$289.00	\$0.00 \$289.00

Thank you in advance for your timely payment.
Securely manage your account on line at www.ascap.com/mylicense

TEAR ON THE DOTTED LINE

PLEASE PLACE YOUR CUSTOMER ACCOUNT NO. ON ALL CHECKS AND CORRESPONDENCE. PLEASE MAKE YOUR CHECK PAYABLE TO "ASCAP".

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



ASCAP

ACCOUNT NO.	BALANCE DUE	AMOUNT PAID
500677449	\$289.00	\$

95006774491000028900

Name, Address, Telephone Changes

Licensee: _____
Premise: _____
Street: _____
City, State, ZIP: _____
Contact Name: _____
Telephone: (____) _____

ASCAP
21678 Network Place
Chicago, IL 60673-1216

PRIVATECLUB



Invoice

Amenity Services Group, Inc.
245 Riverside Avenue
Suite 250
Jacksonville FL 32202
904-355-1831

Invoice # 6626
Date 1/1/2016

Terms
Due Date 1/1/2016

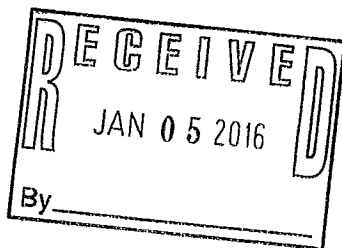
Bill To

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

58
330-588-12
Amenity Center mgmt - Janille

Description	Quantity	Rate	Amount	Tax Code
Services of Facility Manager for the Lakeside Plantation Amenity Center - covers the month of January 2016	1		4,715.00	-Not Taxable-
Services of Office Administrative Assistant for the Lakeside Plantation Amenity Center - covers the month of January 2016	1		2,730.00	-Not Taxable-
Services of Facility Attendants for the Lakeside Plantation Amenity Center - covers the month of January 2016	1		2,015.00	-Not Taxable-
Facility Maintenance Services for the Lakeside Plantation Amenity Center - covers the month of January 2016	1		4,853.33	-Not Taxable-
Cell phone reimbursement for Facility Manager - covers the month of January 2016	1		30.00	-Not Taxable-

Total \$14,343.33

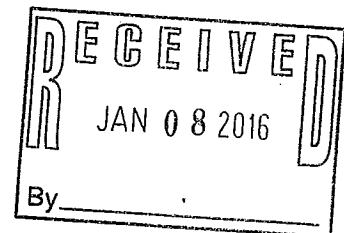


Invoice

137
330-538-48102
laundry service-1210115
laundry service-1218115

01-17

Sanitorial





5824 Bee Ridge Rd #165, Sarasota, FL 34233

Invoice

Date Invoice #

12/30/2015 2015-01987

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Install sod in area next to clubhouse St. Augustine Sod - Piece	15	4.00	60.00
RECEIVED JAN 04 2016 By _____ 			

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	\$60.00
Payments/Credits	\$0.00
Balance Due	\$60.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



5824 Bee Ridge Rd #165, Sarasota, FL 34233

Invoice

Date Invoice #

12/30/2015 2015-01988

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Install new plantings in back of clubhouse			
Trinette	6	18.00	108.00
Mau	9	18.00	162.00
Install new plantings on both sides of the entrance			
Gold Mound	18	18.00	324.00

RECEIVED
JAN 04 2016
By _____



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	\$594.00
Payments/Credits	\$0.00
Balance Due	\$594.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



5824 Bee Ridge Rd #165, Sarasota, FL 34233

Invoice

Date Invoice #

12/30/2015 2015-01989

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Install rock at right entrance area Rock	1	100.00	100.00
Install sod along Bocci Court St. Augustine Sod - Piece	10	3.50	35.00
RECEIVED JAN 04 2016 By _____			

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

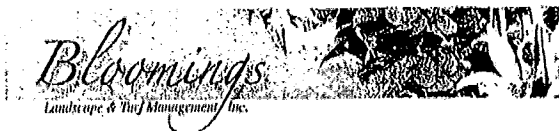
Total	\$135.00
Payments/Credits	\$0.00
Balance Due	\$135.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



Invoice

5824 Bee Ridge Rd #165, Sarasota, FL 34233

Date Invoice #

12/30/2015 2015-01990

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Install new plantings on both sides of entrance Gold Mound	8	18.00	144.00
Install mulch at clubhouse Mini Pine Bark Mulch - Bag	8	6.00	48.00
RECEIVED JAN 04 2016 By _____ 			

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	\$192.00
Payments/Credits	\$0.00
Balance Due	\$192.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



5824 Bee Ridge Rd #165, Sarasota, FL 34233

Invoice

Date Invoice #

12/30/2015 2015-01991

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Install new plantings at front entrance of clubhouse Poinsettia	8	10.75	86.00
RECEIVED JAN 04 2016 By _____			

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	\$86.00
Payments/Credits	\$0.00
Balance Due	\$86.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



5824 Bee Ridge Rd #165, Sarasota, FL 34233

Invoice

Date Invoice #

12/30/2015 2015-01993

Bill To:

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

Terms Due on receipt

Description	Qty	Rate	Amount
Repair 2 1/2" main line at the tee			
Repair pipe near backflow for clubhouse			
2 1/2" Slip Fix	1	35.00	35.00
1.25" PVC SCH40 Tee Slip	1	3.00	3.00
1.5" PVC SCH40 Male Adaptor Slip X Mipt	2	2.00	4.00
1 1/2" X 1 1/4" PVC SCH40 RB Slip X Slip	2	1.75	3.50
1-1/4" PVC Pipe CL200 Purple	8	1.00	8.00
Labor - Technician	8.5	55.00	467.50
Discount to honor quote		-346.00	-346.00
RECEIVED JAN 04 2016 By _____ 			

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	\$175.00
Payments/Credits	\$0.00
Balance Due	\$175.00

Phone #
(941) 927-9765

Fax #
(941) 929-9356

E-mail
carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com



1099 ENTERPRISE CT
NORTH VENICE, FL 34275-3621
(941) 485-7526
ksimes@culligansarasota.com
www.culligansarasota.com

IF PAYING BY CREDIT CARD, PLEASE CHECK CORRECT CARD AND FILL OUT BELOW				
☐ VISA	☐ MasterCard	☐ American Express	☐ Discover	☐ PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT
CARD NUMBER			V. CODE	
SIGNATURE			EXP. DATE	
DATE	PAY THIS AMOUNT	ACCOUNT NUMBER		
12/31/2015	\$69.98	1017805		
PAY BY DATE: JAN 15			AMOUNT PAID \$	

ADDRESSEE:

850000  LAKESIDE PLANTATION CDD
135 W CENTRAL BLVD STE 320
ORLANDO, FL 32801-2435

REMIT PAYMENT TO:

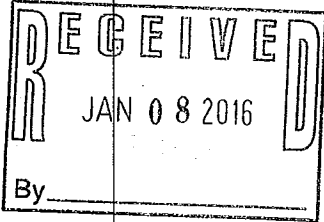
CULLIGAN WATER
1099 ENTERPRISE CT
NORTH VENICE, FL 34275-3621



BALANCE FORWARD

RETURN THIS TOP PORTION WITH YOUR PAYMENT

BRANCH ID: CW-C1
CUSTOMER: LAKESIDE PLANTATION

DATE	QUANTITY	DESCRIPTION	REF	PREVIOUS BALANCE:	AMOUNT	BALANCE
12/11/2015	6.00	DRINKING WATER			30.00	109.98
12/11/2015	1.00	DELIVERY CHARGE			2.49	112.47
12/21/2015	-1.00	Payment	1002		-79.98	32.49
12/28/2015	7.00	DRINKING WATER			35.00	67.49
12/28/2015	1.00	DELIVERY CHARGE			2.49	69.98
14 330-538-48101 water cooler - Dec 15						
Pay on-line at: www.culligansarasota.com				Balance Due		\$69.98
ACCOUNTS ARE SUBJECT TO A LATE PAYMENT FINANCE CHARGE						
FINANCE CHARGE SCHEDULE						
OVER \$	0	PERIODIC RATE 0.00%	ANNUAL RATE 0.10%	PLEASE PAY NEW BALANCE BEFORE JAN 15		
TO	0	0.00%	0.10%	MIN CHARGE 5.00		
0-30	31-60	61-90	Over 90	Next Deliveries: 01/04/16 01/29/16 02/26/16 03/29/16		
69.98	0.00	0.00	0.00			
CULLIGAN WATER 1099 ENTERPRISE CT NORTH VENICE, FL 34275-3621 (941) 485-7526						
SERVICE ADDRESS: LAKESIDE PLANTATION 2200 PLANTATION BLVD NORTH PORT FL 34289						
STATEMENT DATE		ACCOUNT NUMBER		NAME		
12/31/2015		1017805		LAKESIDE PLANTATION		

Lake Masters Aquatic Weed Control, Inc.
P.O. Box 2300
Palm City, FL 34991
Toll Free: 1-877-745-5729

Invoice

DATE	INVOICE #
1/1/2016	16-00319

BILL TO
LAKESIDE PLANTATION CDD 135 W. CENTRAL BLVD. SUITE 320 ORLANDO, FL 32801

27
(hd) 320-538-46
mthly lake maint-Jan 16

E-mail	P.O. NO.	TERMS	REP	MAIL STOP ID
SUSANO1@AOL.COM		Net 30		4696

QUANTITY	DESCRIPTION	RATE	AMOUNT
	Monthly Service-Treatment of Waterways & Canals as per map	966.00	966.00
RECEIVED JAN 04 2016 By _____			

Thank you for your business.

