

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS MEETING
FEBRUARY 13, 2013**

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
AGENDA
FEBRUARY 13, 2013
7:00 PM MEETING**

Lakeside Plantation Clubhouse
Located at 2200 Plantation Boulevard, North Port, Florida 34289

District Board of Supervisors	Chair	Patricia Durham
	Vice Chair	Sharon Greisz
	Supervisor	Jane Gallo
	Supervisor	Camille Stephens
	Supervisor	Joe Szewczyk
District Manager	District Management Services, LL	Peter Altman
District Attorney	Straley & Robin	John Vericker
District Engineer	DMK	Dorian Popescu Sr.

All electronic equipment must be silenced while in the meeting room

The meeting will begin at 7:00 p.m. with the Chair calling the meeting to order followed by the pledge of allegiance.

Section 3. AUDIENCE COMMENTS and provides an opportunity for individuals to comment on agenda items or other items for the good of the community. Additional time may be given for audience comments before the Board takes up each item after hearing the remarks of management and any additional information gathered before the Board takes the item up for consideration. The Audience Comment portion of the agenda is the appropriated time where individuals may comment on matters that concern the District. Each individual is limited to three (3) minutes for such comment. After all of the audience comments are received,

Section 4. SUPERVISOR REPLIES will provide each Supervisor with an opportunity to respond or make comment. This is the section in which the Supervisors may request Staff to provide some level of service to the issues raised by residents or other interested parties.

Section 5. SPECIAL ITEMS allows for agenda items that may include presentations or other matters that had been determined to best be handled at the start of the meeting due to the level of interest of those in attendance at the meeting or to accommodate professionals or vendors who may be in attendance.

Section 6. BUSINESS ITEMS. This section contains items for approval by the District Board of Supervisors that may require discussion, motion and vote. Occasionally, certain items for consideration by the Board within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. .

Section 7. OLD BUSINESS ITEMS. This section contains items that have been previously discussed and are waiting for resolution or for approval by the District Board of Supervisors and may require discussion, motion and vote.

Section 8. BUSINESS ADMINISTRATION – CONSENT ITEMS contains items that require the review and approval of the District Board of Supervisors as a normal course of business. **Minutes are prepared to summarize the actions of the Board and are time marked to allow for those who desire to listen to audio recordings of the meetings. District Management will assist interested parties in accessing these recordings.** These items are routine in nature and are generally received and/or approved by the Board without debate. If there are any specific items on the consent agenda that any individual Supervisor wants to discuss or address, they will advise the Chair and he/she will pull those items from the consent for separate consideration.

Section 9. STAFF REPORTS. This section allows the District Manager, Engineer, Attorney to update the Board of Supervisors on any pending issues that provide information to the Board and may require Board action.

Section 10. SUPERVISOR REQUESTS provides each Supervisor with the opportunity to address the Board regarding topics which may be placed on future agendas or for any other communication that the Supervisor chooses. If communication has been received which the chair determines should be included in the meeting book, an additional section entitled **Communication** may be added to the agenda. This section will allow for discussion of any communications from the residents directed to the CDD Board. Agendas can be reviewed by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval.

Pursuant to 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 (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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 the appeal is to be based, at their own expense.

AGENDA: The agenda is available from the District's Local Office, and soon after publication to be available for review on the District's website. There shall be an official agenda for every meeting of the Board of Supervisors that will be created by the Chairman and District Manager and distributed seven (7) days in advance of the meeting, which shall determine the order of business conducted at the meeting.

Lakeside Plantation Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held on **Wednesday, February 13, 2013 at 7:00 p.m.** at the Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289. The Agenda is included below.

- 1. CALL TO ORDER/ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS**
- 4. SUPERVISOR REPLIES**
- 5. SPECIAL ITEMS**

- 6. BUSINESS ITEMS**
 - A. Consideration of Forming Committees Tab 1
 - B. Resolution 2013-02; Establishing Reserve for Replacement of Assists Tab 2
 - C. Resolution 2013-03; Setting Public Hearing on District Rules Tab 3
 - D. Resolution 2013-04; Spending Authority Tab 4

- 7. OLD BUSINESS ITEMS**
 - A. Landscape Services and Inspection Options Tab 5
 - B. Update on Tennis Shades Tab 6
 - C. Bond Holder Request to Modify Terms Tab 7

- 8. BUSINESS ADMINISTRATION – CONSENT ITEMS**
 - A. Consideration of Minutes for the Board of Supervisors Meeting October 10, 2012 Tab 8
 - B. Consideration of Minutes for the Board of Supervisors Meeting November 28, 2012 Tab 9
 - C. Consideration of Minutes for the Board of Supervisors Meeting January 09, 2013 Tab 10
 - D. Consideration of Operation and Maintenance Expenditures February 2013 Tab 11
 - E. Consideration of Financials Statement Month Ending October 31, 2012 Tab 12
 - F. Review of Financials Statement Month Ending December 31, 2012 Tab 13
 - G. Purchases Tab 14

- 9. STAFF REPORTS**
 - A. District Manager
 - i. Manager’s Report Tab 15
 - Commercial Parcel-2447 Sycamore Street-Offered to District
 - District Overdraft Fees, Reimbursement and Solution
 - Staff Billing Reconciliation
 - B. District Engineer
 - C. District Council
 - i. Memo Voting by Telephone or Electronic Means Tab 16
 - ii. Discussion on the Process of Setting Fees and Facilities Rules and Policies
 - D. Staff Report
 - i. Amenities Report Tab 17
 - ii. Evening Security Report Tab 18
 - iii. Maintenance Report Tab 19

- 10. SUPERVISOR REQUESTS**
- 11. ADJOURNMENT**

If you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,



Peter Altman
District Manager

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 5680 West Cypress St ♦ Suite A ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

To: Board of Supervisors

From: Peter Altman

Date: February 13, 2013

Re: Consideration of Forming Committees

During the workshop, The Chair, Supervisor Durham, pointed out that if committees were formed for the purposes of fact finding, then they did not have the strict requirements of the sunshine law regarding communication among the members. A variety of topics were discussed and this item has been placed on the agenda so that the Board can take action to form Committees on various topics. The committees to be considered include;

- Social Events, Activities and Facility Usage Committee
- Tennis Committee
- Clubhouse Facilities Committee
- Landscape Committee
- Holiday Decoration Committee

After discussing the intended goals and directives to the committees, the Board should determine if the committees will be fact finding or recommending committees and take action to form them and designate a Board Liaison if desired.

RESOLUTION 2013-02

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF
THE LAKESIDE PLANTATION COMMUNITY
DEVELOPMENT DISTRICT PROVIDING FOR THE
DESIGNATION OF CERTAIN FUNDS WITHIN THE
GENERAL FUND GF001 AS COMMITTED OR ASSIGNED;
AND PROVIDING FOR AN EFFECTIVE DATE**

WHEREAS, by the adoption of its FY September 30, 2013 Budget, the Lakeside Plantation Community Development District ("District") has levied and imposed assessments for operation and maintenance expenses; and,

WHEREAS, these assessments will be collected by the Sarasota County taxing authorities; and

WHEREAS, it is desirable that an allocation of the Districts Fund Balance and with portion of FY September 30, 2013 collected assessments within General Fund GF001 be segregated and designated as committed or assigned, as defined by GASB Statement No. 54;

NOW THEREFORE BE IT RESOLVED THAT:

1. The District hereby establishes Fixed Asset Reserves and Emergency Reserves within the General Fund to be designated as separate committed funds to be known respectively as the Fixed Asset Reserves Fund and the Emergency Reserves Fund within the General Fund.
2. The funds within the Fixed Asset Reserves Fund, and the Emergency Reserves Fund will be appropriated and expended only by action of the Board of Supervisors.
3. All of such funds will be invested in accordance with the investment policy of the Lakeside Plantation Community Development District.
4. This Resolution is effective upon adoption.

PASSED AND ADOPTED THIS 13TH DAY OF FEBRUARY 2013.

Attest:

**Lakeside Plantation
Community Development District**

**By: _____
Name: _____
Secretary/Assistant Secretary**

**By: _____
Chair, Board of Supervisors**

RESOLUTION 2013-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATE, TIME, AND PLACE OF A PUBLIC HEARING AND AUTHORIZING PUBLICATION OF NOTICE OF SAID HEARING FOR THE PURPOSE OF ADOPTING UNIFORM RULES OF PROCEDURE

WHEREAS, Lakeside Plantation Community Development District is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes (hereinafter "F.S."), being situated entirely within Sarasota County, Florida (hereinafter the "District"); and

WHEREAS, the Board of Supervisors of Mirabella Community Development District (hereinafter the "Board") is authorized by Section 190.011(5) to adopt rules and orders pursuant to Chapter 120, F.S.; and

WHEREAS, in accordance with Section 120.54(5), the District must comply with the adoption of Uniform Rules of Procedure as established by the Florida Administration Commission; and

WHEREAS, the District shall adhere to the rulemaking process as outlined in Section 120.54, F.S.;

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

Section 1. A Public Hearing will be held for the adoption of Uniform Rules of Procedure, attached herein as Exhibit A, on _____, at _____, at _____, **located at**
_____.

Section 2. The District Secretary is directed to publish notice of the hearing in accordance with Section 120.54, F.S.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 13TH DAY OF FEBRUARY, 2013.

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

CHAIR

ATTEST:

SECRETARY

RULES OF PROCEDURE
LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

1.0 Organization.

- (1) The Lakeside Plantation Community Development District (the “District”) was created pursuant to the provisions of Chapter 190, Florida Statutes, and was established to provide for the ownership, operation, maintenance, and provision of various capital facilities and services within its jurisdiction. The purpose of these rules (the “Rules”) is to describe the general operations of the District.
- (2) Definitions located within any section of these Rules shall be applicable within all other sections, unless specifically stated to the contrary.

Specific Authority: §§ 190.011(5), 120.53(1)(a), Fla. Stat.

Law Implemented: §§ 190.011(5), 120.53(1)(a), Fla. Stat.

1.1 Board of Supervisors; Officers and Voting.

- (1) Board of Supervisors. The Board of Supervisors of the District (the “Board”) shall consist of five (5) members. Members of the Board must be residents of the State of Florida and citizens of the United States. The Board shall exercise the powers granted to the District.
 - (a) Board members shall hold office for the term specified by Section 190.006, Florida Statutes. If, during the term of office, any Board Member(s) vacates their office, the remaining member(s) of the Board shall fill the vacancies by appointment for the remainder of the term(s).
 - (b) Three (3) members of the Board shall constitute a quorum for the purposes of conducting business and exercising its powers and for all other purposes. However, if three (3) or more vacancies occur at the same time, a quorum is not necessary to fill the vacancies. Action taken by the Board shall be upon a majority vote of the members present, unless otherwise provided in the Rules or required by law.
 - (c) The governing body may remove a Board member for inefficiency, neglect of duty, or misconduct in office only after a hearing and only if he or she has been given a copy of the charges at least 10 days prior to such hearing and has had an opportunity to be heard in person or by counsel.
- (2) Officers. At the first Board meeting held after each election where the newly elected members take office, the Board shall select a Chairman, Vice-Chairman, Secretary, Assistant Secretary, and Treasurer.

- (a) The Chairman must be a member of the Board. If the Chairman resigns from that office or ceases to be a member of the Board, the Board shall select a Chairman, after filling the vacancy. The Chairman serves at the pleasure of the Board. The Chairman shall be authorized to sign checks and warrants for the District, countersigned by the Treasurer or other persons authorized by the Board. The Chairman shall convene and conduct all meetings of the Board. In the event the Chairman is unable to attend a meeting, the Vice-Chairman shall convene and conduct the meeting.
 - (b) The Vice-Chairman shall be a member of the Board and shall have such duties and responsibilities as specifically designated by the Board from time to time. If the Vice-Chairman resigns from office or ceases to be a member of the Board, the Board shall select a Vice-Chairman, after filling the Board vacancy. The Vice-Chairman serves at the pleasure of the Board.
 - (c) The Secretary of the Board serves at the pleasure of the Board and need not be a member of the board. The Secretary shall be responsible for maintaining the minutes of Board meetings and may have other duties assigned by the Board from time to time. The District Manager may serve as Secretary.
 - (d) The Treasurer need not be a member of the Board but must be a resident of Florida. The Treasurer shall perform duties described in Section 190.007(2) and (3), Florida Statutes, as well as those assigned by the Board from time to time. The Treasurer shall serve at the pleasure of the Board.
- (3) Committees. The Board may establish committees of the Board, either on a permanent or temporary basis, to perform specifically designated functions. Committees may include individuals who are not members of the Board. Such functions may include, but are not limited to, contract negotiations, personnel matters, and budget preparation.
 - (4) Record Book. The Board shall keep a permanent record book entitled “Record of Proceedings”, in which shall be recorded minutes of all meetings, resolutions, proceedings, certificates and corporate acts. The Records of Proceedings shall be located at a District Office and shall be available for inspection by the public.
 - (5) Meetings. The Board shall establish each fiscal year, an annual schedule of regular meetings, which shall be submitted to the County and the Florida Department of Community Affairs. All meetings of the Board shall be open to the public in accord with the provisions of Chapter 286, Florida Statutes.

- (6) Voting Conflict of Interest. The Board shall comply with Section 112.3143, Florida Statutes, so as to ensure the proper disclosure of conflicts of interests on matters coming before the Board for a vote. Nothing in this Rule shall prohibit a Board member with a voting conflict of interest from voting on a matter. For the purposes of this section, "voting conflict of interest" shall be governed by Chapters 112 and 190, Florida Statutes, as amended from time to time.
- (a) When a Board member knows the member has a conflict of interest on a matter coming before the Board, the member should notify the Board's Secretary prior to participating in any discussion with the Board on the matter. The member shall publicly announce the conflict of interest at the meeting. This announcement shall appear in the minutes. The member may then vote. The Board's secretary shall prepare a memorandum of voting conflict (Form 8B) which shall then be signed by the Board member, filed with the Board's Secretary, and attached to the minutes of the meeting within fifteen (15) days of the meeting.
- (b) If a Board member inadvertently votes on a matter and later learns they have a conflict on the matter, the member shall immediately notify the Board's Secretary. Within fifteen (15) days of the notification, the member shall file the appropriate memorandum of voting conflict, which will be attached to the minutes of the Board meeting during which the vote on the matter occurred. The memorandum shall immediately be provided to other Board members and shall be read publicly at the next meeting held subsequent to the filing of the written memorandum. The Board member's vote is unaffected by this filing.