Payments/Credits \$0.00

Balance Due \$966.00

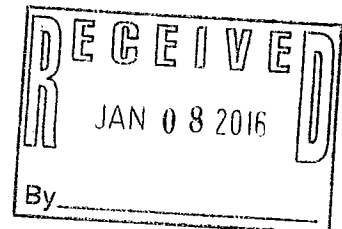
Check Request

District	<u>Lakeside Plantation</u>	Date	<u>1/8/16</u>
Payable to	<u>Milan Fiser</u>		
Amount Requested	<u>\$420.00</u>	Account Number	<u>Tennis - Programs</u>
Requested By	<u>Aliaa Belden</u>		
Description of Need	<u>Tennis 50/50 December</u>		
Approved By	<u>Rob Windsor</u>	Signature	<u>[Signature]</u>
Received By		Signature	

18

330-538-521

Tennis programs - Dec 15



LAKESIDE TENNIS 50/5

<u>DATE</u>	<u>CLASS</u>	<u>Fee/Charged</u>	<u>50%</u>
12/1/2015	B-4 Men's	\$35	\$35
12/2/2015	Ladies Team	\$35	\$35
	Ladies Team	\$35	\$35
12/4/2015	Ladies 2.5 Team	\$35	\$35
12/8/2015	B-4 Men's	\$35	\$35
12/9/2015	Ladies Team	\$35	\$35
	Ladies Team	\$35	\$35
12/11/2015	Ladies 2.5 Team	\$35	\$35
12/15/2015	B-4 Men's	\$35	\$35
12/16/2015	Ladies Team	\$35	\$35
	Ladies Team	\$35	\$35
12/18/2015	Ladies 2.5 Team	\$35	\$35

TOTAL**\$420****\$420**

TOTAL

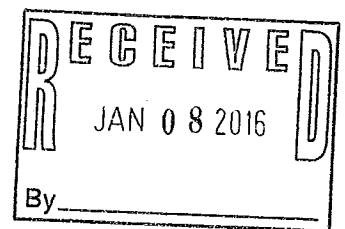
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00
\$35.00

\$420.00

Check Request

District Lakeside Plantation Date _____
Payable to Milan Fiser
Amount Requested \$82.66 Account Number Tennis - Maintenance
Requested By Alicia Belden
Description of Need Reimbursement for tennis supplies
Approved By Rb Umb Signature [Signature]
Received By _____ Signature _____

18
330-538-52





Estero #621
10088 Gulf Center Drive
Fort Myers, FL 33913

09 Member 111821580544
799750 TENNIS BALLS 38.99 A
799750 TENNIS BALLS 38.99 A
SUBTOTAL 77.98
TAX 4.68
**** TOTAL 82.66

XXXXXXXXXXXX7029 SWIPED
Seq#: 10499 App#: 560227
EFT/Debit Resp: APPROVED
Tran ID#: 536200010499....
Merchant ID: 99062111

APPROVED - Purchase
AMOUNT: \$82.66
CASHBACK: \$0.00

EFT/Debit 82.66
CHANGE 0.00

A 6.0% TAX 4.68
TOTAL TAX 4.68
TOTAL NUMBER OF ITEMS SOLD = 2
12/23/2015 14:37 621 10 113 807

SEASONS GREETINGS & HAPPY HOLIDAYS

OP#: 807 Name: ELSA

Thank You!

Please Come Again

Whse:621 Trm:10 Trn:113 OP:807

NORTH PORT SOLID WASTE DISTRICT



SERVICE ADDRESS			
2200 PLANTATION BLVD SW			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	1/05/16	2/01/16

Total Current Charges	156.80
PAST DUE - MUST PAY NOW	.00
Total Amount Due	156.80



LAKE SIDE PLANTATION CDD
C/O GOVERNMENTAL MGT SVCS-CF
135 W CENTRAL BLVD STE 320
ORLANDO FL 32801-2435

000054883000159826000000156801

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

SERVICE ADDRESS

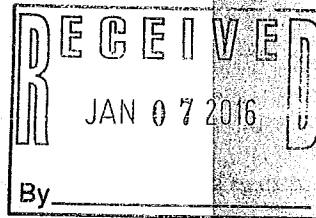
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	1/05/16	2/01/16

Last Bill Amount	281.80
Payments	156.80
Adjustments	125.00
BALANCE FORWARD	.00

Rate Class : COMMERCIAL WASTE
Last payment amount/date: 156.80 12/29/15

Service	Consumption	Charge	Total
GB DUMPSTER4YD/1 PICKUP	11/30/15 12/31/15	156.80	156.80
Total Current Charges			156.80
PAST DUE - MUST PAY NOW			.00
Total Amount Due			156.80

Pay your bill by phone is here!! Call 1-855-941-INFO (4636) to make payments 24/7 at NO CHARGE.



32
320-538-434
Garbage Collection - Dec 15

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.

CHECK REQUEST FORM

DISTRICT/ASSOCIATION: Lakeside Plantation CDD DATE: 1/12/16

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

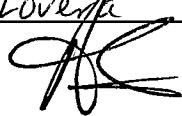
AMOUNT REQUESTED: \$ 4882.81

REQUESTED BY: Brian White

ACCOUNT # 1-300-207-100

DESCRIPTION OF NEED: FY16 Debt Service Assessment

APPROVED BY: Ariel Lorenz

SIGNATURE: 

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2016

TAX COLLECTOR

		Gross Assessments		\$	880,463	\$	694,730	\$	185,733	
		Net Assessments		\$	832,037	\$	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%	
11/6/15	1	\$ 75,491.90	\$ 1,132.38	\$ -	\$ -	\$ 74,359.52	\$ 58,673.46	\$ 15,686.06	\$ 74,359.52	
11/16/15	2	\$ 168,095.20	\$ 2,521.43	\$ -	\$ -	\$ 165,573.77	\$ 130,646.16	\$ 34,927.61	\$ 165,573.77	
12/11/15	3	\$ 380,197.43	\$ -	\$ 5,702.96	\$ -	\$ 374,494.47	\$ 295,495.26	\$ 78,999.21	\$ 374,494.47	
12/31/15	4	\$ 23,499.39	\$ -	\$ 352.49	\$ -	\$ 23,146.90	\$ 18,264.09	\$ 4,882.81	\$ 23,146.90	
						\$ -	\$ -	\$ -	\$ -	
						\$ -	\$ -	\$ -	\$ -	
Totals		\$ 647,283.92	\$ 3,653.81	\$ 6,055.45	\$ -	\$ 637,574.66	\$ 503,078.96	\$ 134,495.70	\$ 637,574.66	

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
11/23/15	5564	11/1/15	\$ 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>

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Date	Invoice #
1/4/16	43

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

1

P.O. No.	Terms	Project

Description	Qty	Rate	Amount
Management Fees January 2016 310-513-34		3,004.17	3,004.17
Website Administration January 2016 352		33.33	33.33
		Total	\$3,037.50
		Payments/Credits	\$0.00
		Balance Due	\$3,037.50

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

01/07/16

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

Date: 01/07/16	Ad Taker: AFREEMAN	Agate Lines: 63
Ad Date: 01/11/16	Sales Person: 200	Depth: 6.681
Class: 3126	Words: 268	Inserts: 1
Ad ID: 3263400	Lines: 65	Blind Box:

Account: 297693

JEAN MARIE RUGG
LAKESIDE PLANTATION CDD
GOV MGMT SERVICES - TAMPA, LLC
5330 SPRING HILL DRIVE, SUITE J
SPRING HILL, FL 34606

Description: 1/20 BoS Meeting Telephone: (407) 841-5524

Other Charges:	\$0.00	Gross:	\$92.95
Discount:	\$0.00		
Surcharge:	\$0.00	Paid Amount:	- \$0.00
Credits:	\$0.00		
Bill Depth:	6.681	Amount Due:	\$92.95

Publication	Start	Stop	Inserts	Cost
Legal Advertising	01/11/16	01/11/16	1	\$92.95

invoice

Ad Note:
Submitted by Jean Rugg

**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, January 20, 2016** 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: January 11, 2016
297693 3263400

Customer Note:

106
310-513-48

Legals

Not. of meeting - 01/11/16

Please remit to:

The Sun
23170 Harborview Road
Port Charlotte, FL 33980

We Appreciate Your Business!
Thank You!

RECEIVED
JAN 18 2016

BY: _____

SUN



NEWSPAPERS

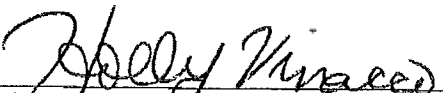
Charlotte • DeSoto • Englewood • North Port • Venice

PUBLISHER'S AFFIDAVIT OF PUBLICATION
STATE OF FLORIDA
COUNTY OF CHARLOTTE:

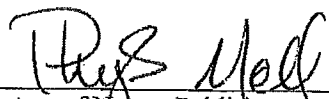
Before the undersigned authority personally appeared Holly Vinacco, who on oath says that she is legal clerk of the Charlotte Sun, the Englewood Sun, and the North Port Sun, each a newspaper published at Charlotte Harbor in Charlotte County, Florida; that the attached copy of advertisement, being a Notice of Meeting, was published in said newspaper in the issue(s) of:

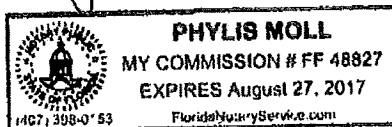
January 11, 2016

Affiant further says that the said newspaper is a newspaper published at Charlotte Harbor, in said Charlotte County, Florida, and that the said newspaper has heretofore been continuously published in said Charlotte County, Florida, Sarasota County, Florida and DeSoto County, Florida, each publication day and has been entered as periodicals matter at the post office in Punta Gorda, in said Charlotte County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.


(Signature of Affiant)

Sworn and subscribed before me this 11th day of January, 2016.


(Signature of Notary Public)



Personally known ☒ OR Produced Identification ☐

Type of Identification Produced _____

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

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

Publish: January 11, 2016
297693 3263400

153
330-538-51

Alex's Pool HEATING & AIR CONDITIONING, LLC

8:30-

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

INVOICE

6563

Date 1-11-16

Incomplete

Account Location:

Billing Information:

Lakeside Plantation Office

Account Name First Middle Last

2200 Plantation Blvd

Service Address Number Street

N.P. FL

City State Zip Code

Service Phone Home Office

Rob

Tenant/Person to Contact Phone

Unit Make: AquaPal Model: PH090DRAEWNE

Unit Make: Model:

Description: #3 pool Heater is tripping breaker, mega ohmed

Compressor Compressor is bad m# 2R68KC-PEV-230

5# 07AR8642L, Heater is in rough shape, TOINCH

OFF Unit, Good Repairs, & new one per Diex

Val

OTHER CHARGES	
Description	Total

Our trained personnel recommend: Replace heater, or Replace
Compressor, Filter dryer, Run Capacitors, Compressor wire
harness - add Acid Neutralizer, evacuation torch &
Reclaim 1 year warranty \$1,670.00 new Heater is built right 5 years
parts & labor 5980.00

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.

TOTALS	
Labor	
Flat Rate Repairs	
Other	
S/C today TOTAL	<u>80.00</u>

Work Ordered By

Signature [Signature]

Thank You for your Business!



Invoice

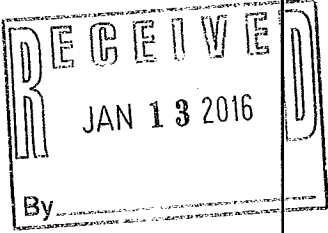
5824 Bee Ridge Road #165, Sarasota, FL 34233

Date Invoice #
1/1/2016 2016-00021

Bill To:

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

Terms Due Date
Net 30 1/31/2016

Description	Qty	Rate	Amount
Month of January Monthly Grounds Maintenance Fee 10 (hd) 320-538-464 mthly landscape mtnt. serv. 		7,354.17	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



Invoice

5824 Bee Ridge Road #165, Sarasota, FL 34233

Date

Invoice #

1/14/2016

2016-00084

Bill To:

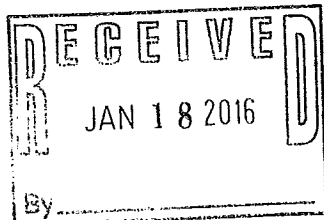
Lakeside Plantation CDD
c/o Governmental Management Services
135 West Central Blvd, Suite 320
Orlando, FL 32801

Terms

Due on receipt

Description	Qty	Rate	Amount
Remove Pittosporum and install new plantings on right side and entrance next to fountain			
Firebush	45	18.00	810.00
Juniper	20	19.50	390.00

(w) 10
320-538-4465



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

\$1,200.00

Payments/Credits

\$0.00

Balance Due

\$1,200.00

Phone #

Fax #

E-mail

Web Site

(941) 927-9765

(941) 929-9356

carla@bloomingslandscape.com

www.bloomingslandscape.com

Express

CARPET CARE

maintenance

INVOICE
17091

Serving All of Hillsborough County

P.O. Box 110 • Brandon, FL 33509

(813) 684-9799 Telephone/Fax

NAME Lakeside Plantation
ADDRESS 2500 PLANTATION DR
CITY NORTH PALM BEACH DATE 1-18-16
PERSON CONTACTED MR. RUS PHONE _____
PO# Repeat

Unit #	Service Required	TOTAL
4 Bathrooms	Tile Grout	350 ⁰⁰
+ Hall	Clean	
+ KIT		
MAIN AREA	CARPETS STEAM	400 ⁰⁰
+ LIVING	Clean + Refinish	
Remarks: <u>ACCOUNT</u>		Sub Total
		Service Tax
		AMT. DUE <u>750⁰⁰</u>

ABOUT FURNITURE MOVING: This is a courtesy, not an obligation...although extreme care is used in handling furniture and bric-a-brac... we cannot assume responsibility for any breakage.

ABOUT CARPET CLEANING: Because of fading, color change, shrinking, dry rot, traffic area wear, manufacturer's defect, and deteriorated material which may disintegrate in the process of cleaning, we cannot assume responsibility for any injuries due to conditions existing prior to cleaning. The very nature of some stains makes it impossible to restore original color or texture. Spotting oxidized rust, liquor, cosmetics, ink, urine stains, etc. is at the customer's risk. Removal of spots are not guaranteed, neither is change in shadings, appearance or texture or loss of pile. We are not responsible for shrinkage or seams pulling apart or carpet pulling off tackstrip, or tackstrip pulling out of the floor.

ABOUT CARPET DYEING: We cannot guarantee results because of problems which cannot be anticipated. We do guarantee the benefits of superior knowledge, experience and ultra-modern professional dyeing methods.

No verbal statements, promises or opinions of our technicians shall be binding.

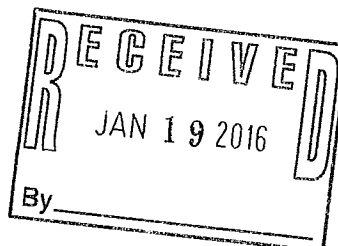
In the event it shall become necessary to collect the herein described sums, or any part thereof, the purchaser agrees to pay all the cost thereof, including reasonable attorneys fees.

PAYMENT IN FULL DUE upon completion of work, unless prior credit arrangements are approved. Past Due Invoices assessed at 1 1/2% per month Finance Charge.

I have read and fully understand the company's limitations as stated above.

Customer: [Signature]

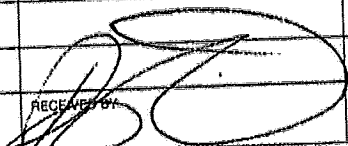
Carpet Technician Rus/Ryan



115
330-538-48102

RECEIVED
JAN 22 2016

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

CUSTOMER'S ORDER NO. Rob		PHONE 423-5500		DATE 1/12/16	
NAME LAKE SIDE PLANTATION					
ADDRESS PLANTATION LAKE SIDE Blvd. NP					
CASH	G.O.D.	CHARGE	ON ACCT.	MOSE. RETD.	PAID OUT
1 1 1/2 HP HSR MOTOR; SR SCALP KIT, SR IMPELLER, SR DIFFUSER SR BASE, SERVICE CALL + LABOR TO REMOVE MOTOR + PARTS + REPLACE					
					500.00
SOLD BY					TAX
RECEIVED BY 					EXEMPT
TOTAL					500.00

E PRODUCT 609T All claims and returned goods MUST be accompanied by this bill

E PRODUCT 609T

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

34845

THANK YOU

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

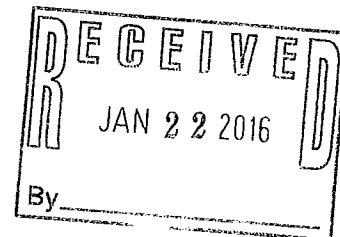
RENTAL DEPOSIT REFUND FORM

Resident Name: Nichelle Brown

Date of Event: January 9th, 2016

Make check payable to: Nichele Brown

Notes: send to clubhouse



☒ Full Refund of Deposit

☐ Partial Refund of Deposit (see explanation and details below)

☐ No Refund of Deposit (see explanation and details below)

237
300-201-102

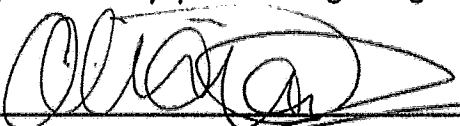
Rental Agreement – Lakeside Plantation

Deposit – Return of deposit in the amount of three hundred (\$200)
Is hereby approved by the Facility Manager. A full refund will be given if there is no apparent damage to the facility, clean-up was completed and all instructions, including capacity and parking requirements, were followed. To receive a full refund of the deposit, the following must be completed:

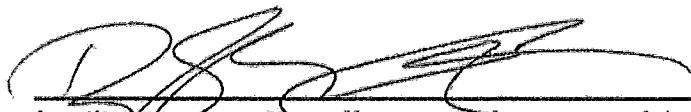
- Ensure that all garbage is removed and placed in appropriate garbage containers
- Remove all displays, favors, and/or remnants of the event
- Ensure that no damage has occurred to the Amenity Center and its property

The Facility Manager shall determine the amount of deposit to return, if any.

If you have any questions regarding the rental deposit refund, please contact the Facility Manager.


(Staff Signature initiating request to return deposit)

1-11-16
(Date)


(Facility Manager Sign-off approval for return of deposit)

1-11-16
(Date)

Reason for Partial/No Refund:

PSA

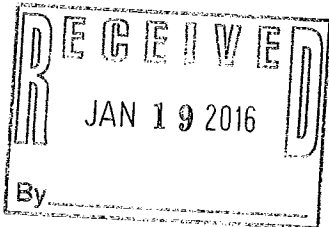
720 Brooker Creek Blvd. #206
Oldsmar, FL 34677

Invoice

Date	Invoice #
1/15/2016	901

Bill To
Lakeside Plantation CDD 135 W. Central Blvd. Ste. 320 Orlando, FL 32801-2435 Attn: George Flint

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	January Inspection  77 320-538-469 LANDSCAPE INSPECT-1/15/16	550.00	550.00
Total			\$550.00

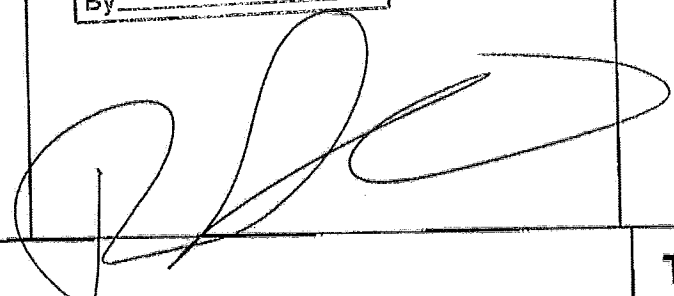
Affordable Carts

17521 North Tamiami Trail
FL 33903*Tennis
Maintenance***Invoice**

Date	Invoice #
1/8/2016	38523

Bill To
Lakeside Plantation Community Development District * BILLING ONLY * 135 W Central Blvd Site 320 Orlando, FL 32801-2435