Specific Authority: §§ 190.001, 190.011(5), Fla. Stat.

Law Implemented: §§ 190.006, 190.007, 112.3143, Fla. Stat.

1.2 Public Information and Inspection of Records.

- (1) Public Records. All District public records within the meaning of Chapter 119, Florida Statutes, and not otherwise restricted by law, including the "Records of Proceedings", may be copied or inspected at the District Office during regular business hours.
- (2) Copies. Copies of public records shall be made available to the requesting person at a charge of \$.25 per page for one-sided copies and \$.35 per page for two-sided copies if not more than 8 ½ by 14 inches, and for copies of public records in excess of that size at a charge not to exceed the actual cost of reproduction. Certified copies of public records shall be made available at a charge of \$1.00 per page.

Specific Authority: §§ 190.011(5), 120.53, Fla. Stat.

Law Implemented: §§ 190.06, 119.07, 120.53, Fla. Stat.

1.3 Public Meetings, Hearings, and Workshops.

- (1) Notice. Except in emergencies, or as otherwise required by Statute or these Rules, at least seven (7) days public notice shall be given of any non regular public meeting, hearing or workshop of the Board. Public notice shall be given by publication in a newspaper of general circulation in the District and shall state:
 - (a) The date, time and place of the meeting or workshop;
 - (b) A brief description of the nature, subjects and purposes of the meeting, hearing or workshop;
 - (c) The District Office address for the submission of requests for copies of the agenda;
 - (d) Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at 813-873-7300. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, who can aid you in contacting the District Office.
 - (e) A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop 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 the appeal is to be based.
- (2) Agenda. The District Manager, under the guidance of the Chairman or those members of the Board calling for the meeting/hearing/workshop, shall prepare a notice and an agenda of the meeting/hearing/workshop. The notice and agenda shall be available to the public at least seven (7) days before the meeting/hearing/workshop except in an emergency. The agenda may be changed before or at the meeting/hearing/workshop.
 - (a) The District may use the following format in preparing its agenda for its regular meetings:
 - Call to order
 - Roll call
 - Review of minutes
 - Specific items of old business
 - Specific items of new business
 - Staff reports

- (a) District Counsel
- (b) District Engineer
- (c) District Manager

1. Financial Report

Supervisor's requests and comments

Audience questions and comments

Adjournment

- (3) Minutes. The Secretary shall be responsible for keeping the minutes of each meeting of the Board. Minutes shall be corrected and approved by the Board at a subsequent meeting.
- (4) Receipt of Notice. Persons wishing to receive, by mail, notices or agendas of meetings, may so advise the District Manager or Secretary at the District Office. Such persons shall furnish a mailing address in writing and shall be required to pre-pay the cost of the copying and postage.
- (5) Emergency Meetings. The Chairman, or Vice-Chairman if the Chairman is unavailable, may convene an emergency meeting of the Board without first having complied with subsections (1), (2) and (4), to act on emergency matters that may affect the public health, safety, or welfare. Whenever possible, the Chairman shall make reasonable efforts to notify all Board members of an emergency meeting twenty-four (24) hours in advance. Reasonable efforts may include telephone notification. After an emergency meeting, the Board shall publish in a newspaper of general circulation in the District, the time, date, and place of the emergency meeting, the reasons why an emergency meeting was necessary, and a description of the action taken. Whenever an emergency meeting is called, the District Manager shall be responsible for notifying at least one major newspaper of general circulation in the District. Actions taken at an emergency meeting may be ratified by the Board at a regularly noticed meeting subsequently held.
- (6) Public Comment. The Board shall set aside a reasonable amount of time at each regular meeting for public comment. The time for audience comment shall be identified in the agenda. Persons wishing to address the Board are required to notify the Secretary of the Board prior to the "Audience Comment" section on the agenda. At the Board's discretion, each person wishing to address the Board will be given a three (3) minute time limit for their comments, in the interest of time and fairness to other speakers.
- (7) Budget Hearing. Notice of hearing on the annual budget(s) shall be in accord with Section 190.008, Florida Statutes. Once adopted in accord with Section 190.008, Florida Statutes, the annual budget(s) may be amended from time to time by action of the Board. Approval of invoices by the Board in excess of the funds allocated to a particular budgeted line item shall serve to amend the budgeted line item.

- (8) Continuances. Any meeting of the Board or any item or matter included on the agenda for a meeting may be continued without re-notice or re-advertising provided that the continuance is to a specified date, time and location publicly announced at the meeting where the item or matter was included on the agenda.

Specific Authority: §§ 190.055, 190.011(5), 120.53, Fla. Stat.

Law Implemented: §§ 190.007, 190.008, 120.53, 286.0105, 120.54, Fla. Stat.

2.0 Rulemaking Proceedings.

- (1) Commencement of Proceedings. Proceedings held for adoption, amendment, or repeal of a District rule shall be conducted according to the applicable provisions of Chapter 120, Florida Statutes, and these Rules. Rulemaking proceedings shall be deemed to have been initiated upon publication of notice by the District.
- (2) Notice of Rule Development.
 - (a) Except when the intended action is the repeal of a rule, the District shall provide notice of the development of proposed rules by publication of a notice of rule development in a newspaper of general circulation in the District before providing notice of a proposed rule as required by paragraph (3). The notice of rule development shall indicate the subject area to be addressed by rule development, provide short, plain explanation of the purpose and effect of proposed rule, cite the specific legal authority for the proposed rule, and a statement of how a person may promptly obtain a copy of any preliminary draft, if available.
 - (b) All rules shall be drafted in accord with Chapter 120, Florida Statutes.
- (3) Notice of Proceedings and Proposed Rules.
 - (a) Prior to the adoption, amendment, or repeal of any rule other than an emergency rule, the District shall give notice of its intended action, setting forth a short, plain explanation of the purpose and effect of the proposed action; a reference to the specific rulemaking authority pursuant to which the rule is adopted; and a reference to the section or subsection of the Florida Statutes or the Laws of Florida being implemented, interpreted, or made specific. The notice shall include a summary of the District's statement of the estimated regulatory costs, if one has been prepared, based on the factors set forth in Section 120.541(2), Florida Statutes, and a statement that any person who wishes to provide the District with a lower cost regulatory alternative as provided by Section 120.541(1), must do so in writing within twenty-one (21) days after publication of the notice. The notice must state the procedure for requesting a public hearing on the proposed rule unless one is otherwise scheduled. Except when intended

action is the repeal of a rule, the notice shall include a reference both to the date on which and to the place where the notice of rule development that is required by subsection (2) appeared.

- (b) The notice shall be published in a newspaper of general circulation in the District not less than twenty-eight (28) days prior to the intended action. The proposed rule shall be available for inspection and copying by the public at the time of the publication of notice.
 - (c) The notice shall be mailed to all persons named in the proposed rule and to all persons who, at least fourteen (14) days prior to such mailing, have made requests of the District for advance notice of its proceedings. Any person may file a written request with the District Manager to receive notice by mail of District proceedings to adopt, amend or repeal a rule. Such persons must furnish a mailing address and may be required to pay the cost of copying and mailing. Notice will then be mailed to all persons whom, at least fourteen (14) days prior to such mailing, have made requests of the district for advance notice of its proceedings.
- (4) Rule Development Workshops. Whenever requested in writing by any affected person, the District must either conduct a rule development workshop prior to proposing rules for adoption or the District Chairman must explain in writing why a workshop is unnecessary. The District may initiate a rule development workshop but is not required to do so.
- (5) Petitions to Initiate Rulemaking. All petitions for the initiation of rulemaking proceedings pursuant to Section 120.54(7), Florida Statutes, must contain the name, address and telephone number of the Petitioner, specific action requested, specific reason for adoption, amendment, or repeal, the date submitted, and shall specify the text of the proposed rule and the facts showing that the Petitioner is regulated by the District, or has substantial interest in the rulemaking, shall be filed with the District. The Board shall then act on the petition in accordance with Section 120.54(7), Florida Statutes, except that copies of the petition shall not be sent to the Administrative Procedure Committee, and notice may be given in a newspaper of general circulation in the county in which the District is located.
- (6) Rulemaking Materials. After the Publication of the notice to initiate rulemaking, the Board shall make available for public inspection and shall provide, upon request and payment of cost of copies, the following materials:
- (a) The text of the proposed rule, or any amendment or repeal of any existing rules;
 - (b) A detailed written statement of the facts and circumstances justifying the proposed rule;

- (c) A copy of the statement of estimated regulatory costs if required by Section 120.541, Florida Statutes; and
 - (d) The published notice.
- (7) Rulemaking Proceedings – No Hearing. When no hearing is requested and the Board chooses not to initiate a hearing on its own, or if the rule relates exclusively to organization, practice or procedure, the Board may direct the proposed rule be filed with the District Office no less than twenty-eight (28) days following notice. Such direction may be given by the Board either before initiating the rule adoption process or after the expiration of the twenty-one (21) days during which affected persons may request a hearing.
- (8) Rulemaking Proceedings – Hearing. If the proposed rule does not relate exclusively to organization, practice or procedure, the District shall provide (upon request) a public hearing for the presentation of evidence, argument and oral statements, within the reasonable conditions and limitations imposed by the District to avoid duplication, irrelevant comments, unnecessary delay or disruption of the proceedings. Any affected person may request a hearing within twenty-one (21) days after the date of publication of the notice of intent to adopt, amend or repeal a rule.
- (9) Request for a Public Hearing.
- (a) A request for a public hearing shall be in writing and shall specify how the person requesting the public hearing would be affected by the proposed rule. The request shall be submitted to the District within twenty-one (21) days after notice of intent to adopt, amend, or repeal the rule is published as require by law, in accordance with the procedure for submitting requests for public hearing stated in the notice of intent to adopt, amend or repeal the rule.
 - (b) If the notice of intent to adopt, amend, or repeal a rule did not notice a public hearing and the District determines to hold a public hearing, the District shall publish notice of a public hearing in a newspaper of general circulation within the District at least seven (7) days before the scheduled public hearing. The notice shall specify the date, time, and location of the public hearing, and the name, address, and telephone number of the District contact person who can provide information about the public hearing.
 - (c) Written statements may be submitted by any person within a specified period of time prior to or following the public hearing. All timely submitted written statements shall be considered by the District and made part of the rulemaking record.

- (10) Emergency Rule Adoption. The Board may adopt an emergency rule if it finds that immediate danger to the public health, safety, or welfare exists which requires immediate action. Prior to the adoption of an emergency rule, the District Manager shall make reasonable efforts to notify a newspaper of general circulation in the District. Notice of emergency rules shall be published as soon as possible in a newspaper of general circulation in the District. The District may use any procedure which is fair under the circumstances in the adoption of an emergency rule as long as it protects the public interest as determined by the District and otherwise complies with these provisions.
- (11) Negotiated Rulemaking. The District may use negotiated rulemaking in developing and adopting rules pursuant to Section 120.54, Florida Statutes.
- (12) Variances and Waivers. Variances and waivers from District rules may be granted subject to the provisions and limitations contained in Section 120.542, Florida Statutes.

Specific Authority: §§ 190.011(5), 190.011(15), 120.54, 190.035, Fla. Stat.

Law Implemented: §§ 120.54, 190.035(2), Fla. Stat.

3.0 Decisions Determining Substantial Interests.

- (1) Conduct of Proceedings. Proceedings may be held by the District in response to a written request submitted by a substantially affected person within fourteen (14) days after written notice or published notice of District action or notice of District intent to render a decision. Notice of both action taken by the District and the District's intent to render a decision shall state the time limit for requesting a hearing and shall reference the District's procedural rules. If a hearing is held, the Chairman shall designate any member of the Board (including the Chairman), District Manager, District General Counsel, or other person to conduct the hearing.

The person conducting the hearing may:

1. Administer oaths and affirmations;
2. Rule upon offers of proof and receive relevant evidence;
3. Regulate the course of the hearing, including any pre-hearing matters;
4. Enter orders;
5. Make or receive offers of settlement, stipulation, and adjustment.

- (a) The person conducting the hearing shall, within thirty (30) days after the hearing or receipt of the hearing transcript, whichever is later, file a recommended order which shall include a caption, time and place of hearing, appearances entered at the hearing, statement of the issues, findings of fact and conclusions of law, separately stated, and a recommendation for final District action.
- (b) The District shall issue a final order within forty-five (45) days:
 - 1. After the hearing is concluded, if conducted by the Board;
 - 2. After a recommended order is submitted to the Board and mailed to all parties, if the hearing is conducted by persons other than the Board; or
 - 3. After the Board has received the written and oral material it has authorized to be submitted, if there has been no hearing.
- (2) Eminent Domain. After determining the need to exercise the power of eminent domain pursuant to Subsection 190.11(11), Florida Statutes, the District shall follow those procedures prescribed in Chapters 73 and 74, Florida Statutes. Prior to exercising the power of eminent domain, the District shall:
 - (a) Adopt a resolution identifying the property to be taken;
 - (b) If the property is beyond the boundaries of the District, obtain approval by resolution of the governing body of the county if taking will occur in an unincorporated area, or of the municipality if the taking will occur within the municipality.

Specific Authority: §§ 190.011(5), 190.011(15), Fla. Stat.

Law Implemented: §§ 190.011(11), Fla. Stat.

4.0 Purchasing, Contracts, Construction and Maintenance.

- (1) Purpose and Scope. In order to comply with Sections 190.033(1) through (3), 287.055 and 287.017, Florida Statutes, the following procedures and rules are outlined for the purchase of professional services, contract services, and goods, supplies, and materials.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033, Fla. Stat.