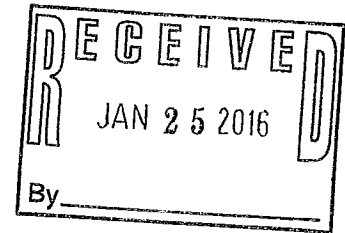
Ship To
Lakeside Plantation Community 2200 Plantation Blvd North Port, FL 33289 941-423-5500 Rob

P.O. Number	Terms	Rep	Ship	Via	F.O.B.	Project
	Due on receipt	BP	1/8/2016			
Quantity	Item Code	Description	Price Each	Amount		
		White EZGO TXT 2485775				
	Pick up and Delivery	Pick up and delivery charge	60.00	60.00		
1	Diagnostic	Diagnostic to find problem customer states.... sputtering along	70.00	70.00T		
1	Rental	Golf Cart Rental from Loaner till we return there cart Green	100.00	100.00T		
		MPT				
		SERIAL # 2483580				
		CHARGER # GAS				
1	540	73120G25 Brush set with hardware for advanced motors 2/pkg	65.00	65.00T		
1	3859	73120G07 Commutator and bearing	20.00	20.00T		
2.5	Labor rate	Labor for installing parts and fixing motor	70.00	175.00T		
1	9636	73328G01 Magnet for speed sensor	17.00	17.00T		
1	5558	Brush Holder & Springs	101.00	101.00T		
1	Wheel & Tire off w...	612772 Off white Wheel & Tire	44.00	44.00T		
1	Solid Waste fee on ...	Florida Solid Waste Fee on Tire	1.00	1.00T		
		Sales Tax	0.00	0.00		
RECEIVED JAN 22 2016 By _____ 			Total	\$653.00		

238

(hd) 1-330-538-52

Attendance Confirmation
for
BOARD OF SUPERVISORS



District Name: Lakeside Plantation CDD

Board Meeting Date: January 20, 2016

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

200
312-513-11

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

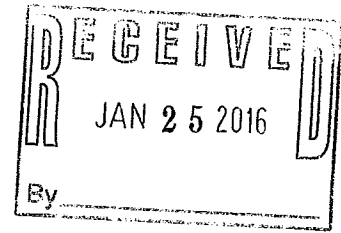
Approved for Payment:


District Manager Signature

1/20/2016
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS



District Name: Lakeside Plantation CDD

Board Meeting Date: January 20, 2016

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

55
310-513-11

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

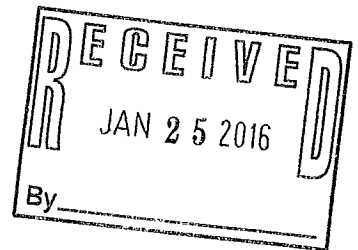
Approved for Payment:

[Signature]
District Manager Signature

1/20/2016
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS



District Name: Lakeside Plantation CDD

Board Meeting Date: January 20, 2016

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

211
310-513-11

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

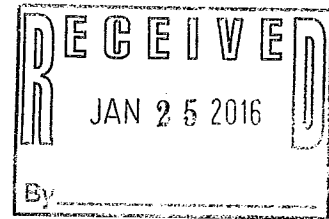
Approved for Payment:


District Manager Signature

1/20/2016
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS



District Name: Lakeside Plantation CDD

Board Meeting Date: January 20, 2016

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

54
310-513-11

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

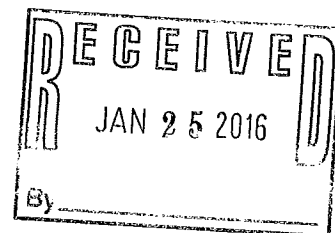
Approved for Payment:


District Manager Signature

1/20/2016
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS



District Name: Lakeside Plantation CDD

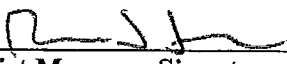
Board Meeting Date: January 20, 2016

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

56
310-513-11

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

Approved for Payment:

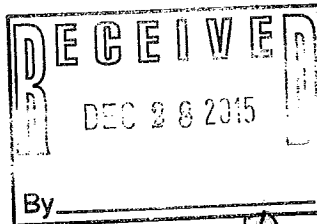
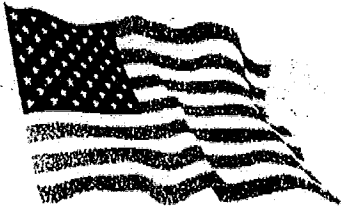

District Manager Signature

1/20/2016
Date

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

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/04/16	00017	12/23/15	12232015	201512 600-53800-61000		FOUNTAIN PROJECT	*	3,321.00		
						BRADLEY A. RAY			3,321.00	000024
1/22/16	00016	10/28/15	332	201510 600-53800-61000		ROV CAMERA	*	800.00		
						M.R.I. UNDERWATER SPECIALISTS, INC.			800.00	000025
TOTAL FOR BANK C								4,121.00		
TOTAL FOR REGISTER								4,121.00		

LKSD LAKESIDE PLANT BWHITE



17
31-600-538-61

BRADLEY A. RAY
20432 LAVERNE AVENUE
PORT CHARLOTTE, FL 33952
941-743-9423

204-8940

12-23-15

Submitted To: <u>Robert</u>		Work To Be Performed At: <u>Completed</u>	
Name: <u>Lakeside Plantation</u>	Address: <u>Same</u>		
Address: <u>2209 Lakeside Blvd</u>	City, State: <u>Same</u>		
City, State: <u>North Port, Fla</u>			
Phone #: <u>941 423 5500</u>	Date: <u>11-10-15</u>		

We hereby propose to furnish the materials and perform the labor necessary for the completion of:

- Obtain any required permits.
- Custom form (4) 3' Long x 12" wide x 40" high interior walls.
- Pump 3000 PSI concrete with fiber mesh into interior wall sections.
- Drill 4 small weep holes @ base of existing outer curtain walls (8)
- Place 5" rock, at min of 24" high in both areas to cover lighting electrical & conduit.
- 2 full days timeline.

All material is guaranteed to be as specified, and the above work to be performed in accordance with the above specifications and completed in a substantial workmanlike manner. Not responsible for or damage to irrigation systems, landscaping or underground wiring. Control joints placed as needed to minimize fracturing or cracking. Total sum:

In full @ completion Dollars (\$ 3321⁰⁰)

With payments as follows:

Respectfully submitted

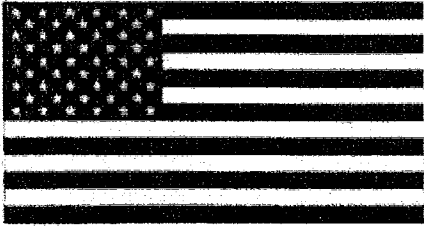
Note: This proposal may be withdrawn by us if not accepted within 14 days

ACCEPTANCE OF PROPOSAL

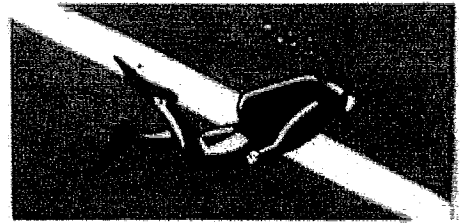
The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Signature: [Signature] Date: 12/23/15

Signature: _____ Date: _____



**M.R.I. Underwater Specialists,
Inc.**
17891 Weststone Road
North Fort Myers, Florida
33917
239-690-3033
239-707-5034 cell
239-236-1234 fax



Lakeside Plantation CDD
135 West Central Blvd
Orlando, Fl. 32801



2022 and 2030 Scarlett
Ave
North Port, Fl



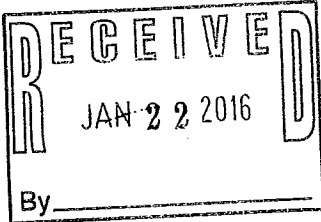
10/28/2015



332



Net 30

Quantity	Description	Rate	Amount
1	ROV Camera 16 31-600-538-61 	800.00	800.00

Due Date: 11/27/2015

**All Invoices are due within 30 days.
Payments recieved after 30 days will have a
10% late fee.**

Total	\$800.00
Payments/Credits	\$0.00
Balance Due	\$800.00



FPL

3 125893

/ 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 3

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	\$1,448.77	Jan 13 2016	\$

Your electric statement

For: Nov 21 2015 to Dec 23 2015 (32 days)

Customer name: LAKESIDE PLANTATION COMM

Service address: 2200 PLANTATION BLVD # POOL

Account number: 84595-15071

Statement date: Dec 23 2015

Next meter reading: Jan 25 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
1,074.86	1,074.86 CR	0.00	0.00	1,448.77	\$1,448.77	Jan 13 2016

Meter reading - Meter KL84533

Current reading 39141
Previous reading - 21567
kWh used 17574

Demand reading 36.68
Demand kW 37

Energy usage

	Last Year	This Year
kWh this month	19596	17574
Service days	32	32
kWh per day	612	549

Amount of your last bill 1,074.86
Payment received - Thank you 1,074.86 CR
Balance before new charges \$0.00

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

Electric service amount	1,319.92**
Storm charge	11.42
Gross receipts tax	34.14
Franchise charge	83.29
Total new charges	\$1,448.77

Total amount you owe

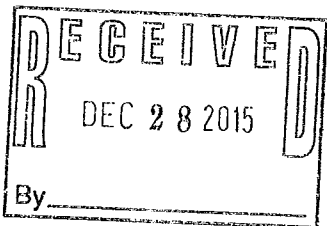
\$1,448.77

**The electric service amount includes the following charges:

Customer charge:	\$19.48
Fuel:	\$550.07
(\$0.031300 per kWh)	
Non-fuel:	\$357.80
(\$0.020360 per kWh)	
Demand:	\$392.57
(\$10.61 per kW)	

FPL automatic bill pay - DO NOT PAY

- Payment received after **March 15, 2016** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **January 03, 2016**. 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 approved changes that result in a net decrease to FPL's rates, which will apply to your bill beginning Jan. 2016. Learn more about the changes to your bill: FPL.com/rates.