4.1 Purchases of Goods, Supplies, and Materials.

- (1) Purpose and Scope. All purchases of goods, supplies, or materials exceeding the amount provided in Section 287.017, Florida Statutes, for CATEGORY FOUR, as such category may be amended from time to time, shall be purchased under the terms of these Rules. Contracts for purchases of “goods, supplies, and materials” do not include printing, insurance, advertising or legal notices.

- (2) Definitions.
 - (a) “Invitation to Bid” is a written solicitation for sealed bids with the title, date and hour of the public bid opening designated specifically and defining the commodity involved. It includes printed instructions prescribing conditions for bidding, evaluation criteria, and provides for a manual signature of an authorized representative.
 - (b) “Request for Proposal” is a written solicitation for sealed proposals with the title, date and hour of the public opening designated and requiring the manual signature of an authorized representative. It may provide general information, applicable laws and rules, statement of work, functional or general specifications, proposal instructions, work detail analysis and evaluation criteria as necessary.
 - (c) “Responsive bid/proposal” means a bid or proposal which conforms in all material respects to the specifications and conditions in the invitation to bid or request for proposal and these Rules, and the cost components of which are appropriately balanced. A bid /proposal is not responsive if the person or firm submitting the bid fails to meet any requirement relating to the qualifications, financial stability, or licensing of the bidder.
 - (d) “Lowest Responsible bid/proposal” means, in the sole discretion of the Board, the bid or proposal (i) submitted by a person or firm capable and qualified in all respects to perform fully the contract requirements and with the integrity and reliability to assure good faith performance, (ii) is responsive to the invitation to bid or request for proposal as determined by the Board, and (iii) is the lowest cost to the District. Minor variations in the bid may be waived by the Board. Mistakes in arithmetic extension of pricing may be corrected by the Board. Bids may not be modified after opening.
 - (e) “Goods, supplies, and materials” do not include printing, insurance, advertising, or legal notices.
 - (f) “Purchase” means acquisition by sale, rent lease, lease/purchase or installment sale. It does not include transfer, sale or exchange of goods,

supplies or materials between the District and any federal, state, regional or local governmental entity or political subdivision of the state.

(g) “Emergency purchases” means a purchases necessitated by a sudden unexpected turn of events (e.g. acts of God, riot, fires, floods, hurricanes, accidents, or any circumstances or cause beyond the control of the Board in the normal conduct of it’s business), where the Board finds that the delay incident to competitive bidding would be detrimental to the interests of the District.

(3) Procedure. When a purchase of goods, supplies, or materials is within the scope of this Rule, the following is appropriate:

(a) The Board shall cause to be prepare an Invitation to Bid or Request for Proposal, as appropriate.

(b) The Notice of Invitation to Bid or Request for Proposal shall be advertised at least once in a newspaper of general circulation within the District. The notice shall allow at least seven (7) days for submittal of bids, unless the Board, for good cause, determines a shorter period of time is appropriate.

(c) The District may maintain lists of persons interested in receiving notices of invitations to bid or requests for proposals. Persons who provide their name and address to the District Manager for inclusion on the list shall receive notices by mail.

(d) Bids or proposals shall be opened at the time and place noted on the Invitation to Bid or Request for Proposal. Bids and proposals shall be evaluated in accordance with the invitation or request and these Rules.

(e) The Lowest Responsive and Responsible Bid or Proposal shall be accepted; however, the Board shall have the right to reject all bids, either because they are too high or because the Board determines it is in the best interests of the District. In the event the bids exceed the amount of funds available to or allocated by the District for this purchase, the bids may be rejected. The Board may require bidders to furnish performance and/or other bonds with a responsible surety to be approved by the Board.

(f) Notice of award or intent to award, including rejection of some or all bids, shall be provided in writing to all bidders by United States Mail, by hand delivery, or by overnight delivery service, and by posting same in the District Office for seven (7) days.

(g) If only one response to an Invitation to Bid or Request for Proposal is received, the District may proceed with the procurement for goods, supplies or materials. If no response to an Invitation to Bid or Request for

Proposal is received, the District may take whatever steps reasonably necessary in order to proceed with the procurement of goods, supplies, and materials.

- (h) The District may make an emergency purchase without complying with these rules. The fact that an emergency purchase has occurred or is necessary shall be noted in the Minutes of the next Board Meeting.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033, Fla. Stat.

4.2 Contracts for Construction of Authorized Project.

- 1) Scope. All contracts for the construction or improvement of any building, structure or other public construction works authorized by Chapter 190, Florida Statutes, the costs of which are estimated by the District in accordance with generally accepted cost accounting principles to be in excess of the threshold amount for applicability of Section 255.20, Florida Statutes, as that amount may be indexed or amended from time to time, shall be let under the terms of these Rules and comply with the bidding procedures of Section 255.20, Florida Statutes, as the same may be amended from time to time. In the event of conflict between these Rules and Section 255.20, Florida Statutes, the later shall control. A project shall not be divided solely to avoid the threshold bidding requirements.
- 2) Procedure.
 - (a) Notice of Invitation to Bid or Request for Proposal shall be advertised at least once in a newspaper of general circulation in the District. The notice shall allow at least twenty-one (21) days for submittal of sealed bids, unless the Board, for good cause, determines a shorter period of time is appropriate. Any project projected to cost more than \$500,000 must be noticed at least thirty (30) days prior to the date for submittal of bids.
 - (b) The District may maintain lists of persons interested in receiving notices of Invitation to Bid or Requests for Proposals. Persons who provide their name and address to the District Office for inclusion on the list shall receive notices by mail.
 - (c) To be eligible to submit a bid or proposal, a firm or individual must, at the time of receipt of its bid or proposal:
 - 1. Hold all required applicable state professional licenses in good standing.
 - 2. Hold all required applicable federal licenses in good standing, if any.

3. If the bidder is a corporation, hold a current and active Florida Corporate Charter or be authorized to do business in Florida in accordance with Chapter 607, Florida Statutes.
4. Meet any special pre-qualification requirements set forth in the bid/proposal specifications.

Evidence of compliance with these Rules may be submitted with the bid or proposal, if required by the District.

- (d) Bids or proposals shall be opened at the time, date and place noted on the Invitation to Bid or Request for Proposals. Bids or proposals shall be evaluated in accordance with the Invitation to Bid or Request for Proposal and these Rules.
- (e) To assist in the determination of the lowest responsive and responsible bidder, the District Representative may invite public presentation by firms regarding their qualifications, approach to the project, and ability to perform the contract in all aspects.
- (f) In determining the lowest responsive and responsible bidder, the District Representative may consider, in addition to factors described in the Invitation or request, the following:
 1. The ability and adequacy of the professional personnel employed by each bidder or proposer.
 2. The past performance of each bidder or proposer for the District and in other professional employment settings.
 3. The willingness of each bidder or proposer to meet time and budget requirements.
 4. The geographic location of each bidder or proposer's headquarters or office in relation to the project.
 5. The recent, current, and projected workloads of the bidder or proposer.
 6. The volume of work previously awarded to each bidder or proposer.
 7. Whether the cost components of each bid or proposal are appropriately balanced.

8. Whether a bidder or proposer is a certified minority business enterprise.
- (g) The Lowest Responsive and Responsible Bid/Proposal shall be accepted; however, the Board shall have the right to reject all bids, either because they are too high or because the Board determines it is in the best interests of the District. The Board may require bidders to furnish performance and/or other bonds with a responsible surety to be approved by the Board. If the Board receives fewer than three (3) responses to an Invitation or Proposal, the Board, may, in its discretion, re-advertise for additional bids without rejecting any submitted bid. In the event the bids exceed the amount of funds available to or allocated by the District for this purchase, the bids may be rejected. Bidders not receiving a contract award shall not be entitled to recover costs of bid preparation or submittal from the District.
 - (h) Notice of the award or intent to award, including rejection of some or all bids, shall be provided in writing to all bidders by United States Mail, or by hand delivery, or by overnight delivery service, and by posting the same in the District Office for seven (7) days.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033; 255.0525, Fla. Stat.

4.3 Contracts for Maintenance Services.

- (1) Scope. All contracts for maintenance of any District facility or project shall be let under the terms of these Rules in the cost exceeds the amount provided in Section 287.017, Florida Statutes, for CATEGORY FOUR, as such category may be amended from time to time by the State of Florida Department of Management Services. The maintenance of these facilities or projects may involve the purchase of contract services and/or goods, supplies or materials as defined herein. Where a contract for maintenance of such a facility or project includes goods, supplies or materials and/or contract services, the District may in its sole discretion, award the contract according to the Rules in this subsection in lieu of separately bidding for maintenance, goods, supplies or materials, and contract services. However, a project shall not be divided solely in order to avoid the threshold bidding requirements.
- (2) Procedure.
 - (a) Notice of Invitation to Bid or request for Proposal shall be advertised at least once in a newspaper of general circulation within the District. The notice shall allow at least seven (7) days for submittal of bids, unless the Board, for good cause, determines a shorter period of time is appropriate.

- (b) The District may maintain lists of persons interested in receiving notices of Invitations to Bid or Requests for Proposals. Persons who provide their name and address to the District Office for inclusion on the list shall receive notices by mail.
- (c) In order to be eligible to submit a bid or proposal, a firm or individual must, at the time of receipt of the bids or proposals:
 - 1. Hold the required applicable state professional licenses in good standing.
 - 2. Hold all required applicable federal licenses in good standing, if any.
 - 3. Hold current and active Florida Corporate Charter or be authorized to do business in Florida in accordance with Chapter 607, Florida Statutes, if the bidder is a corporation.
 - 4. Meet any special pre-qualification requirements set forth in the bid proposal specifications.

Evidence of compliance with these Rules may be submitted with the bid, if required by the District.

- (d) Bids or Proposals shall be opened at the time, date, and place noted on the Invitation to Bid or Request for Proposal. Bids and Proposals shall be evaluated in accordance with the Invitation or Request and these Rules.
- (e) To assist in the determination of the lowest responsive and responsible bidder, the District Representative may invite public presentation by firms or individuals, regarding their qualifications, approach to the project, and ability to perform the contract in all respects.
- (f) In determining the lowest responsive and responsible bidder, the District Representative may consider, in addition to factors described in the Invitation to Bid or Request for Proposal, the following:
 - 1. The ability and adequacy of the professional personnel employed by each bidder or proposer.
 - 2. The past performance of each bidder or proposer for the District and in other professional employment.
 - 3. The willingness of each bidder or proposer to meet time and budget requirements.

4. The geographic location of each bidder or proposer's headquarters or office in relation to the project.
 5. The recent, current, and projected workloads of the bidder or proposer.
 6. The volume of work previously awarded to each bidder or proposer.
 7. Whether the cost components of each bid or proposal are appropriately balanced.
 8. Whether a bidder or proposer is a certified minority business enterprise.
- (g) The Lowest Responsive and Responsible Bid/Proposal shall be accepted; however, the Board shall have the right to reject all bids, either because they are too high or because the Board determines it is in the best interests of the District. The Board may require bidders to furnish performance and/or other bonds with a responsible surety to be approved by the Board. If the Board receives fewer than three (3) responses to an Invitation or Proposal, the Board, may, in its discretion, re-advertise for additional bids without rejecting any submitted bid. In the event the bids exceed the amount of funds available to or allocated by the District for this purchase, the bids may be rejected. Bidders not receiving a contract award shall not be entitled to recover costs of bid preparation or submittal from the District.
- (h) Notice of the award or intent to award, including rejection of some or all bids, shall be provided in writing to all bidders by United States Mail, or by hand delivery, or by overnight delivery service, and by posting the same in the District Office for seven (7) days.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033, Fla. Stat.

4.4 Purchase of Insurance.

- (1) Scope. The purchases of life, health, accident, hospitalization, legal expense, or annuity insurance, or all or any kind of such insurance for the officers and employees of the District, and for health, accident, hospitalization, and legal expenses upon a group insurance plan by the District, shall be governed by these Rules. Nothing in this Rule shall require the District to purchases insurance.
- (2) Procedure. For a purchase of insurance within the scope of these Rules, the following procedure shall be followed:

- (a) The Board shall cause to be prepared a Notice of Invitation to Bid.
- (b) Notice of Invitation to Bid shall be advertised at least once in a newspaper of general circulation within the District. The notice shall allow at least seven (7) days for submittal of bids, unless the Board, for good cause, determines a shorter period of time is appropriate.
- (c) The District may maintain a list of persons interested in receiving notices of Invitations to Bid. Persons who provide their name and address to the District Office for inclusion on the list shall receive notices by mail.
- (d) Bids shall be opened at the time and place noted in the Invitation to Bid.
- (e) If only one (1) response to an Invitation is received, the District may proceed with the purchase. If no response to an Invitation to Bid is received, the District may take whatever steps are reasonably necessary in order to proceed with the purchase.
- (f) The Board has the right to reject any and all bids and such reservations shall be included in all solicitations and advertisements.
- (g) Simultaneously with the review of the submitted bids, the District may undertake negotiations with those companies which have submitted reasonable and timely bids and, in the opinion of the District, are fully qualified and capable of meeting all services and requirements. Bid responses shall be evaluated in accordance with the specifications and criteria contained in the Invitation to Bid; in addition, the total cost to the District, the cost, if any, to the District Officers, employees, or their dependents, the geographic location of the company's headquarters and offices in relation to the District, and the ability of the company to guarantee premium stability may be considered. A contract to purchase insurance shall be awarded to that company whose response to the Invitation to Bid best meets the overall need of the District, its officers, employees and or dependents.
- (h) Notice of the award or intent to award, including rejection of some or all bids, shall be provided in writing to all bidders by United States Mail, by hand delivery, or by overnight delivery service, and by posting the same in the District Office for seven (7) days.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 112.08, Fla. Stat.

4.5 Procedure for Purchasing Contractual Services.

- (1) Scope. All purchases for contractual services (except for maintenance services) may (but are not required to) be made by competitive Invitation to Bid. If state or federal law prescribes with whom the District must contract, or established the rate of payment, then these Rules shall not apply. A contract involving both goods, supplies, and materials plus contractual services may, in the discretion of the Board, be treated as a contract for goods, supplies, and materials.
- (2) Definitions.
 - (a) “Contractual services” means rendering time and effort rather than furnishing specific goods or commodities. Contractual services do not include legal (including attorneys, paralegals, court reporters and expert witnesses, including appraisers), artistic, auditing, health, or academic program services, or professional services (as defined in Section 287.055(2)(a) Florida Statutes and these Rules) and shall generally be considered the services referenced by Section 287.012(7), Florida Statutes. Contractual services do not include the extension of an existing contract for services if such extension is provided for in the contract terms.
 - (b) “Invitation to Bid” is a solicitation for sealed bids with the contract title, date, and hour of the public bid opening designated specifically. It includes a description of the services sought, applicable terms and conditions, evaluation criteria, including but not limited to price, and provides for a manual signature of an authorized representative.
 - (c) “Request for Proposal” is a solicitation for sealed proposals with the title, date, and hour of the public opening designated and requiring the manual signature of an authorized representative. It provides a statement for services sought, applicable terms and conditions, and evaluation criteria, including but not limited to price. It may provide general information, applicable laws and rules, statement of work, functional or general specifications, proposal instructions, work detail analysis, and evaluation criteria, as necessary.
 - (d) “Responsive bid or proposal” means a bid or proposal which conforms in all material respects to an Invitation to Bid or Request for Proposal and these Rules, and whose cost components are appropriately balanced. A bid or proposal is not responsive if the person or firm submitting the bid or proposal fails to meet any requirement relating to the qualifications, financial stability, or licensing of the bidder or proposer.
 - (e) “Lowest responsible bid or proposal” means, as determined in the sole discretion of the Board, the bid (i) submitted by a person or firm capable

and qualified in all respects to perform fully the contract requirements who has the integrity and reliability to assure good faith performance, (ii) is responsive to the Invitation to Bid or Request for Proposal as determined by the Board, and (iii) is the lowest cost to the District. Minor variations in the bid may be waived by the Board. Mistakes in arithmetic extension of pricing may be corrected by the Board. Bids may not be modified after opening.

- (f) “Proposal Most Advantageous to the District” means, as determined in the sole discretion of the Board, the proposal (i) submitted by a person or firm capable and qualified in all respects to perform fully the contract requirements who has the integrity and reliability to assure good faith performance, (ii) the most responsive to the Request for Proposal as determined by the Board, and (iii) which is for a cost to the District deemed reasonable by the Board. Minor variations in the proposal may be waived by the Board. Mistakes in arithmetic extension of pricing may be corrected by the Board. Proposals may not be modified after opening. To assure full understanding of the responsiveness to the solicitation requirements, discussions may be conducted with qualified proposers. The proposers shall be accorded fair and equal treatment prior to the submittal date with respect to any opportunity for discussion and revision of proposals.

- (3) Procedure. When a purchase of contractual services is within the scope of this Rule (and the District has elected to follow this procedure), the following procedure shall be followed:

- (a) The Board shall cause to be prepared a notice of Invitation to Bid or Request for Proposal, as appropriate.
- (b) Notice of Invitation to Bid or Request for Proposal shall be advertised at least once in a newspaper of general circulation in the District and posted in the District office. The notice shall allow at least seven (7) days following the date of publication for submittal of bids or proposals unless the Board, for good cause, determines a shorter period of time is appropriate, which shorter time period shall be specified in the advertisement of the invitation or request.
- (c) The District may maintain a list of persons interested in receiving notices of invitations to bid or requests for proposals. The District shall make a good faith effort to provide written notice, by United States Mail, to persons who provide their name and address to the District office for inclusion on the list. However, failure of a person to receive the notice shall not invalidate any contract awarded in accordance with these Rules and shall not be a basis for a protest of any contract award.

- (d) Bids or proposals shall be opened at the time and place noted on the Invitation to Bid and Request for Proposal. Bids and proposals shall be evaluated in accordance with the invitation or request and these Rules.
 - (e) If only one (1) response to an Invitation to Bid or Request for Proposal is received, the District may proceed with the procurement for contractual services from such bidder or proposer. If no response to an Invitation to Bid or Request for Proposal is received, the District may take whatever steps are reasonably necessary in order to proceed with the procurement of the needed contractual services.
 - (f) The Board has the right to reject any or all bids or proposals. The reservation regarding the right to reject shall be included in all solicitations and advertisements. If the bids or proposals exceed the amount of funds available to or allocated by the District for this purchase, the bids or proposals may be rejected. Bidders and proposers not receiving a contract award shall not be entitled to recover any costs of bid or proposal preparation or submittal from the District.
 - (g) The Lowest Responsive and Responsible Bid or Proposal or the most advantageous to the District, as appropriate, may be accepted by the District. The Board may require bidders to furnish bid, performance and/or other bonds with a responsible surety to be approved by the Board.
- (4) Notice. Notice of contract award, including the rejection of some or all bids or proposals, shall be provided in writing to all bidders or proposers by United States Mail, overnight delivery, or by hand delivery, and by posting same in the District Office for seven (7) days.
 - (5) Contract Renewal. Renewal of a contract for contractual services shall be in writing and shall be subject to the same terms and conditions set forth in the initial contract, unless otherwise provided in the initial contract. Renewal shall be contingent upon satisfactory performance evaluations by the District.
 - (6) Contract Manager and Contract Administrator. The Board may designate a representative to function as contract manager, who shall be responsible for enforcing performance of the contract terms and conditions and serve as a liaison with the contractor. The Board may also designate a representative to function as contract administrator, who shall be responsible for maintaining all contract files and financial information. One person may serve as both contract manager and administrator.
 - (7) Emergency Purchase. The District may make an emergency purchase of contractual services without complying with these Rules. The fact that an emergency purchase has occurred or is necessary shall be noted in the minutes of the next Board meeting.

- (8) Continuing Contract. Nothing in this Rule shall prohibit a continuing contract between a firm or an individual and the District.

Specific Authority: § 190.011(5), Fla. Stat.

Law Implemented: §§ 190.011(3), 190.033, Fla. Stat.

4.6 Procedure Under Consultants' Competitive Negotiations Act.

In order to comply with the requirements of Section 287.055, Florida Statutes (regarding certain types of professional services), the following procedures are outlined for selection of firms or individuals to provide professional services exceeding the thresholds herein described and in the negotiation of such contracts.

(1) Definitions.

- (a) "Professional services" means those services within the scope of the practice of architecture, professional engineering, landscape architecture or registered surveying and mapping, as defined by the laws of Florida, or those performed by any architect, professional engineer, landscape architect or registered surveyor and mapper, in connection with the firm's or individual's professional employment or practice.
- (b) "Project" means that fixed capital outlay study or planning activity when basic construction cost is estimated by the District to exceed the threshold amount provided in Section 287.017, Florida Statutes, for CATEGORY FIVE, or for a planning study activity when the fee for professional services is estimated by the District to exceed the threshold amount provided in Section 287.017 for CATEGORY TWO, as such categories may be amended from time to time by the State of Florida Department of Management Services to reflect inflation or other measures.
- (c) A "continuing contract" is a contract for professional services (of a type described above), entered into in accordance with this rule, between the District and a firm whereby the firm provides professional services for the District for work of a specified nature with no time limitation, except that the contract shall provide a termination clause.
- (d) "Emergency purchase" is a purchase necessitated by a sudden unexpected turn of events (e.g., acts of God, riot, fires, floods, hurricanes, accidents or any circumstances or cause beyond the control of the Board in the normal conduct of its business) where the Board decides the delay incident to competitive bidding would be detrimental to the interests of the District.

- (2) Qualifying Procedures. In order to be eligible to submit a bid proposal, a firm must, at the time of receipt of the bid:

- (a) Hold all required applicable state professional licenses in good standing.
- (b) Hold all required applicable federal licenses in good standing, if any.
- (c) If the bidder is a corporation, hold a current and active Florida corporate charter or be authorized to do business in Florida in accordance with Chapter 607, Florida Statutes.
- (d) Meet any prequalification requirements set forth in the project or bid specifications. Qualification standards may include but are not limited to, capability and adequacy of personnel, past record, and experience of the bidding entity.

Evidence of compliance with this Rule may be submitted with the bid, if requested by the District.

- (3) Public Announcement. Prior to a public announcement that professional services are required for a project, the Board shall identify the project as meeting the threshold requirement. Except in cases of valid public emergencies as certified by the Board, the District shall announce each occasion when professional services are required for a project by publishing a notice providing a general description of the project and the method for interested consultants to apply for consideration. The notice shall appear in at least one (1) newspaper of general circulation in the District and in such other places as the District deems appropriate. The District may maintain lists of persons interested in receiving such notices. These persons are encouraged to submit annually statements of qualifications and performance data. Persons who provide their name and address to the District Manager for inclusion on the list shall receive notices by mail. The Board has the right to reject any and all bids, and such reservation shall be included in the public announcement. Bidders not receiving a contract award shall not be entitled to recover any costs of bid preparation or submittal from the District.

- (4) Competitive Selection.

- (a) The Board shall review and evaluate the data submitted in response to the notice described above regarding qualifications and performance ability, as well as any statements of qualifications on file. The Board shall conduct discussions with, and may require public presentation by firms regarding their qualifications, and/or public presentation, select and list the firms, in order of preference, deemed to be the most highly capable and qualified to perform the required professional services, after considering these and other appropriate criteria:
 - 1. The ability and adequacy of the professional personnel employed by each firm.

2. Each firm's past performance for the District in other professional employment settings.
3. The willingness of each firm to meet time and budget requirements.
4. The geographic location of each firm's headquarters or office in relation to the project.
5. The recent, current, and projected workloads of each firm.
6. The volume of work previously awarded to each firm.
7. Whether a firm is a certified minority business enterprise.

Nothing in these rules shall prevent the District from evaluating and eventually selecting a firm if less than three (3) responses, including responses indicating a desire not to submit a formal bid on a given project, are received.

- (c) If the selection process is administered by any person other than the full Board, the selection made will be presented to the full Board with a recommendation that competitive negotiations be instituted with the selected firms in order of preference listed.

(5) Competitive Negotiation.

- (a) After the Board has authorized the beginning of competitive negotiations, the District may begin such negotiations with the firm listed as most qualified to perform the required professional services.
- (b) In negotiating a lump-sum or cost-plus-a-fixed-fee professional contract for more than the threshold amount provided in Section 287.017, Florida Statutes, for CATEGORY FOUR, the firm receiving the award shall be required to execute a truth-in-negotiation certificate stating that "wage rates and other factual unit costs supporting the compensation are accurate, complete, and current at the time of contracting." In addition, any professional service contract under which such a certificate is required, shall contain a provision that "the original contract price and any additions thereto, shall be adjusted to exclude any significant sums by which the Board determines the contract price was increased due to inaccurate, incomplete, or noncurrent wage rates and other factual unit costs."
- (c) Should the District within twenty-one (21) days be unable to negotiate a satisfactory agreement with the firm determined to be the most qualified at

a price deemed by the District to be fair, competitive, and reasonable then unless modified by the Board, negotiations with that firm shall be terminated and the District shall immediately begin negotiations with the second most qualified firm. If a satisfactory agreement with the second firm cannot be reached within twenty-one (21) days (unless modified by the Board to the contrary) those negotiations shall be terminated and negotiations with the third most qualified firm shall be undertaken.

- (d) Should the District be unable to negotiate a satisfactory agreement with any of the selected firms within twenty-one (21) days (unless modified by the Board to the contrary) additional firms shall be selected by the District, in order of their competence and qualifications. Negotiations shall continue, beginning with the first-named firm on the list, until an agreement is reached or the list of firms is exhausted.
 - (e) Once an agreement with a firm or individual is reached, notice of the award or intent to award, including the rejection of some or all bids, shall be provided in writing to all bidders by United States Mail, by hand delivery, or by overnight delivery service, and by posting same in the District office for seven (7) days.
- (6) Continuing Contract. Nothing in this Rule shall prohibit a continuing contract between a firm or an individual and the District.
 - (7) Emergency Purchase. The District may make an emergency purchase without complying with these Rules. The fact that an emergency purchase has occurred or is necessary shall be noted in the minutes of the next Board meeting.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.011(3), 287.055, 190.033, Fla. Stat.

5.0 Bid Protests Under Consultants' Competitive Negotiations Act.

Notwithstanding any other provision in these Rules, the resolution of any protests regarding the decision to solicit or award a contract for a bid or proposal shall be in accordance with this section.

- (1) Notice. The District shall give all bidders written notice of its decision to award or intent to award a contract (including rejection of some or all bids) by United States Mail, by hand delivery, or by overnight delivery service, and by posting same in the District office for seven (7) days. The notice shall include the following statement: "Failure to file a protest within the time prescribed in Section 5.2 of the Rules of the Mirabella Community Development District shall constitute a waiver of proceedings under those Rules."

- (2) Filing. Any person who is affected adversely by the District's decision or intended decision shall file with the District a notice of protest within seventy-two (72) hours after the posting of the final bid tabulation or after receipt of the notice of the District decision or intended decision, and shall file a formal written protest within seven (7) days after the date of filing of the notice of protest. The notice of protest shall identify the procurement by title and number or any other language that will enable the District to identify it, shall state that the person intends to protest the decision, and shall state with particularity the law and facts upon which the protest is based. With respect to a protest of the specifications contained in an Invitation to Bid or in a Request for Proposals, the notice of protest shall be filed in writing within seventy-two (72) hours after the receipt of notice of the project plans and specifications (or intended project plans and specifications) in an Invitation to Bid or Request for Proposals, and the formal written protest shall be filed within seven (7) days after the date when notice of protest is filed. Failure to file a notice of protest (or failure to file a formal written protest) shall constitute a waiver of all further proceedings.
- (3) Award Process. Upon receipt of a notice of protest which has been timely filed, the District shall stop the bid solicitation process (or the contract and award process) until the subject of the protest is resolved. However, if the District sets forth in writing particular facts and circumstances which require the continuance of the process without delay in order to avoid an immediate and serious danger to the public health, safety, or welfare, the award process may continue.
- (4) Mutual Agreement. The District, on its own initiative or upon the request of a protester, shall provide an opportunity to resolve the protest by mutual agreement between the parties within (7) days (excluding Saturdays, Sundays and legal holidays) upon receipt of a formal written request.
- (5) Proceedings. If the subject of a protest is not resolved by mutual agreement, a proceeding shall be conducted in accordance with the procedural guidelines set forth in Section 3.0.