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



FPL

2 125893

/ 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

LAKE SIDE 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	\$1,238.72	Jan 13 2016	\$

Your electric statement

For: Nov 21 2015 to Dec 23 2015 (32 days) :
Customer name: LAKE SIDE PLANTATION COMM
Service address: 2200 PLANTATION BLVD #CLBHSE

Account number: 57421-67439

Statement date: Dec 23 2015
Next meter reading: Jan 25 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
1,346.14	1,346.14 CR	0.00	0.00	1,238.72	\$1,238.72	Jan 13 2016

Meter reading - Meter KLL2846

Current reading 15852
Previous reading - 14849
kWh constant x 10
kWh used 10030

Demand reading 5.55
kW constant x 10.00
Demand kW 56

Energy usage

	Last Year	This Year
kWh this month	6920	10030
Service days	32	32
kWh per day	216	313

Amount of your last bill 1,346.14
Payment received - Thank you 1,346.14 CR
Balance before new charges \$0.00

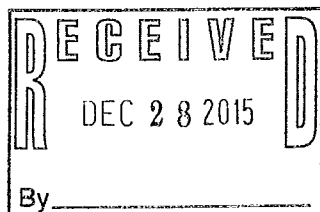
New charges (Rate: GSD-1 GENERAL SERVICE DEMAND)

Electric service amount 1,131.79**
Storm charge 6.52
Gross receipts tax 29.19
Franchise charge 71.22
Total new charges \$1,238.72

Total amount you owe \$1,238.72**FPL automatic bill pay - DO NOT PAY******The electric service amount includes the following charges:**

Customer charge: \$19.48
Fuel: \$313.94
(\$0.031300 per kWh)
Non-fuel: \$204.21
(\$0.020360 per kWh)
Demand: \$594.16
(\$10.61 per kW)

- Payment received after **March 15, 2016** is considered **LATE**; a late payment charge of **1%** will apply.
- The amount due on your account will be drafted automatically on or after **January 03, 2016**. 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 approved changes that result in a net decrease to FPL's rates, which will apply to your bill beginning Jan. 2016. Learn more about the changes to your bill: FPL.com/rates.



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 2



AUTO **CO 0116
1 125893

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	\$769.96	Jan 13 2016	\$

Your electric statement

Account number: 04126-05586

For: Nov 21 2015 to Dec 23 2015 (32 days)

Customer name: LAKESIDE PLANTATION

Statement date: Dec 23 2015

Service address: 2200 PLANTATION BLVD # FNTN

Next meter reading: Jan 25 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	DO NOT PAY (=)	New charges due by
595.00	595.00 CR	0.00	0.00	769.96	\$769.96	Jan 13 2016

Meter reading - Meter KN46183

Current reading 70020
Previous reading - 62530
kWh used 7490

Amount of your last bill 595.00
Payment received - Thank you 595.00 CR
Balance before new charges \$0.00

Energy usage

	Last Year	This Year
kWh this month	7456	7490
Service days	32	32
kWh per day	233	234

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

Electric service amount	700.74**
Storm charge	6.81
Gross receipts tax	18.14
Franchise charge	44.27
Total new charges	\$769.96

**The electric service amount includes the following charges:

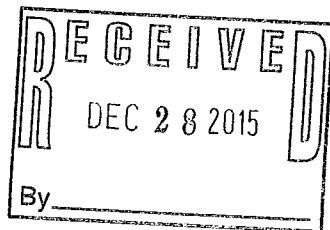
Customer charge: \$7.46
Fuel: \$234.44
(\$0.031300 per kWh)
Non-fuel: \$458.84
(\$0.061260 per kWh)

Total amount you owe

\$769.96

FPL automatic bill pay - DO NOT PAY

- Payment received after **March 15, 2016** is considered **LATE**; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after **January 03, 2016**. 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 approved changes that result in a net decrease to FPL's rates, which will apply to your bill beginning Jan. 2016. Learn more about the changes to your bill: FPL.com/rates.
- The rate used to calculate your bill has changed due to your demand usage. Call Customer Service if you have any questions.



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	
43123-154656	18-29	12/31/15	1/25/16

Total Current Charges 269.26
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 269.26



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 \$ _____

000043123000154656000000269261

2442 LAKE

↑ Please return this upper portion with your payment ↑

SERVICE ADDRESS 2200 PLANTATION BLVD

*** Bank Draft ***

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154656	18-29	12/31/15	1/25/16

Rate Class : COMMERCIAL

Last payment amount/date: 400.50 12/28/15

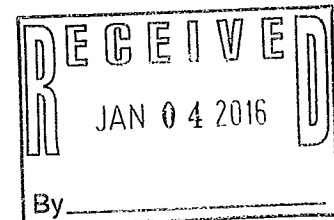
Last Bill Amount 400.50
 Payments 400.50-
 Adjustments .00
 BALANCE FORWARD .00

Service	Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	11/19/15 12/17/15	28	80005382	1.000	TGAL	1370	1329	41
						USAGE FOR 12/14		55.00

Service	Consumption	Charge	Total
WA Base facility chg		78.14	
WA Usage block 1	20.00	73.40	
WA Usage block 2	20.00	110.00	
WA Usage block 3	1.00	7.72	
TOTAL WATER			269.26

Total Current Charges 269.26
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 269.26

Pay your bill by phone is here!! Call 1-855-941-INFO (4636) to make payments 24/7 at NO CHARGE.



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	
43123-154658	18-29	12/31/15	1/25/16

Total Current Charges 24.54
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 24.54



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 \$ _____

000043123000154658000000024548

2443 LAKE

↑ Please return this upper portion with your payment ↑

SERVICE ADDRESS

2200 PLANTATION BLVD

*** Bank Draft ***

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154658	18-29	12/31/15	1/25/16

Rate Class : COMMERCIAL

Last payment amount/date: 42.88 12/28/15

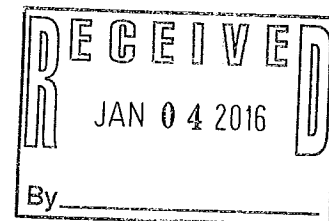
Last Bill Amount 42.88
 Payments 42.88-
 Adjustments .00
 BALANCE FORWARD .00

Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
WA 11/19/15 12/17/15	28	83717471	1.000	TGAL	1410	1408	2
						USAGE FOR 12/14	3.00

Service	Consumption	Charge	Total
WA Base facility chg		17.20	
WA Usage block 1	2.00	7.34	
TOTAL WATER			24.54

Total Current Charges 24.54
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 24.54

Pay your bill by phone is here!! Call 1-855-941-INFO (4636) to make payments 24/7 at NO CHARGE.



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 -156052	18-29	12/31/15	1/25/16

Total Current Charges 157.26
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 157.26



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 \$ _____

000043123000156052000000157266

2444 LAKE

↑ Please return this upper portion with your payment ↑

*** Bank Draft ***

SERVICE ADDRESS 2200 PLANTATION BLVD

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	12/31/15	1/25/16

Rate Class : COMMERCIAL

Last payment amount/date: 186.24 12/28/15

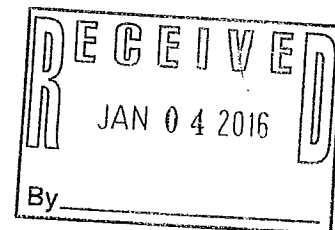
Last Bill Amount 186.24
 Payments 186.24 -
 Adjustments .00
 BALANCE FORWARD .00

WA	11/19/15	12/17/15	28	80000038	1.000	TGAL	Current	Previous	Usage
							663	658	5
							USAGE FOR 12/14		2.00

Service	Consumption	Charge	Total
WA Base facility chg		40.05	
WA Usage block 1	5.00	18.35	
TOTAL WATER			58.40
SE Base facility chg		68.91	
SE Consumption	5.00	29.95	
TOTAL SEWER			98.86

Total Current Charges 157.26
 PAST DUE - MUST PAY NOW .00
 Bank acct will be drafted 157.26

Pay your bill by phone is here!! Call 1-855-941-INFO (4636) to make payments 24/7 at NO CHARGE.



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

PLEASE REMIT PAYMENT TO:

CUSTOMER INVOICE



NE A

PEOPLES GAS

P.O. Box 31017

TAMPA, FL 33631-3017

ACCOUNT NUMBER

10332096

AMOUNT NOW DUE

12.77

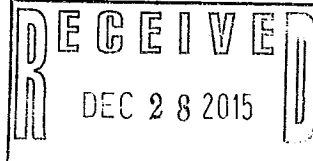
THIS MONTH'S CHARGE
DUE BEFORE

01/12/16

 * PLEASE DO NOT PAY. WE WILL DEDUCT 12.77 *
 * FROM YOUR BANK ACCOUNT ON OR AFTER 01/03/16. *

011114 10332096 000001277

LAKE SIDE PLANTATION COMMUNITY DEV
 135 W CENTRAL BLVD STE 320
 ORLANDO FL 32801

WRITE IN AMOUNT
PAID ON THIS ACCOUNT

PLEASE WRITE YOUR ACCOUNT NUMBER ON THE FRONT OF YOUR CHECK OR MONEY ORDER AND RETURN THE UPPER PORTION
 OF THIS INVOICE WITH YOUR PAYMENT. MESSAGES WRITTEN ON THE UPPER PORTION MAY BE OVERLOOKED. FOR INFORMATION
 PLEASE CONTACT US AT ONE OF THE CONVENIENT NUMBERS LISTED ON THE BACK. THANK YOU!

DIRECT ALL INQUIRIES TO:

PLEASE RETAIN THIS LOWER PORTION FOR YOUR RECORDS.