Specific Authority: §§ 120.57(3), 190.011(5), Fla. Stat.

Law Implemented: §§120.57(3), 190.033, Fla. Stat.

5.1 Protests With Respect To Contracts Awarded Or Bid Documents.

The resolution of any protests regarding Bid Documents or the decision to award a contract for a bid or proposal shall be in accordance with this Section 5.1.

- (1) Notice. The District shall give all bidders or proposers written notice of a decision to award (or reject all bids) by posting the notice in the District office for seven (7) days, with a copy being provided to all submitting firms by United States Mail or by hand delivery. The notice shall include the following statement: "Failure to

file a written protest with the District within seventy-two (72) hours following the receipt of notice of the District's decision to award a contract shall constitute a waiver of any objection to the award of such contract.”

(2) Filing.

(a) Any firm or person who is affected adversely by a District decision to award a contract shall file with the District a written notice of protest within seventy-two (72) hours after receipt of the notice of the District's decision, and shall file a formal written protest with the District within seven (7) calendar days after the date of timely filing the initial notice of protest. For purposes of this Rule, wherever applicable, filing will be perfected and deemed to have occurred upon receipt by the District. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest the District's decision or contract award. The formal written protest shall state with particularity the facts and law upon which the protest is based.

(b) With respect to a protest regarding the Bid Documents, including specifications or other requirements contained in an Invitation to Bid or in a Request for Proposals, the notice of protest shall be filed in writing within seventy-two (72) hours after the receipt of the proposed project plans and specifications or other contract documents. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest with respect to the aforesaid plans, specifications or contract documents.

(3) Award Process. Upon receipt of a timely filed notice of protest, the District shall abate the contract award process until the protest is resolved by final Board action. However, if the District determines particular facts and circumstances require the continuance of the contract award process without delay in order to avoid an immediate and serious danger to the public health, safety, or welfare, the contract award process may continue. In such circumstances, the contract awarded shall be conditioned on the outcome of the protest.

(4) Informal Proceeding. If the Board determines a protest does not involve a disputed issue of material fact, the Board may (but is not obligated to) schedule an informal proceeding to consider the protest. Such informal proceeding shall be at a time and place determined by the Board. Notice of such proceeding shall be posted in the office of the District not less than three (3) calendar days prior to such informal proceeding, with copy being mailed to the protestant and any substantially affected persons or parties. Within fifteen (15) calendar days

following the informal proceeding, the Board shall issue a written decision setting forth the factual, legal and policy grounds for its decision.

- (5) Formal Proceeding. If the Board determines a protest involves disputed issues of material fact or if the Board elects not to use the informal proceeding process provided above (if available), the District shall schedule a formal hearing to resolve the protest in accordance with the procedural guidelines set forth in Section 3.0 above.

Specific Authority: §§ 120.53(5), 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033, Fla. Stat.

5.2 Bid Protests Relating to Any Other Award.

Notwithstanding any other provision in these Rules, the resolution of any protests regarding the decision to solicit or award a contract for a bid or proposal under Sections 4.1, 4.2, or 4.5 shall be in accordance with this Section 5.2.

- (1) Notice. The District shall give all bidders written notice of its decision to award or intent to award a contract—including rejection of some or all bids—by United States Mail, by hand delivery, or by overnight delivery service, and by posting same in the District office for seven (7) days.
- (2) Filing. Any person who is affected adversely by the District's decision or intended decision shall file with the District a notice of protest in writing within seventy-two (72) hours after the posting of the final bid tabulation or after receipt of the notice of the District decision or intended decision, and shall file a formal written protest within seven (7) days after the date of filing of the notice of protest. The formal written protest shall state with particularity facts and law upon which the protest is based. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of all further proceedings.
- (3) Award Process. Upon receipt of a notice of protest which has been timely filed, the District shall stop the bid solicitation process or the contract and award process until the subject of the protest is resolved. However, if the District sets forth in writing particular facts and circumstances which require the continuance of the process without delay in order to avoid an immediate and serious danger to the public health, safety, or welfare, the award process may continue.
- (4) Mutual Agreement. The District, on its own initiative or upon the request of a protester, shall provide an opportunity to resolve the protest by mutual agreement between the parties within five (5) days (excluding Saturdays, Sundays and legal holidays) of receipt of a formal written protest.

- (5) Hearing. If the subject of a protest is not resolved by mutual agreement, the District shall hold a proceeding in accordance with the procedural guidelines set forth in Section 3.0.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033, Fla. Stat.

6.0 Design-Build Contract Competitive Proposal Selection Process.

- (1) Scope.

The District may utilize design/build contracts for any public construction project for which the Board determines that use of such contract is in the best interest of the District. When letting a design/build contract, the District shall use the following procedure:

- (2) Procedure.

- (a) The District shall utilize a design criteria professional meeting the requirements of section 287.055(2)(K) when developing a design criteria package, evaluating the responses or bids submitted by design-build firms, and determining compliance of the project construction with the design criteria package. The design criteria professional may be an employee of the District or may be retained using Section 4.5, Procedure under Consultants' Competitive Negotiations Act.
- (b) A design criteria package for the construction project shall be developed and sealed by the design criteria professional. The package shall include concise, performance-oriented drawings or specifications of the project, and shall include sufficient information to put interested firms on notice of substantially all of the requirements of the project. If the project utilizes existing plans, the design criteria professional shall create a design criteria package by supplementing the plans with project specific requirements, if any. All design criteria packages shall require firms to submit information regarding the qualifications, availability, and past work of the firms, including the partners and members thereof.
- (c) The Board, in consultation with the design criteria professional, shall establish the standards and procedures for the evaluation of design-build proposals based on price, technical, and design aspects of the project, weighted for the project.
- (d) After a design criteria package and the standards and procedures for evaluation of proposals have been developed, competitive proposals from qualified firms shall be solicited, pursuant to the design criteria by the following procedure:

1. A Request for Proposals shall be advertised at least once in a newspaper of general circulation in the County in which the District is located. The notice shall allow at least seven (7) days for submittal of proposals, unless the Board, for good cause, determines a shorter period of time is appropriate.
2. The District may maintain qualification information, including: capabilities, adequacy of personnel, past record, experience, whether the firm is a certified minority business enterprise as defined by the Florida Small and Minority Business Assistance Act of 1985, and other factors, on design-build firms. Such firms shall receive a copy of the request for proposals by mail.
3. In order to be eligible to submit a proposal: a firm must, at the time of receipt of the proposals:
 - (a) Hold the required applicable state professional license in good standing, as defined by 287.055(2)(h);
 - (b) Hold all required applicable federal licenses in good standing, if any;
 - (c) Hold a current and active Florida corporate charter or be authorized to do business in Florida in accordance with Chapter 607, Florida Statutes, if the bidder is a corporation;
 - (d) Meet any special prequalification requirements set forth in the design criteria package.

Evidence of compliance with these Rules may be submitted with the bid, if required by the District.

- (e) The board shall select no fewer than three (3) design-build firms as the most qualified, based on the information submitted in the response to the request for proposals, and in consultation with the design criteria professional, shall evaluate their proposals based on the evaluation standards and procedures established prior to the solicitation of requests for proposal.
- (f) The board shall negotiate a contract with the firm ranking the highest based on the evaluation standards, and shall establish a price which the board determines is fair, competitive, and reasonable. Should the board be unable to negotiate a satisfactory contract with the firm considered to be the most qualified at a price considered by the board to be fair, competitive, and reasonable, negotiations with that firm must be terminated. The Board shall then undertake negotiations with the second

most qualified firm, based on the ranking by the evaluation standards. Failing accord with the second most qualified firm, the board must terminate negotiations. The board shall then undertake negotiations with the third firm. Should the board be unable to negotiate a satisfactory contract with any of the selected firms, the board shall select additional firms in order of their rankings based on the evaluation standards and continue negotiations until an agreement is reached.

- (g) After the board contracts with a firm, the firm shall bring to the Board for approval, detailed working drawings of the project.
 - (h) The design criteria professional shall evaluate the compliance of the project construction with the design criteria package, and shall provide the Board with a report of the same.
- (3) Emergency Purchase. The Board may, in case of public emergency, declare an emergency and immediately proceed with negotiations with the best qualified design-build firm available at the time. The fact that an emergency purchase has occurred shall be noted in the minutes of the next board meeting.

Specific Authority: §§ 190.011(5), Fla. Stat.

Law Implemented: §§ 190.033; 255.20, Fla. Stat.

7.0 Effective Date.

These Rules shall be effective _____, 20_____, except that no election of officers required by these Rules shall be required until after the next regular election for the Board of Supervisors.

RESOLUTION 2013-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING THE DISBURSEMENT OF FUNDS FOR PAYMENT OF CERTAIN CONTINUING EXPENSES WITHOUT PRIOR APPROVAL OF THE BOARD OF SUPERVISORS; AUTHORIZING THE DISBURSEMENT OF FUNDS FOR PAYMENT OF CERTAIN NON-CONTINUING EXPENSES WITH-OUT PRIOR APPROVAL OF THE BOARD OF SUPERVISORS; PROVIDING FOR A MONETARY THRESHOLD; AND PROVIDING FOR AN EFFECTIVE DATE

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

WHEREAS, Section 190.011(5), Florida Statutes, authorizes the District to adopt resolutions which may be necessary for the conduct of District business; and

WHEREAS, the Board of Supervisors of the District (the "Board") typically meet monthly to conduct the business of the District, including authorizing the payment of District operating and maintenance expenses; and

WHEREAS, the Board may establish bi-monthly, quarterly or other meeting dates not on a monthly basis, or may cancel regularly scheduled monthly meetings from time to time; and

WHEREAS, to conduct the business of the District in an efficient manner, recurring, nonrecurring and other disbursements for goods and services must be processed and paid in a timely manner; and

WHEREAS, establishing meeting schedules outside of monthly meetings may interfere with the timely approval of disbursements and payment of expenses; and

WHEREAS, the Board determines this Resolution is in the best interest of the District and is necessary for the efficient conduct of District business; the health, safety, and welfare of the residents within the District; and the preservation of District assets or facilities; and

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

Section 1. Continuing Expenses: The Board hereby authorizes the payment of invoices of continuing expenses, which meet the following requirements:

1. The invoice must be pursuant to a contract, recurring payment (i.e. utility bill), agreement or direction of the Board.
2. The total amount paid under such contract or agreement, including the current invoice, must be equal to or less than the amount specified in the contract or agreement.

Section 2. Non-Continuing Expenses: The Board hereby authorizes entering into non-continuing agreements and disbursement of funds for payment of invoices on non-continuing expenses which are required for the health, safety and welfare of the residents within the District and or such repair, control or maintenance of a District facility or asset required to protect the facility or assets, pursuant to the following schedule:

1. Non-continuing not exceeding \$1,000 with approval of the District Manager.
2. Non-continuing expenses not exceeding \$2,500 with approval of the District Manager, upon receipt of multiple proposals, providing that the funds are available within the appropriate line item in the budget
3. Non-continuing emergency expenses exceeding \$2,500 but not exceeding \$10,000 with approval of the District Manager and notification of the Board of Supervisors by e-mail, telephone and any other means practical. If any Board member objects to an emergency expense under this provision, then an emergency meeting of the Board may be called.

Section 3. Any payment made pursuant to this Resolution shall be submitted to the Board at the next scheduled meeting for approval and ratification as part of the financial report and noted in the District Manager's report.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 13TH DAY OF FEBRUARY 2013.

Attest:

**Lakeside Plantation
Community Development District**

By: _____
Name: _____
Secretary/Assistant Secretary

By: _____
Chair, Board of Supervisors

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 5680 West Cypress St ♦ Suite A ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

To: Board of Supervisors

From: Peter Altman

Date: February 13, 2013

Re: Landscape Inspections

This item will be rescheduled as we are interviewing two inspection firms and have not received the proposals at this time.

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 5680 W. Cypress Street ♦ Suite A ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

Priority Program Overview

To: Board of Supervisors
From: Peter Altman/DMS Staff
Re: Tennis Court Shade
Date: February 4, 2013

Program for Priority: Tennis Court Shade.

The tennis courts currently have a shaded structure which divides courts 1 and 2 from courts 3 and 4. We have been asked to look into another shade structure for the tennis players.

Budget:

- Total 2013 Budget for Line Item or Use of Reserves \$4,000.00
- Spent to Date for Line Item "Tennis Court Maintenance" \$ 947.00
- Total Remaining Budget as of **February 4 ,2013** \$3,053.00
- Cost of Program for 1 bench \$ 1,959.00
applicable shipping charges.
- Remainder Available for other expenditures \$1,094.00
- Other Revenue or Below Budget Line Items

Estimated Project Timeline: Upon direction of the Board of Supervisors, and shipping time approximately two weeks, for this style and undetermined if the Board wishes us to seek other structures that would require a contractor.

Staff Recommendation: We have been advised by Michael Crucitti from Welch Tennis that it is not recommended to attach any shade style structures to the fencing because it could compromise the fence with strong winds or storms. With that being said and following the guidelines of the official USTA rules that state any structure must be 10' from the tennis post on any side of the court, we recommend the covered bench structure, and it would have to be placed on the outside of the fence line. As for a reference the shaded cover would be similar to the covered benches beside the bocce courts. The price quotes are as follows and the benches can be ordered from Welch and or Tennis-S. Please see attached photo.