POST OFFICE BOX 31017
 TAMPA, FL 33631-3017

1-877-832-6747

SERVICE 2200 PLANTATION BLVD *POOL*
 ADDRESS NORTH PORT FL 34289-9472

* * TO AVOID A POSSIBLE LATE PAYMENT CHARGE OF 1.5%, * *
 * * BALANCE DUE MUST BE PAID BY THE PAST DUE DATE. * *

* * * * * THIS MONTH'S BILLING DATES * * * * *

--BILLING PERIOD--
TONUMBER
OF DAYSSTATEMENT
DATE

12/18/15

30

12/22/15

* * * * * THIS MONTH'S METER INFORMATION * * * * *

METER METER READS -----FACTORS----- THERMS
 NUMBER PRES - PREV = CCF X BTU X CONVER = USED

RHE73410 376 376 0 1.0390 1.00000 0.0

TOTAL THERMS = 0.0

* * * * * THIS MONTH'S BILLING INFORMATION * * * * *

RESIDENTIAL SERVICE 1 (RS1)

PREVIOUS BALANCE

12.77

PAYMENT

12.77-

CUSTOMER CHARGE

12.00

DISTRIBUTION

0.0 THMS @

0.38275

0.00

PGA

0.0 THMS @

0.89849

0.00

TOTAL GAS CHARGES

12.00

TAXES AND FEES

FRANCHISE FEE

.77

LOCAL TAX

STATE TAX

GROSS RECEIPTS TAX

TOTAL TAXES AND FEES

0.77

THIS MONTH'S CHARGE

12.77

TOTAL BALANCE DUE

12.77

READ DATE

12/16/15

TO PAY BY PHONE, DIAL 1-877-729-2747 OR, VISIT OUR WEBSITE AT www.peoplesgas.com
 (PAY-2PGS)

WHEN PAYING BY CREDIT CARD OR E-CHECK, A CONVENIENCE FEE WILL APPLY.

**LAKESIDE PLANTATION
COMMUNIT**
Account Number: 0624684505
Customer Identification Code: 0624684505

Do not send payment. We will automatically debit the total amount due on your bank account. Your bank will pay on or after Jan 21.

Previous Balance 12/1/2015	Payments Received	Previous Balance 1/1/2016	Total New Charges 1/1/2016	Total Amount Due
\$397.74	-\$397.74	\$0.00	\$384.86	\$384.86

New Charges - Statement Dated 1/1/2016

Verizon	124.24
---------	--------

Verizon	211.83
---------	--------

Verizon Online	37.98
----------------	-------

Verizon Long Distance	10.81
-----------------------	-------

Total New Charges Due by January 25, 2016	\$384.86
--	-----------------

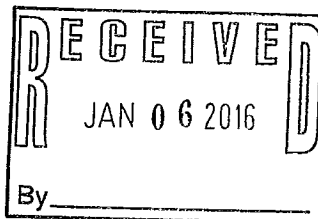
Previous Balance	\$0.00
-------------------------	---------------

Total Amount Due	\$384.86
-------------------------	-----------------

Account Number

15 4331 0624 684505 03

When calling Verizon and asked for your account number,
please enter customer identification code **0624684505**.



Previous Balance	\$397.74
------------------	----------

Payment received Dec 21	-\$397.74
-------------------------	-----------

Balance Forward	\$0.00
-----------------	--------

New Charges

Verizon	\$124.24
Verizon	\$211.83
Verizon Online	\$37.98
Verizon Long Distance	\$10.81
Total New Charges due Jan 25	\$384.86
Total Amount Due	\$384.86

Do not send payment.

We will automatically debit the total amount due on your bank account. Your bank will pay on or after Jan 21.

Services

Full Month Charges from Jan 01 thru Jan 31			107.96
View Verizon Full Month Charges Detail			
Solutions for Business Bundle Discount		-14.99	
Fios TV Extreme HD - Private		74.99	
(Rent): HD Set Top Box	4	at 11.99	47.96
Total Full Month Charges			107.96
Total Services			\$107.96

Tax & Fees

FL State Communications Services Tax			3.30
FL Local Communications Services Tax			4.23
Gross receipts			.10
Surcharge(s)			1.67
Fios TV Broadcast Fee			1.99
Regional Sports Network Fee			4.99
Total Tax & Fees			\$16.28
Total New Charges for Verizon			\$124.24

Services

Full Month Charges from Jan 01 thru Jan 31	150.00
--	--------

Verizon Full Month Charges Detail

Following is the Detail of Recurring Monthly Charges for Informational Purposes.

9414235501	65.47
9414235500	50.47
9414298648	35.47
Total	151.41

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

View Verizon Full Month Charges Detail

BUS UNLIMITED ADDL LINE 2 YEAR PLAN	.00
Total Services	\$150.00

Tax & Fees

Federal Excise Tax	.81
FL State Communications Services Tax	9.06
FL Local Communications Services Tax	11.64
Gross receipts	.28
Surcharge(s)	8.86
Federal Universal Service Fee - Verizon LD	4.21
Federal Subscriber Line Charge	8.52
Federal Subscriber Line Charge	8.52

Federal Subscriber Line Charge	8.52
Federal Access Recovery Charge	.47
Federal Access Recovery Charge	.47
Federal Access Recovery Charge	.47
Total Tax & Fees	\$61.83
Total New Charges for Verizon	\$211.83

Products and Services - Individual Line

Products and Services - 9414235501

Description	Qty	Initiation Date	Tax Status	Amount
Solutions Bundle Line 2 Yr	1	02/19/13	LSER	87.00
Unlimited local toll calling	1	02/19/13	LSER	.00
CustoPAK Basic Package	1	02/19/13	LSER	.00
CustoPAK Caller ID- Name & Number	1	02/19/13	LSER	.00
CustoPAK line - measured rate	1	02/19/13	LSFR	.00
Federal Access Recovery Charge	1	02/19/13	LSFR	.47
Solutions Bundle 2 Yr Credit	1	02/21/13	LSER	-22.00
Total for 941-423-5501				65.47

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

Products and Services - Individual Line

Products and Services - 9414235500

Description	Qty	Initiation Date	Tax Status	Amount
Unlimited local toll calling	1	02/19/13	LSER	.00

CustoPAK Basic Package	1	02/19/13	LSER	.00
CustoPAK Caller ID- Name & Number	1	02/19/13	LSER	.00
CustoPAK line - measured rate	1	02/19/13	LSFR	.00
Federal Access Recovery Charge	1	02/19/13	LSFR	.47
Voice Msg Mailbox	1	04/02/13	LSER	.00
Additional Line(s) Unlimited 2 Yr	1	02/19/13	LSER	80.00
Additional Line Credit 2 Yr	1	02/21/13	LSER	-30.00
Total for 941-423-5500				50.47

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

Products and Services - Individual Line

Products and Services - 9414298648

Description	Qty	Initiation Date	Tax Status	Amount
CustoPAK Basic Package	1	02/19/13	LSER	.00
CustoPAK line - measured rate	1	02/19/13	LSFR	.00
Federal Access Recovery Charge	1	02/19/13	LSFR	.47
Additional Line(s) Basic 2 Yr	1	02/19/13	LSER	35.00
Total for 941-429-8648				35.47

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

Date	Time	Number Called	Place Called	Type	Rate	Minutes	Amount
Line 9414235500							
12/11	12:44PM	813-484-3390	Tampa FL	Direct	Day	3.00	.00
12/15	11:59AM	727-776-1136	Clearwater FL	Direct	Day	2.00	.00
12/16	04:53PM	941-567-9401	Bradenton FL	Direct	Day	2.00	.00
12/16	06:13PM	941-567-9401	Bradenton FL	Direct	Day	2.00	.00
12/20	03:01PM	941-567-9401	Bradenton FL	Direct	Night	2.00	.00
12/27	01:56PM	941-567-9401	Bradenton FL	Direct	Night	1.00	.00
12/29	05:33PM	941-567-9401	Bradenton FL	Direct	Day	2.00	.00

Services

Full Month Charges from Jan 01 thru Jan 31 for 62-468-4505 37.98

[View Verizon Online Full Month Charges Detail for 62-468-4505](#)

Fios Internet 50M/50M - 2YR 84.99

Solutions Fios Discount -30.00

Fios Internet Price Increase 2014 10.00

Data Protection 7.99

Additional Line Promotion thru May 1, 2023 -35.00

Total Full Month Charges for 62-468-4505 37.98

Total Services \$37.98

Total New Charges for Verizon Online \$37.98

Services

Full Month Charges from Jan 01 thru Jan 31 .00

[Verizon Long Distance Full Month Charges Detail](#)

Following is the Detail of Recurring Monthly Charges for Informational Purposes.

9414235501 1.10

9414235500 1.10

9414298648

1.10

Total

3.30

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

View Verizon Long Distance Full Month Charges Detail

Calls

Calls

Total Services

\$0.00

Tax & Fees

FL State Communications Services Tax

.19

FL Local Communications Services Tax

.24

Surcharge(s)

.09

Federal Universal Service Fee - Verizon LD

1.44

Carrier Cost Recovery Charge

.36

Long Distance Administrative Charge

.74

Carrier Cost Recovery Charge

.36

Long Distance Administrative Charge

.74

Carrier Cost Recovery Charge

.36

Long Distance Administrative Charge

.74

Long Distance Access Charge

1.85

Long Distance Access Charge

1.85

Long Distance Access Charge

1.85

Total Tax & Fees

\$10.81

Total New Charges for Verizon Long Distance

\$10.81

Date	Time	Number Called	Place Called	Type	Rate	Minutes	Amount
Line 9414235500							
12/02	10:37AM	586-291-6362	Mt Clemens MI	Direct	Night	3.00	.00
12/07	04:14PM	321-800-4437	Orlando FL	Direct	Night	2.00	.00
12/08	07:04PM	941-916-4030	Puntagorda FL	Direct	Night	1.00	.00
12/10	04:44PM	715-579-6252	Eau Claire WI	Direct	Night	1.00	.00
12/11	12:48PM	201-952-3700	HasbrokHts NJ	Direct	Night	1.00	.00
12/14	08:50AM	904-355-1831	Jacksonvl FL	Direct	Night	4.00	.00
12/14	10:39AM	305-828-1690	Miami FL	Direct	Night	1.00	.00
12/23	04:54PM	413-522-6002	Greenfield MA	Direct	Night	1.00	.00
12/23	04:56PM	941-916-4030	Puntagorda FL	Direct	Night	2.00	.00
12/28	10:43AM	863-444-8850	Arcadia FL	Direct	Night	1.00	.00
12/28	01:04PM	423-280-5956	Chattnooga TN	Direct	Night	2.00	.00
12/29	09:27AM	239-731-9500	NoFt Myers FL	Direct	Night	4.00	.00
12/30	09:15AM	239-332-4242	Fort Myers FL	Direct	Night	3.00	.00
12/30	09:18AM	239-332-4242	Fort Myers FL	Direct	Night	2.00	.00
12/31	10:07AM	407-792-5869	Sanford FL	Direct	Night	2.00	.00