6'x6' x 8'10" H	\$1399.00
8'x6'x 8'10" H	\$1959.00
10'x6x 8'10" H	\$2059.00



THIRD SUPPLEMENTAL TRUST INDENTURE

BETWEEN

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

AND

**U.S. BANK NATIONAL ASSOCIATION,
As Trustee**

Dated as of February 1, 2013

**Amending the
Second Supplemental Trust Indenture
Dated as of October 1, 1999**

Relating to:

**\$3,360,000
Lakeside Plantation Community Development District
(City of North Port, Florida)
Capital Improvement Revenue Bonds
Series 1999A**

THIS THIRD SUPPLEMENTAL TRUST INDENTURE (the "Third Supplemental Indenture"), dated as of February 1, 2013, between **LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT** (the "Issuer" or "District"), a local unit of special-purpose government organized and existing under the laws of the State of Florida, and **U.S. BANK NATIONAL ASSOCIATION**, a national banking association duly organized and existing under the laws of the United States of America, as successor trustee the ("Trustee"). Capitalized terms used, but not defined, herein shall have the meanings set forth in the Master Trust Indenture dated as of May 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Master Indenture"), as supplemented by the Second Supplemental Trust Indenture dated as of October 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Second Supplemental Indenture" and together with the Master Indenture, the "Indenture").

W I T N E S S E T H:

WHEREAS, the District is a community development district duly organized, created, established and existing under the provisions of Chapter 190, Florida Statutes, as amended (the "Act") for the purpose of among other things, of financing and managing the acquisition, construction, maintenance, and operation of the major infrastructure within the boundaries of the District; and

WHEREAS, the District has the power and authority under the Act to issue special assessment bonds and revenue bonds and to use the proceeds thereof to finance the cost of acquiring and constructing assessable improvements (as defined in the Act) and, by virtue of Section 190.022 of the Act to levy and collect special assessments therefor as provided in Chapter 170, Florida Statutes, as amended, and to levy and collect user charges and fees therefor as provided in Section 190.11, Florida Statutes, as amended, and

WHEREAS, the District has heretofore issued (i) \$3,360,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999A pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999A Bonds") and (ii) \$4,640,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999B pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999B Bonds"); and

WHEREAS, the 1999B Bonds have been paid in full and are no longer outstanding under the Indenture; and

WHEREAS, pursuant to Section 1101(c) of the Master Indenture, the Second Supplemental Indenture may be amended to cure any ambiguity or formal defect or omission to correct any inconsistent provisions without the consent of the Owners; and

WHEREAS, the District now desires to amend certain provisions of the Second Supplemental Indenture to modify the definition of "Authorized Denomination" to clarify certain inconsistencies in payments to the Owners that have previously arisen relating to earlier bond redemptions.

NOW, THEREFORE, in consideration of the foregoing and of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the District and the Trustee hereby agree as follows:

Section 1. Definitions. Capitalized terms used, but not defined, in this Third Supplemental Indenture including, without limitation, the recitals hereto, shall have the meanings assigned to such terms in the Indenture.

Section 2. Incorporation. All statements set forth in the recitals stated above are true and correct and are incorporated into this Third Supplemental Indenture and such statements form the basis for the Trustee to join in the execution and delivery of this Third Supplemental Indenture with the District and for the Majority Owners to approve and consent to the amendments herein contemplated.

Section 3. Amendments to Second Supplemental Indenture.

The definition of Authorized Denomination is hereby added to Article I of the Second Supplemental Indenture as follows:

"Authorized Denomination" shall, with respect to the Series 1999A Bonds mean \$0.01.

Section 4. Applicability of Remaining Provisions; Ratification. Except as expressly modified as stated above, all provisions of the Second Supplemental Indenture shall remain unaffected and in full force and effect, and the Indenture as amended by this Third Supplemental Indenture is in all respects hereby ratified and confirmed.

Section 5. Counterparts. This Third Supplemental Indenture may be executed in several counterparts, each of which shall be an original and all of which shall constitute one and the same instrument.

Section 6. No Personal Liability or Accountability. No covenant or agreement contained in this Third Supplemental Indenture shall be deemed to be the covenant or agreement of any present, past or future member, agent or employee of the District or the Trustee, in his or her individual capacity, and neither the members of the District or the Trustee, nor any official, agent or employee of the District or the Trustee, shall be liable personally on the Series 1999A Bonds or be subject to any personal liability or accountability by reason of this Third Supplemental Indenture.

Section 7. Binding Effect. This Third Supplemental Indenture shall inure to the benefit of, and shall be binding upon, the District, the Trustee, and the owners of the Series 1999A Bonds and their respective successors and assigns.

Section 8. Severability. If any provisions of this Third Supplemental Indenture shall be held or deemed to be or shall, in fact, be illegal, inoperative or unenforceable, the same shall not affect any other provision or provisions herein contained or render the same invalid, inoperative or unenforceable to any extent whatsoever.

Section 9. Effective Date. This Third Supplemental Indenture shall become effective upon the execution by the District and the Trustee.

IN WITNESS WHEREOF, Lakeside Plantation Community Development District has caused this Third Supplemental Indenture to be executed by the Chairman of its Board of Supervisors and its corporate seal to be hereunto affixed and attested by the Secretary of its Board of Supervisors and U.S. Bank National Association, has caused this Third Supplemental Indenture to be executed by one of its Vice Presidents, all as of the day and year first above written.

**LAKESIDE PLANTATION COMMUNITY
DEVELOPMENT DISTRICT**

[SEAL]

Attest:

By: _____
Chairman, Board of Supervisors

Secretary, Board of Supervisors

U.S. BANK NATIONAL ASSOCIATION,
as Trustee,

By: _____
Vice President

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ___ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared [_____] and [_____], Chairman and Secretary, respectively, of the Board of Supervisors of Lakeside Plantation Community Development District, who acknowledged that they did sign the foregoing instrument as such officers, respectively, for and on behalf of Lakeside Plantation Community Development District; and that the same is their free act and deed as such officers, respectively, and the free act and deed of Lakeside Plantation Community Development District.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ___ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared _____, a Vice President of U.S. Bank National Association, as Trustee, who acknowledged that he/she did sign said instrument as such officer for and on behalf of said association; that the same is his/her free act and deed as such officer and the free act and deed of said association.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

FOURTH SUPPLEMENTAL TRUST INDENTURE

BETWEEN

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

AND

**U.S. BANK NATIONAL ASSOCIATION,
As Trustee**

Dated as of February 1, 2013

**Amending the
Second Supplemental Trust Indenture
Dated as of October 1, 1999**

Relating to:

**\$3,360,000
Lakeside Plantation Community Development District
(City of North Port, Florida)
Capital Improvement Revenue Bonds
Series 1999A**

THIS FOURTH SUPPLEMENTAL TRUST INDENTURE (the "Fourth Supplemental Indenture"), dated as of February 1, 2013, between **LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT** (the "Issuer" or "District"), a local unit of special-purpose government organized and existing under the laws of the State of Florida, and **U.S. BANK NATIONAL ASSOCIATION**, a national banking association duly organized and existing under the laws of the United States of America, as successor trustee the ("Trustee"). Capitalized terms used, but not defined, herein shall have the meanings set forth in the Master Trust Indenture dated as of May 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Master Indenture"), as supplemented by the Second Supplemental Trust Indenture dated as of October 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Second Supplemental Indenture") and as further supplemented by the Third Supplemental Trust Indenture dated as of February 1, 2013 (the "Third Supplemental Indenture" together with the Second Supplemental Indenture and the Master Indenture, the "Indenture").

W I T N E S S E T H:

WHEREAS, the District is a community development district duly organized, created, established and existing under the provisions of Chapter 190, Florida Statutes, as amended (the "Act") for the purpose of among other things, of financing and managing the acquisition, construction, maintenance, and operation of the major infrastructure within the boundaries of the District; and

WHEREAS, the District has the power and authority under the Act to issue special assessment bonds and revenue bonds and to use the proceeds thereof to finance the cost of acquiring and constructing assessable improvements (as defined in the Act) and, by virtue of Section 190.022 of the Act to levy and collect special assessments therefor as provided in Chapter 170, Florida Statutes, as amended, and to levy and collect user charges and fees therefor as provided in Section 190.11, Florida Statutes, as amended, and

WHEREAS, the District has heretofore issued (i) \$3,360,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999A pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999A Bonds") and (ii) \$4,640,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999B pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999B Bonds"); and

WHEREAS, the 1999B Bonds have been paid in full and are no longer outstanding under the Indenture; and

WHEREAS, the District now desires to amend certain provisions of the Second Supplemental Indenture to modify the definition of "1999A Reserve Account Requirement" to provide for a reduction based on earlier land sales; and

WHEREAS, pursuant to Section 1102 of the Master Indenture, the Second Supplemental Indenture may be amended from time to time by a Supplemental Indenture approved by the Owners of at least fifty-one percent (51%) in aggregate principal amount of the Bonds of a Series then Outstanding under the Second Supplemental Indenture (the "Majority Owners"); and

WHEREAS, the Majority Owners have approved the execution and delivery of this Fourth Supplemental Indenture;

NOW, THEREFORE, in consideration of the foregoing and of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the District and the Trustee hereby agree as follows:

Section 1. Definitions. Capitalized terms used, but not defined, in this Fourth Supplemental Indenture including, without limitation, the recitals hereto, shall have the meanings assigned to such terms in the Indenture.

Section 2. Incorporation. All statements set forth in the recitals stated above are true and correct and are incorporated into this Fourth Supplemental Indenture and such statements form the basis for the Trustee to join in the execution and delivery of this Fourth Supplemental Indenture with the District and for the Majority Owners to approve and consent to the amendments herein contemplated.

Section 3. Amendments to Second Supplemental Indenture.

The definition of 1999A Reserve Account Requirement is hereby amended in its entirety to read as follows:

"1999A Reserve Account Requirement shall mean zero."

Section 3. Applicability of Remaining Provisions; Ratification. Except as expressly modified as stated above, all provisions of the Second Supplemental Indenture shall remain unaffected and in full force and effect, and the Indenture as amended by this Fourth Supplemental Indenture is in all respects hereby ratified and confirmed.

Section 4. Counterparts. This Fourth Supplemental Indenture may be executed in several counterparts, each of which shall be an original and all of which shall constitute one and the same instrument.

Section 5. No Personal Liability or Accountability. No covenant or agreement contained in this Fourth Supplemental Indenture shall be deemed to be the covenant or agreement of any present, past or future member, agent or employee of the District or the Trustee, in his or her individual capacity, and neither the members of the District or the Trustee, nor any official, agent or employee of the District or the Trustee, shall be liable personally on the Series 1999A Bonds or be subject to any personal liability or accountability by reason of this Fourth Supplemental Indenture.

Section 6. Binding Effect. This Fourth Supplemental Indenture shall inure to the benefit of, and shall be binding upon, the District, the Trustee, and the owners of the Series 1999A Bonds and their respective successors and assigns.

Section 7. Severability. If any provisions of this Fourth Supplemental Indenture shall be held or deemed to be or shall, in fact, be illegal, inoperative or unenforceable, the same shall not affect any other provision or provisions herein contained or render the same invalid, inoperative or unenforceable to any extent whatsoever.

Section 8. Effective Date. This Fourth Supplemental Indenture shall become effective upon the execution by the District and the Trustee and the receipt by the Trustee of the written consent, in substantially the form attached hereto as **Exhibit A**, approving this Fourth Supplemental Indenture signed by the Majority Owners as required by Section 1102 of the Master Indenture.

IN WITNESS WHEREOF, Lakeside Plantation Community Development District has caused this Fourth Supplemental Indenture to be executed by the Chairman of its Board of Supervisors and its corporate seal to be hereunto affixed and attested by the Secretary of its Board of Supervisors and U.S. Bank National Association, has caused this Fourth Supplemental Indenture to be executed by one of its Vice Presidents, all as of the day and year first above written.

**LAKESIDE PLANTATION COMMUNITY
DEVELOPMENT DISTRICT**

[SEAL]

Attest:

By: _____
Chairman, Board of Supervisors

Secretary, Board of Supervisors

U.S. BANK NATIONAL ASSOCIATION,
as Trustee,

By: _____
Vice President

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ____ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared [_____] and [_____], Chairman and Secretary, respectively, of the Board of Supervisors of Lakeside Plantation Community Development District, who acknowledged that they did sign the foregoing instrument as such officers, respectively, for and on behalf of Lakeside Plantation Community Development District; and that the same is their free act and deed as such officers, respectively, and the free act and deed of Lakeside Plantation Community Development District.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ___ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared _____, a Vice President of U.S. Bank National Association, as Trustee, who acknowledged that he/she did sign said instrument as such officer for and on behalf of said association; that the same is his/her free act and deed as such officer and the free act and deed of said association.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

EXHIBIT A

CONSENT OF BONDHOLDER

Relating To:

\$3,360,000

**Lakeside Plantation Community Development District
(City of North Port, Florida)
Capital Improvement Revenue Bonds
Series 1999A**

CUSIP Nos.: 512181AA6

The undersigned, in the name of and on behalf of the entity set forth below (the "Bondholder"), as beneficial owner or the Participant authorized to act on behalf of such owner of the Lakeside Plantation Community Development District Capital Improvement Revenue Bonds, Series 1999A (the "Bonds") in the amount indicated below, hereby:

- (1) Certifies that he/she is an authorized signatory of the Bondholder;
- (2) Represents and warrants that the Bondholder is the beneficial owner of \$_____ aggregate principal amount of the Bonds issued pursuant to the Master Trust Indenture dated as of May 1, 1999, as supplemented by the Second Supplemental Trust Indenture dated as of October 1, 1999 (collectively, the "Indenture"), each between the Lakeside Plantation Community Development District (the "District") and U.S. Bank National Association, as successor trustee (the "Trustee"), which Bonds are currently registered in the name of Cede & Co., as nominee of The Depository Trust Company;
- (3) Acknowledges receipt of the Indenture, pursuant to which the District issued the Bonds in the original aggregate principal amount of \$3,360,000, \$1,910,000 of which is currently outstanding;
- (4) Approves the execution and delivery of, and consents to the amendment of the Indenture in accordance with, the Fourth Supplemental Trust Indenture in the form attached hereto as **Exhibit A-1**;
- (5) Waives any provisions in the Indenture which are contrary to the Fourth Supplemental Trust Indenture; and
- (6) acknowledges and agrees that (i) it has the full power and authority to execute and deliver this Consent of Bondholder; (ii) it has reviewed the Fourth Supplemental Trust Indenture and understands the information contained therein and the amendments to the Indenture contemplated by the Fourth Supplemental Trust Indenture; (iii) it has such knowledge and experience in business and financial matters as to be capable of evaluating the merits and risks attendant to the prospective effect of this consent; (iv) it has had the opportunity to ask questions and to obtain such information from the District and the Trustee as it has determined to be necessary to enable it to evaluate such merits and risks, and (v) it has independently determined that amending the Indenture pursuant to the Fourth Supplemental Trust Indenture does not adversely affect its interests.