Date	Time	Number Called	Place Called	Type	Rate	Minutes	Amount
Line 9414235501							
12/03	10:55AM	508-888-7864	Sagamore MA	Direct	Night	1.00	.00
12/03	02:12PM	989-463-4956	Alma MI	Direct	Night	1.00	.00
12/04	03:19PM	615-876-5181	Nashville TN	Direct	Night	1.00	.00
12/07	09:42AM	843-280-0264	Little Riv SC	Direct	Night	2.00	.00
12/09	01:35PM	732-219-7638	Red Bank NJ	Direct	Night	3.00	.00
12/30	02:51PM	239-337-6811	Fort Myers FL	Direct	Night	2.00	.00

Products and Services - Individual Line

Products and Services - 9414235501

Description	Qty	Initiation Date	Tax Status	Amount
Carrier Cost Recovery Charge	1	02/19/13	LSER	.36
Long Distance Administrative Charge	1	03/15/13	LSER	.74
Total for 941-423-5501				1.10

Tax Status Legend

Tax Status	Description
------------	-------------

L Local
S State
F Federal
R Local Surcharge
E Exempt

Products and Services - Individual Line

Products and Services - 9414235500

Description	Qty	Initiation Date	Tax Status	Amount
Carrier Cost Recovery Charge	1	02/19/13	LSER	.36
Long Distance Administrative Charge	1	03/15/13	LSER	.74
Total for 941-423-5500				1.10

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

Products and Services - Individual Line

Products and Services - 9414298648

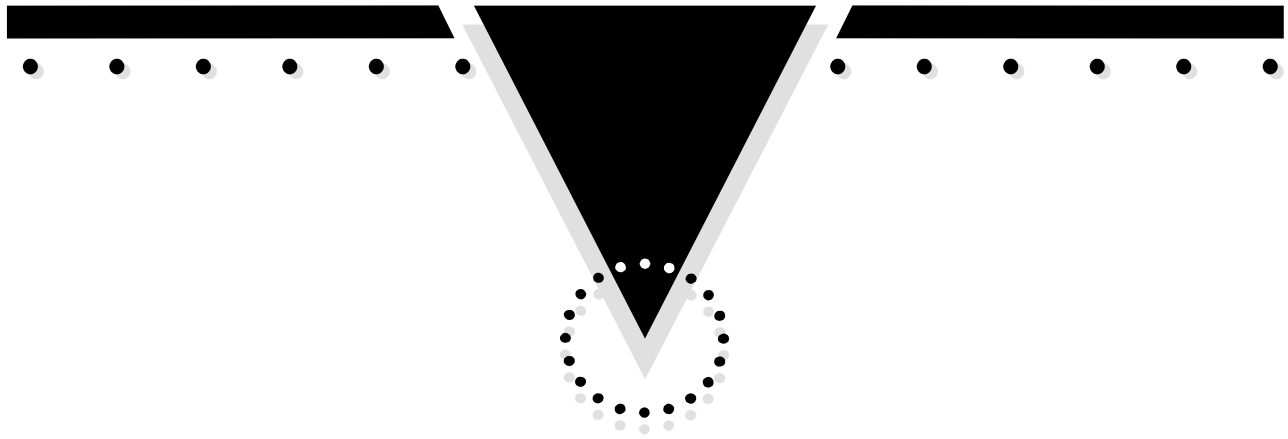
Description	Qty	Initiation Date	Tax Status	Amount
Carrier Cost Recovery Charge	1	02/19/13	LSER	.36
Long Distance Administrative Charge	1	03/15/13	LSER	.74
Total for 941-429-8648				1.10

Tax Status Legend

Tax Status	Description
L	Local
S	State
F	Federal
R	Local Surcharge
E	Exempt

**S
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Lakeside Plantation

Community Development District

Unaudited Financial Reporting
January 31, 2016



Table of Contents

1	Balance Sheet
2-3	General Fund
4	Debt Service Fund
5	Capital Reserve Fund
6-7	Month to Month
8	Long-Term Debt
9	Assessment Receipt Schedule

**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT**

**COMBINED BALANCE SHEET
January 31, 2016**

	General	Debt Service	Capital Reserve	Totals
Assets				
<u>Cash:</u>				
Operating Account	\$ 62,867	\$ -	\$ -	\$ 62,867
Debit Card Account	1,900	-	-	1,900
Money Market Account	405,032	-	-	405,032
Activities Account	22,475	-	-	22,475
Petty Cash	50	-	-	50
Capital Reserve Account	-	-	400,296	400,296
Prepaid Expenses	50	-	-	50
<u>Investment - Operations:</u>				
Investment - SBA Fund A	472	-	-	472
<u>Investment - Bonds:</u>				
Reserve Fund	-	7,998	-	7,998
Revenue Fund	-	173,668	-	173,668
Prepayment Fund	-	0	-	0
Due from General Fund	-	5,266	-	5,266
Total Assets	<u>\$ 492,845</u>	<u>\$ 186,932</u>	<u>\$ 400,296</u>	<u>\$ 1,080,073</u>
Liabilities & Fund Balances				
Liabilities				
Accounts Payable	\$ 5,602	\$ -	\$ -	\$ 5,602
Due to Debt	5,266	-	-	5,266
Customer Deposits	1,075	-	-	1,075
Total Liabilities	<u>\$ 11,943</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 11,943</u>
Fund Balances				
Restricted for Debt Service	\$ -	\$ 186,932	\$ -	\$ 186,932
Assigned for Capital Projects	-	-	400,296	400,296
Unassigned	480,902	-	-	480,902
Total Fund Balances	<u>\$ 480,902</u>	<u>\$ 186,932</u>	<u>\$ 400,296</u>	<u>\$ 1,068,130</u>
Total Liabilities & Fund Balances	<u>\$ 492,845</u>	<u>\$ 186,932</u>	<u>\$ 400,296</u>	<u>\$ 1,080,073</u>

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending January 31, 2016

	Adopted Budget	Prorated Budget Thru 01/31/16	Actual Thru 01/31/16	Variance
Revenues:				
Tennis Club	\$ 15,000	\$ 15,000	\$ 17,679	\$ 2,679
Activities	12,500	4,167	3,347	(820)
Clubhouse Rentals	1,500	500	1,125	625
Miscellaneous	1,500	500	323	(177)
Interest	150	50	11	(39)
Operations & Maintenance Assessments	656,520	522,776	522,776	-
Total Revenues	\$ 687,170	\$ 542,992	\$ 545,261	\$ 2,269
Expenditures:				
Administrative				
Supervisor Fees	\$ 11,000	\$ 3,000	\$ 2,800	\$ 200
District Manager	36,050	12,017	12,017	(0)
District Counsel	25,000	8,333	3,578	4,755
Reimbursable Expenses	600	200	-	200
District Engineer	10,000	3,333	7,419	(4,085)
Disclosure Report	1,000	-	-	-
Trustee Fees	4,200	2,683	2,683	(0)
Audit Fees	4,200	-	-	-
Postage, Phone, Fax, Copies	200	67	-	67
General Liability Insurance	5,000	5,000	6,239	(1,239)
Legal Advertising	1,500	500	189	311
Dues, Licenses & Fees	175	175	175	-
Other Current Charges	1,900	633	1,358	(725)
Property Insurance	7,000	7,000	7,717	(717)
Website Design/Administration	400	133	233	(100)
Total Administrative	\$ 108,225	\$ 43,075	\$ 44,407	\$ (1,332)
Operations				
Personnel Services (Management Contract)	\$ 172,120	\$ 57,373	\$ 57,373	\$ 0
Road & Street Repairs & Maintenance	7,500	2,500	356	2,144
Common Area Renewal & Maintenance	10,000	3,333	4,906	(1,573)
Street Light/Decorative Light	10,000	3,333	4,007	(674)
Landscape Maintenance - Contract	88,250	29,417	29,417	(0)
Landscape Maintenance - Other	5,000	1,667	5,134	(3,467)
Plant Replacement Program	12,000	4,000	-	4,000
Irrigation Maintenance	500	167	175	(8)
Lake Maintenance	14,000	4,667	3,864	803
Electric Utility Services - Entrance Feature	9,000	3,000	2,588	412
Water Utility Services - Entrance Feature	1,500	500	728	(228)
Repairs & Maintenance - Entrance Feature	1,200	400	64	336
Miscellaneous Tools, Equipment	1,200	400	-	400
Landscape Inspection Services	3,300	1,100	1,100	-
Total Operations	\$ 335,570	\$ 111,857	\$ 109,713	\$ 2,144