This Consent of Bondholder shall be binding upon and effective against future beneficial owners of the Bonds.

Dated: _____, 2012

BONDHOLDER:

(Beneficial Owner Signature)

Print Name: _____

By: _____

Name: _____

Title: _____

DTC Participant No.: _____

An originally signed Consent of Bondholder shall be immediately forwarded to the Trustee at the following address: U.S. Bank National Association, 225 E. Robinson Street, Suite 250, Orlando, Florida 32801, Attention: Beth Driggs, Phone: (407) 835-3804, Fax: (407) 835-3814, Email: beth.driggs@usbank.com.

EXHIBIT A-1

FOURTH SUPPLEMENTAL TRUST INDENTURE

~~THIRD~~FOURTH SUPPLEMENTAL TRUST INDENTURE

BETWEEN

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

AND

U.S. BANK NATIONAL ASSOCIATION,
As Trustee

Dated as of February 1, 2013

Amending the
Second Supplemental Trust Indenture
Dated as of October 1, 1999

Relating to:

\$3,360,000
Lakeside Plantation Community Development District
(City of North Port, Florida)
Capital Improvement Revenue Bonds
Series 1999A

THIS ~~THIRD~~FOURTH SUPPLEMENTAL TRUST INDENTURE (the "~~Third~~Fourth Supplemental Indenture"), dated as of February 1, 2013, between LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT (the "Issuer" or "District"), a local unit of special-purpose government organized and existing under the laws of the State of Florida, and U.S. BANK NATIONAL ASSOCIATION, a national banking association duly organized and existing under the laws of the United States of America, as successor trustee the ("Trustee"). Capitalized terms used, but not defined, herein shall have the meanings set forth in the Master Trust Indenture dated as of May 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Master Indenture"), as supplemented by the Second Supplemental Trust Indenture dated as of October 1, 1999 by and between the District and SunTrust Bank, Central Florida, National Association, as trustee, predecessor in interest to the Trustee (the "Second Supplemental Indenture" ~~and together with~~) and as further supplemented by the Third Supplemental Trust Indenture dated as of February 1, 2013 (the "Third Supplemental Indenture" together with the Second Supplemental Indenture and the Master Indenture, the "Indenture").

W I T N E S S E T H:

WHEREAS, the District is a community development district duly organized, created, established and existing under the provisions of Chapter 190, Florida Statutes, as amended (the "Act") for the purpose of among other things, of financing and managing the acquisition, construction, maintenance, and operation of the major infrastructure within the boundaries of the District; and

WHEREAS, the District has the power and authority under the Act to issue special assessment bonds and revenue bonds and to use the proceeds thereof to finance the cost of acquiring and constructing assessable improvements (as defined in the Act) and, by virtue of Section 190.022 of the Act to levy and collect special assessments therefor as provided in Chapter 170, Florida Statutes, as amended, and to levy and collect user charges and fees therefor as provided in Section 190.11, Florida Statutes, as amended, and

WHEREAS, the District has heretofore issued (i) \$3,360,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999A pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999A Bonds") and (ii) \$4,640,000 original aggregate principal amount of its Capital Improvement Revenue Bonds, Series 1999B pursuant to the Master Indenture, as supplemented by the Second Supplemental Indenture for the purposes as described in the Second Supplemental Indenture (the "1999B Bonds"); and

WHEREAS, the 1999B Bonds have been paid in full and are no longer outstanding under the Indenture; and

WHEREAS, the District now desires to amend certain provisions of the Second Supplemental Indenture ~~to (ii) modify the definition of "Authorized Denomination" to clarify issues that have previously arisen with respect to earlier bond redemptions, and (ii)~~ to modify the definition of "1999A Reserve Account Requirement" to provide for a reduction based on earlier land sales; and

WHEREAS, pursuant to Section 1102 of the Master Indenture, the Second Supplemental Indenture may be amended from time to time by a Supplemental Indenture approved by the Owners of at least fifty-one percent (51%) in aggregate principal amount of the Bonds of a Series then Outstanding under the Second Supplemental Indenture (the "Majority Owners"); and

WHEREAS, the Majority Owners have approved the execution and delivery of this ~~Third~~Fourth Supplemental Indenture;

NOW, THEREFORE, in consideration of the foregoing and of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the District and the Trustee hereby agree as follows:

Section 1. Definitions. Capitalized terms used, but not defined, in this ~~Third~~Fourth Supplemental Indenture including, without limitation, the recitals hereto, shall have the meanings assigned to such terms in the Indenture.

Section 2. Incorporation. All statements set forth in the recitals stated above are true and correct and are incorporated into this ~~Third~~Fourth Supplemental Indenture and such statements form the basis for the Trustee to join in the execution and delivery of this ~~Third~~Fourth Supplemental Indenture with the District and for the Majority Owners to approve and consent to the amendments herein contemplated.

Section 3. Amendments to Second Supplemental Indenture.

~~(a) — The definition of Authorized Denomination is hereby added to Article I of the Second Supplemental Indenture as follows:~~

~~"Authorized Denomination" shall, with respect to the Series 1999A Bonds mean \$0.01.~~

~~(b) —~~ The definition of 1999A Reserve Account Requirement is hereby amended in its entirety to read as follows:

"1999A Reserve Account Requirement shall mean zero."

Section 4. Applicability of Remaining Provisions; Ratification. Except as expressly modified as stated above, all provisions of the Second Supplemental Indenture shall remain unaffected and in full force and effect, and the Indenture as amended by this ~~Third~~Fourth Supplemental Indenture is in all respects hereby ratified and confirmed.

Section 5. Counterparts. This ~~Third~~Fourth Supplemental Indenture may be executed in several counterparts, each of which shall be an original and all of which shall constitute one and the same instrument.

Section 6. No Personal Liability or Accountability. No covenant or agreement contained in this ~~Third~~Fourth Supplemental Indenture shall be deemed to be the covenant or agreement of any present, past or future member, agent or employee of the District or the Trustee, in his or her individual capacity, and neither the members of the District or the Trustee, nor any official, agent or employee of the District or the Trustee, shall be liable personally on the Series 1999A Bonds or be subject to any personal liability or accountability by reason of this ~~Third~~Fourth Supplemental Indenture.

Section 7. Binding Effect. This ~~Third~~Fourth Supplemental Indenture shall inure to the benefit of, and shall be binding upon, the District, the Trustee, and the owners of the Series 1999A Bonds and their respective successors and assigns.

Section 8. Severability. If any provisions of this ~~Third~~Fourth Supplemental Indenture shall be held or deemed to be or shall, in fact, be illegal, inoperative or unenforceable, the same shall not affect any other provision or provisions herein contained or render the same invalid, inoperative or unenforceable to any extent whatsoever.

Section 9. Effective Date. This ~~Third~~Fourth Supplemental Indenture shall become effective upon the execution by the District and the Trustee and the receipt by the Trustee of the written

consent, in substantially the form attached hereto as Exhibit A, approving this ~~Third~~Fourth Supplemental Indenture signed by the Majority Owners as required by Section 1102 of the Master Indenture.

IN WITNESS WHEREOF, Lakeside Plantation Community Development District has caused this ~~Third~~Fourth Supplemental Indenture to be executed by the Chairman of its Board of Supervisors and its corporate seal to be hereunto affixed and attested by the Secretary of its Board of Supervisors and U.S. Bank National Association, has caused this ~~Third~~Fourth Supplemental Indenture to be executed by one of its Vice Presidents, all as of the day and year first above written.

**LAKESIDE PLANTATION COMMUNITY
DEVELOPMENT DISTRICT**

[SEAL]

Attest:

Secretary, Board of Supervisors

By: _____
Chairman, Board of Supervisors

U.S. BANK NATIONAL ASSOCIATION,
as Trustee,

By: _____
Vice President

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ___ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared [_____] and [_____], Chairman and Secretary, respectively, of the Board of Supervisors of Lakeside Plantation Community Development District, who acknowledged that they did sign the foregoing instrument as such officers, respectively, for and on behalf of Lakeside Plantation Community Development District; and that the same is their free act and deed as such officers, respectively, and the free act and deed of Lakeside Plantation Community Development District.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

STATE OF FLORIDA)
) SS:
COUNTY OF _____)

On this ___ day of _____, 2013, before me, a notary public in and for the State and County aforesaid, personally appeared _____, a Vice President of U.S. Bank National Association, as Trustee, who acknowledged that he/she did sign said instrument as such officer for and on behalf of said association; that the same is his/her free act and deed as such officer and the free act and deed of said association.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal the day and year in this certificate first above written.

NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public, Print, Stamp or Type as Commissioned)

- Personally known to me, or
- Produced identification:

(Type of Identification Produced)

EXHIBIT A

CONSENT OF BONDHOLDER

Relating To:

\$3,360,000

**Lakeside Plantation Community Development District
(City of North Port, Florida)
Capital Improvement Revenue Bonds
Series 1999A**

CUSIP Nos.: 512181AA6

The undersigned, in the name of and on behalf of the entity set forth below (the "Bondholder"), as beneficial owner ~~for~~ the Participant authorized to act on behalf of such owner~~†~~ of the Lakeside Plantation Community Development District Capital Improvement Revenue Bonds, Series 1999A (the "Bonds") in the amount indicated below, hereby:

- (1) Certifies that he/she is an authorized signatory of the Bondholder;
- (2) Represents and warrants that the Bondholder is the beneficial owner of \$_____ aggregate principal amount of the Bonds issued pursuant to the Master Trust Indenture dated as of May 1, 1999, as supplemented by the Second Supplemental Trust Indenture dated as of October 1, 1999 (collectively, the "Indenture"), each between the Lakeside Plantation Community Development District (the "District") and U.S. Bank National Association, as successor trustee (the "Trustee"), which Bonds are currently registered in the name of Cede & Co., as nominee of The Depository Trust Company;
- (3) Acknowledges receipt of the Indenture, pursuant to which the District issued the Bonds in the original aggregate principal amount of \$3,360,000, \$1,910,000 of which is currently outstanding;
- (4) Approves the execution and delivery of, and consents to the amendment of the Indenture in accordance with, the ~~Third~~Fourth Supplemental Trust Indenture in the form attached hereto as Exhibit A-1;
- (5) Waives any provisions in the Indenture which are contrary to the ~~Third~~Fourth Supplemental Trust Indenture; and
- (6) acknowledges and agrees that (i) it has the full power and authority to execute and deliver this Consent of Bondholder; (ii) it has reviewed the ~~Third~~Fourth Supplemental Trust Indenture and understands the information contained therein and the amendments to the Indenture contemplated by the ~~Third~~Fourth Supplemental Trust Indenture; (iii) it has such knowledge and experience in business and financial matters as to be capable of evaluating the merits and risks attendant to the prospective effect of this consent; (iv) it has had the opportunity to ask questions and to obtain such information from the District and the Trustee as it has determined to be necessary to enable it to evaluate such merits and risks, and (v) it has independently determined that amending the Indenture pursuant to the ~~Third~~Fourth Supplemental Trust Indenture does not adversely affect its interests.

This Consent of Bondholder shall be binding upon and effective against future beneficial owners of the Bonds.

Dated: _____, 2012

BONDHOLDER:

(Beneficial Owner Signature)

Print Name: _____

By: _____

Name: _____

Title: _____

DTC Participant No.: _____

An originally signed Consent of Bondholder shall be immediately forwarded to the Trustee at the following address: U.S. Bank National Association, 225 E. Robinson Street, Suite 250, Orlando, Florida 32801, Attention: Beth Driggs, Phone: (407) 835-3804, Fax: (407) 835-3814, Email: beth.driggs@usbank.com.




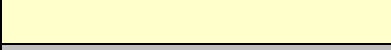

EXHIBIT A-1

~~THIRD~~FOURTH SUPPLEMENTAL TRUST INDENTURE

ORL 298458825v1

Document comparison by Workshare Compare on Wednesday, February 06, 2013 3:21:37 PM

Input:	
Document 1 ID	interwovenSite://DMS-FLORIDA/ORL/298458825/1
Description	#298458825v1<ORL> - Fourth Supplemental Indenture
Document 2 ID	interwovenSite://DMS-FLORIDA/ORL/298458825/2
Description	#298458825v2<ORL> - Fourth Supplemental Indenture
Rendering set	GT-1

Legend:	
Insertion	
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Style change	
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Statistics:	
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Insertions	24
Deletions	31
Moved from	0
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Style change	0
Format changed	0
Total changes	55

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

October 10, 2012 Minutes of Meeting

Minutes of Regular Board of Supervisors Meeting

The Regular Board of Supervisors Meeting of the Lakeside Plantation Community Development District was held on Wednesday, **October 10, 2012 at 7:00 p.m.**, at the Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289.

1. Call to Order

Mr. Altman called the regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District to order on Wednesday, **October 10, 2012 at 7:00p.m.**

Board Members Present and constituting a quorum:

Jane Gallo	Chair
Bill Capozzi	Vice Chair
Bob Babik	Supervisor
Patricia Durham	Supervisor
Joe Szewczyk	Supervisor

Also Present:

Peter Altman	District Manager, District Management Services, LLC
Dorian Popescu	District Engineer
Larry Allen	District Engineer

A. Review of Meeting Guidelines - Rules of Civility

B. Roll Call

C. Pledge of Allegiance

Supervisor Gallo led the pledge.

Supervisor Gallo turned the meeting over to Vice Chair Capozzi.

2. OLD BUSINESS

A. DMK- Larry Allen- Repaving Project

Mr. Altman questioned Larry Allen regarding his opinion on the repaving project. Mr. Altman advised that he had taken a tour of the streets with the Engineer before the meeting and the findings that the streets were due for a resurfacing were provided. The public commented on the need or lack of need for the resurfacing.