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending January 31, 2016

	Adopted Budget	Prorated Budget Thru 01/31/16	Actual Thru 01/31/16	Variance
Clubhouse				
Activities	\$ 19,000	\$ 6,333	\$ 7,746	\$ (1,413)
Licenses/Fees	625	625	289	336
General Supplies	10,000	3,333	5,390	(2,057)
Maintenance	10,000	3,333	1,946	1,387
Office Supplies	3,000	1,000	685	315
Public Communication	800	267	456	(190)
Pest Control	900	300	300	-
Security	1,500	500	147	353
AED	300	100	-	100
Telephone & Internet Services	4,600	1,533	1,553	(20)
Janitorial Supplies	3,000	1,000	259	741
Electric Utility Services - Clubhouse	16,000	5,333	5,307	26
Gas Utility	250	83	51	32
Garbage Collection	1,900	633	627	6
Water Utility Services - Clubhouse	3,000	1,000	1,082	(82)
Electric Utility Services - Pool	16,500	5,500	4,664	836
Pool Maintenance - Other	7,500	2,500	3,704	(1,204)
Tennis Courts - Maintenance	7,500	2,500	2,678	(178)
Tennis Courts - Programs	2,000	667	1,645	(978)
Water Utility Services - Tennis Courts & Pool	5,000	1,667	1,077	589
Total Clubhouse	\$ 113,375	\$ 38,208	\$ 39,609	\$ (1,401)
Other Expenditures				
Transfer Out - Current Year	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
Total Other Expenditures	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
Total Expenditures	\$ 687,170		\$ 323,729	
Excess Revenues (Expenditures)	\$ -		\$ 221,532	
Fund Balance - Beginning	\$ -		\$ 259,370	
Fund Balance - Ending	\$ -		\$ 480,902	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE SERIES 1999
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending January 31, 2016

	Adopted Budget	Prorated Budget Thru 01/31/16	Actual Thru 01/31/16	Variance
Revenues:				
Assessments - On Roll	\$ 175,905	\$ 139,761	\$ 139,761	\$ -
Assessments - Direct Billed	8,842	8,842	8,842	-
Interest	10	2	2	-
Total Revenues	\$ 184,757	\$ 148,605	\$ 148,605	\$ -
Expenditures:				
Interest - 11/1	\$ 60,465	\$ 60,465	\$ 60,465	\$ -
Principal - 5/1	60,000	-	-	-
Interest - 5/1	60,465	-	-	-
Total Expenditures	\$ 180,930	\$ 60,465	\$ 60,465	\$ -
Excess Revenues (Expenditures)	\$ 3,827		\$ 88,140	
Fund Balance - Beginning	\$ 90,834		\$ 98,792	
Fund Balance - Ending	\$ 94,661		\$ 186,932	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL RESERVE FUND
STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending January 31, 2016

	Adopted Budget	Prorated Budget Thru 01/31/16	Actual Thru 01/31/16	Variance
<u>Revenues:</u>				
Transfer In - Current Year	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
Total Revenues	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
<u>Expenditures:</u>				
Clubhouse - Renewal/Replacement	\$ -	\$ -	\$ 5,877	\$ (5,877)
Exterior Building Elements	-	-	-	-
Property Site Elements	-	-	19,107	(19,107)
Clubhouse Interior	-	-	-	-
Pool & Spa Elements	-	-	-	-
Total Expenditures	\$ -	\$ -	\$ 24,984	\$ (24,984)
Excess Revenues (Expenditures)	\$ 130,000		\$ 105,016	
Fund Balance - Beginning	\$ 364,108		\$ 295,280	
Fund Balance - Ending	\$ 494,108		\$ 400,296	

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	\$ 12,280	\$ 4,035	\$ 957	\$ 408	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	17,679
Activities	779	573	1,270	725	-	-	-	-	-	-	-	-	3,347
Clubhouse Rentals	250	50	575	250	-	-	-	-	-	-	-	-	1,125
Miscellaneous	100	25	157	41	-	-	-	-	-	-	-	-	323
Interest	1	2	4	4	-	-	-	-	-	-	-	-	11
Operations & Maintenance Assessments	-	189,320	313,759	19,697	-	-	-	-	-	-	-	-	522,776
Total Revenues	\$ 13,410	\$ 194,004	\$ 316,722	\$ 21,125	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 545,261
Expenditures:													
Administrative													
Supervisor Fees	\$ 1,000	\$ 800	\$ -	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,800
District Manager	3,004	3,004	3,004	3,004	-	-	-	-	-	-	-	-	12,017
Reimbursable Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-
District Engineer	930	5,536	525	428	-	-	-	-	-	-	-	-	7,419
Disclosure Report	-	-	-	-	-	-	-	-	-	-	-	-	-
Trustee Fees	2,683	-	-	-	-	-	-	-	-	-	-	-	2,683
Audit Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Postage, Phone, Fax, Copies	-	-	-	-	-	-	-	-	-	-	-	-	-
General Liability Insurance	6,774	-	(536)	-	-	-	-	-	-	-	-	-	6,239
Legal Advertising	-	96	-	93	-	-	-	-	-	-	-	-	189
Dues, Licenses & Fees	175	-	-	-	-	-	-	-	-	-	-	-	175
Other Current Charges	75	877	286	120	-	-	-	-	-	-	-	-	1,358
Property Insurance	8,371	-	(655)	-	-	-	-	-	-	-	-	-	7,717
Website Design/Administrative	58	58	58	58	-	-	-	-	-	-	-	-	233
District Counsel	1,087	1,536	955	-	-	-	-	-	-	-	-	-	3,578
Total Administrative	\$ 24,158	\$ 11,908	\$ 3,639	\$ 4,703	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 44,407
Operations													
Personnel Services (Management Contract)	\$ 14,343	\$ 14,343	\$ 14,343	\$ 14,343	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	57,373
Road & Street Repairs & Maintenance	-	-	356	-	-	-	-	-	-	-	-	-	356
Common Area Renewal & Maintenance	4,906	-	-	-	-	-	-	-	-	-	-	-	4,906
Street Light/Decorative Light	105	782	-	3,120	-	-	-	-	-	-	-	-	4,007
Landscape Maintenance - Contract	7,354	7,354	7,354	7,354	-	-	-	-	-	-	-	-	29,417
Landscape Maintenance - Other	-	2,742	1,067	1,325	-	-	-	-	-	-	-	-	5,134
Plant Replacement Program	-	-	-	-	-	-	-	-	-	-	-	-	-
Irrigation Maintenance	-	-	175	-	-	-	-	-	-	-	-	-	175
Lake Maintenance	966	966	966	966	-	-	-	-	-	-	-	-	3,864
Electric Utility Services - Entrance Feature	589	634	595	770	-	-	-	-	-	-	-	-	2,588
Water Utility Services - Entrance Feature	77	583	43	25	-	-	-	-	-	-	-	-	728
Repairs & Maintenance - Entrance Feature	12	-	-	52	-	-	-	-	-	-	-	-	64
Miscellaneous Tools, Equipment	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Inspection Services	-	550	-	550	-	-	-	-	-	-	-	-	1,100
Total Operations	\$ 28,354	\$ 27,955	\$ 24,899	\$ 28,505	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 109,713

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Clubhouse													
Activities	\$ 2,489	\$ 1,530	\$ 1,904	\$ 1,823	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,746
Licenses/Fees	-	-	-	289	-	-	-	-	-	-	-	-	289
General Supplies	1,435	2,333	818	804	-	-	-	-	-	-	-	-	5,390
Maintenance	713	233	59	942	-	-	-	-	-	-	-	-	1,946
Office Supplies	82	67	87	449	-	-	-	-	-	-	-	-	685
Public Communication	35	35	35	351	-	-	-	-	-	-	-	-	456
Pest Control	150	-	-	150	-	-	-	-	-	-	-	-	300
Security	-	147	-	-	-	-	-	-	-	-	-	-	147
AED	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone & Internet Services	384	387	398	385	-	-	-	-	-	-	-	-	1,553
Janitorial Supplies	131	61	21	46	-	-	-	-	-	-	-	-	259
Electric Utility Services - Clubhouse	1,386	1,337	1,346	1,239	-	-	-	-	-	-	-	-	5,307
Gas Utility	13	13	13	13	-	-	-	-	-	-	-	-	51
Garbage Collection	157	157	157	157	-	-	-	-	-	-	-	-	627
Water Utility Services - Clubhouse	252	487	186	157	-	-	-	-	-	-	-	-	1,082
Electric Utility Services - Pool	1,062	1,078	1,075	1,449	-	-	-	-	-	-	-	-	4,664
Pool Maintenance - Other	3,057	-	67	580	-	-	-	-	-	-	-	-	3,704
Tennis Courts - Maintenance	1,029	407	83	1,159	-	-	-	-	-	-	-	-	2,678
Tennis Courts - Programs	175	525	420	525	-	-	-	-	-	-	-	-	1,645
Water Utility Services - Tennis Courts & Pool	185	223	401	269	-	-	-	-	-	-	-	-	1,077
Total Clubhouse	\$ 12,734	\$ 9,020	\$ 7,069	\$ 10,786	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 39,609
Other Expenditures													
Transfer Out	\$ -	\$ -	\$ -	130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,000
Total Other Expenditures	\$ -	\$ -	\$ -	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,000
Total Expenses	\$ 65,245	\$ 48,882	\$ 35,607	\$ 173,994	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 323,729
Excess Revenues (Expenditures)	\$ (51,835)	\$ 145,121	\$ 281,115	\$ (152,870)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 221,532

**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)
CURRENT BONDS OUTSTANDING	\$	1,740,000.00

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**VII.
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Lakeside Plantation CDD

ACTION ITEMS

as of 2/16/2016

Item #	Meeting Assigned	Action Item	Assigned To:	Date Due	Status	Comments
1	6/18/2014	Evaluate Conservation Areas	Robson		In Process	Report presented at 11/18/15 Board meeting. Engineer preparing a work plan for bidding purposes.
2	1/21/2015	Evaluate ID Card Process	Wittebort		In Process	To be done in conjunction with #3
3	7/8/2015	Bid Design Services for Pool & Amenities	Flint		In Process	Hugarte Design was selected by the Board. Public input workshop scheduled for 2/16/16.
4	8/19/2015	Evaluate Access Controls and Policies for Tennis Courts	Wittebort		In Process	To be done in conjunction with #3
5	11/18/2015	Investigation of City Taking Over Streetlights	Flint		Completed	
6	11/18/2015	Investigation of Enforcement of Parking on CDD Property	Flint		In Process	Letter sent to City of North Port.

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Item to be Provided Under Separate Cover.