(0:44:23)

MOTION TO:	Accept the Sunland proposal of \$115,995 if the price would still be honored by the vendor.
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/2 Motion passed Opposed by Supervisors Durham and Szewczyk

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B. Bloomings Contract Review

Mr. Altman related his understanding that Bloomings was still not willing to include the irrigation repairs in their contract price. Bloomings representative suggested willingness to include. The issue of fire ant mounds which required treatment was raised

MOTION TO:	Table Contract to next meeting.
MADE BY:	Supervisor Szewczyk
SECONDED BY:	Supervisor Durham
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

Supervisor Durham provided an update of her negotiated price for sod replacements.

MOTION TO:	Move forward with the sod replacement as presented.
MADE BY:	Supervisor Durham
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

C. Standard Pacific Update

Dorian Popescu addressed the issue of the Standard Pacific street conditions. Mr. Altman reported that the only items remaining to be resolved were the signage modifications and the missing links of sidewalks in the uncompleted area. Discussion of the options to ask Standard Pacific to provide funds to the District or for them to complete the work occurred.

(02:00:05)

MOTION TO:	Get prices from Beckman for the sidewalk and also to get prices for the resurface of the signs as described by Supervisor Capozzi and have DMS work with Standard Pacific to resolve.
MADE BY:	Supervisor Capozzi
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	None.
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

88 **D. Consideration of Audit Committee recommendations**

89 The Audit Committee Meeting was not held as the notice provisions were raised as an issue.

90
91 A discussion followed regarding the response of the District's Attorney to the question of the
92 appropriate manner of providing minutes for input from the Board in advance of CDD Meetings. The
93 Board postponed approvals to allow Mr. Altman to provide Attorney's response.

94
95 **(0:12:36)**

MOTION TO:	Reschedule Audit Committee Meeting to the next meeting and place advertisement by October 17th.
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

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104 **3. BUSINESS ADMINISTRATION**

105 **A. Consideration of Meeting Minutes**

106 Mr. Altman read aloud the reply from John Vericker regarding the minutes. During discussion,
107 Supervisor Szewcyk referenced the September meeting minutes as an example and suggested
108 three or four sentences on the subjects would suffice for content.

109
110 **(01:06:40)**

MOTION TO:	Follow legal advice to use summary minutes and include a short summary of the issue/discussion.
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None.
RESULT:	Called to Vote: Motion Passed 4/1 Motion passed Supervisor Durham opposed

MOTION TO:	Approve May 10, 2012 Meeting Minutes
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None.
RESULT:	Called to Vote: Motion Passed 5/0 Motion passed

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B. Consideration of Meeting Minutes June 14, 2012

(1:08:13)

MOTION TO:	Approve June 14, 2012 Meeting Minutes
MADE BY:	Supervisor Gallo
SECONDED BY:	Supervisor Babik
DISCUSSION:	None.
RESULT:	Called to Vote: Motion Passed 5/0 Motion passed

C. Consideration of Meeting Minutes August 9, 2012

(01:10:22)

MOTION TO:	Approve August 9, 2012 Meeting Minutes
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	None.
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

D. Consideration of Meeting Minutes August 30, 2012

MOTION TO:	Approve August 30, 2012 Meeting Minutes
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	None.
RESULT:	Called to Vote: Motion PASSED 4/1 Motion passed unanimously Supervisor Durham opposed

E. Consideration of Audit Meeting Minutes September 13, 2012

MOTION TO:	Approve September 13, 2012 Audit Meeting Minutes
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	Supervisor Gallo request changes to be made on line 58 to read Have DMS Advertise & Invite Vendors

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RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed
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F. Consideration of Meeting Minutes September 13, 2012

(01:17:40)

MOTION TO:	Approve September 13, 2012 Meeting Minutes as corrected.
MADE BY:	Supervisor Gallo
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	Scratch the times. Line 83 move to line 97. Line 96 check for motion status.
RESULT:	Called to Vote: Motion PASSED 4/1 Motion passed Supervisor Durham opposed

G. DMS Contract

The Board discussed the desire to possibly get proposals for Management Services after the new Board was constituted. It was determined to move ahead with the DMS contract as it included a 60 day notice provision.

(01:31:29)

MOTION TO:	Approve DMS Contract
MADE BY:	Supervisor Babik
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None.
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed

4. NEW BUSINESS

5. STAFF REPORTS

A. Staff Reports

The Board discussed who was covering the night shifts and the annual cost as well as the budget impact.

(00:20:04)

MOTION TO:	Motion to Keep Night Shift
MADE BY:	Supervisor Gallo
SECONDED BY:	Supervisor Capozzi
DISCUSSION:	None Further.
RESULT:	Called to Vote: Motion PASSED

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5/0 Motion passed

(01:14:36)

MOTION TO: Motion to Accept Tanya Harrington's Report
MADE BY: Supervisor Durham
SECONDED BY: Supervisor Gallo
DISCUSSION: Maintenance Report. Play Ground and Gates Open
and Exercise Equipment need of Repair.
RESULT: Called to Vote: Motion PASSED
5/0 Motion passed

(00:10:07)

MOTION TO: Have Supervisor Szewczyk Work with Staff on
Fixing or Repairing the Exercise Equipment at a Price
not to Exceed \$5000.
MADE BY: Supervisor Capozzi
SECONDED BY: Supervisor Durham
DISCUSSION: None.
RESULT: Called to Vote: Motion PASSED
5/0 Motion passed

- B. District Counsel**
- C. District Engineers Report**
- D. District Manager**

E. Financial Statements through July 31, 2012

MOTION TO: Table the Financial Statements to the next Meeting
MADE BY: Supervisor Durham
SECONDED BY: Supervisor Babik
DISCUSSION: None Further
RESULT: Called to Vote: motion PASSED
5/0 - Motion passed

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F. Financial Statements Through August 31, 2012

MOTION TO:	Table the Financial Statements to Continue next Meeting
MADE BY:	Supervisor Durham
SECONDED BY:	Supervisor Babik
DISCUSSION:	None Further
RESULT:	Called to Vote: motion PASSED 5/0 - Motion passed

6. SUPERVISOR COMMENTS AND REQUESTS

Supervisor Durham thanked Supervisor Babik for his services to the community.

7. AUDIENCE COMMENTS ON NON AGENDA ITEMS

8. ADJOURNMENT

MOTION TO:	Adjourn the meeting
MADE BY:	Supervisor Durham
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None Further
RESULT:	Called to Vote: motion PASSED 5/0 - Motion passed unanimously

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These minutes were done in summary format.

**Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on _____.

Signature

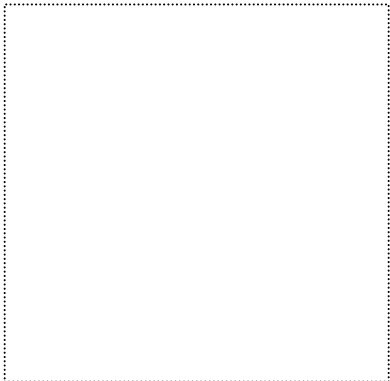
Signature

Printed Name

Printed Name

Title:
 Secretary
 Assistant Secretary

Title:
 Chairman
 Vice Chairman



Recorded by Records Administrator

Signature

Date

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

November 28, 2012 Minutes of Meeting

Minutes of Regular Board of Supervisors Meeting

The Regular Board of Supervisors Meeting of the Lakeside Plantation Community Development District was held on Wednesday, **November 28, 2012 at 7:00 p.m.**, at the Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289.

1. Call to Order

Mr. Altman called the regular meeting of the Board of Supervisors and Audit Committee of the Lakeside Plantation Community Development District to order on Wednesday, **November 28, 2012 at 7:00 p.m.**

Board Members Present and constituting a quorum:

Patricia Durham	Chair
Camille Stephens	Supervisor
Jane Gallo	Supervisor
Joe Szewczyk	Supervisor

Also Present:

Peter Altman District Manager, District Management Services, LLC

2. Roll Call

He also stated that Supervisor Greisz was out of the country and would not be attending the meeting.

3. Pledge of Allegiance

Mr. Altman announced to the public that the Board was also going to meet as an audit committee to evaluate audit proposals. He asked the public to sign up and address the Board if they had any questions or concerns.

4. Re-Organization

The Board asked Mr. Altman to state all the rolls that each Board member is to be delegated to.

A. Appointment of District Officers Resolution 2013-01

The Board advised the Board on the role of the Chair, the Vice Chair, the Secretary, Treasurer and Assistant Secretary including the designation of employees of DMS who provided Treasurer, Assistant Treasurer and Assistant Secretary services.

The Board had a general discussion of the manner in which District Business would be accomplished. The Board had questions and concerns on what the onsite employees roll was in the District and a discussion of the desire for disclosure of salaries ensued. Supervisor Gallo expressed her concerns with the Board on how the invoices where placed in the book and in the past she would review and identify some that were not correct and suggested to have that changed before they were paid. She questioned to Mr. Altman regarding mistakes and how they should be handled. Mr. Altman discussed that when/if DMS does something incorrect

47 on the invoice the Board would not suffer for the mistake. He stated that when mistakes happen,
48 then they would be corrected right away with any of the Vendors.
49 Mr. Altman discussed with the Board the option to wait on appointing District officers until all
50 five Board members were present. Supervisor Szewczyk suggested waiting until all the Board
51 members were present. After further discussion the Board decided to proceed with the appointing
52 of officers.

53 **(00:27:06)**

54	MOTION TO:	Nominate Supervisor Durham as Chair.
55	MADE BY:	Supervisor Stephens
56	SECONDED BY:	Supervisor Szewcyk
57	DISCUSSION:	None Further.
58	RESULT:	Called to Vote: Motion PASSED
59		4/0 Motion passed

60
61 Supervisor Durham nominated Supervisor Szewcyk as Vice Chair and Supervisor Gallo
62 seconded. Supervisor Szewcyk withdrew due to personal reasons.

63 **(00:28:22)**

64	MOTION TO:	Nominate Supervisor Greisz as Vice Chair.
65	MADE BY:	Supervisor Durham
66	SECONDED BY:	Supervisor Szewcyk
67	DISCUSSION:	None further
68	RESULT:	Called to Vote: Motion PASSED
69		3/1 Motion passed Opposed Supervisor Gallo

70
71 Mr. Altman went over Resolution 2013-01; Appointing of District Officers.

72
73 **(00:29:50)**

74	MOTION TO:	Approve Resolution 2013-01; Appointing of District 75 Officers.
76	MADE BY:	Supervisor Szewcyk
77	SECONDED BY:	Supervisor Gallo
78	DISCUSSION:	None further.
79	RESULT:	Called to Vote: Motion PASSED
80		4/0 Motion passed

81
82
83
84 Mr. Altman went over the Standard Pacific updates and advised that Mr. Popescu would check
85 on the sidewalks and that the signs are up to code. Mr. Popescu discussed the sidewalks cracks
86 with the Board. He communicated with the city and state with regards to the sidewalks and they
87 found seventy-four joints that need to be corrected. Mr. Popescu inspector found one hundred

88 and fourteen joints all together, which were more than half an inch that will need to be corrected.
89 He went over the process of fixing the cracks with the Board and answered questions they had.
90 Mr. Popescu opinion is to have Standard Pacific fix the cracks when the new sidewalks are put in
91 and felt they would have no problem in doing so.
92 Mr. Altman went over the street signs in the District and advised that they are grandfathered in
93 and will not have to replace the signs at this time.

94

95 **5. Supervisors Request and Audience Comments on Agenda Items**

96 A resident had questions regarding where the driveway and sidewalk meet and how that would
97 look when completed in the Townhomes. Mr. Popescu commented on how the driveway and
98 sidewalk would come together if properly constructed. Mr. Altman suggested that the Board
99 approve having Standard Pacific in putting in the missing sidewalks and repairing the gaps as a
100 requirement for acceptance of the improvements.

101

102

(00:48:23)

MOTION TO:	Approve requiring Standard Pacific to Put in the Sidewalks and Correct the problems with the Gaps.
MADE BY:	Supervisor Gallo
SECONDED BY:	Supervisor Durham
DISCUSSION:	None Further.
RESULT:	Called to Vote: Motion PASSED 4/0 Motion passed

110

111 Supervisor Durham called the meeting to recess to allow the Audit Committee to meet

112

113 After the break;

114

115 Mr. Altman announced that the regular Board meeting would come back to order.

116 .

117 **6. BUSINESS ADMINISTRATION**

118 **A. Consideration of Meeting Minutes October 10, 2012**

119 Supervisor Durham did not request a motion due to the fact that the minutes were not accurate.
120 The Board agreed to table the meeting minutes.

121

122

(00:01:31)

MOTION TO:	Table the Meeting Minutes October 10, 2012.
MADE BY:	Supervisor Durham
SECONDED BY:	Supervisor Szewczyk
DISCUSSION:	None Further.
RESULT:	Called to Vote: Motion PASSED 4/0 Motion passed

128

129

130 **B. Review of Financials Statement Month Ending July 31, 2012**

131 Supervisor Durham suggested having a supervisor at the next meeting to assist on the review of
132 the financials. Mr. Altman advised the Board that no motion was needed regards to the
133 financials. He further stated that the financials were for them to review each month. Supervisor
134 Durham suggested the financials be in different order to view. Mr. Altman suggested having that
135 on the agenda for the next meeting to discuss.

136 Mr. Altman advised that the District made \$75,000 in additional revenue due to the \$75,000 rebate
137 from the county. The Board made no motion regards to the financial statement.

138
139 **C. Review of Financials Statement Month Ending August 31, 2012**

140 **D. Review of Financials Statement Month Ending September 30, 2012**

141
142 **E. Consideration of the Selection for Audit Seats**

143 Supervisor Szewczyk went over the audit proposals and the ranking as recommended by the
144 Audit Committee with the Board. He stated that McDermit ranked first, Grau & Associate
145 second and then Stuart Angelo & Company. Mr. Altman advised the Board to make a motion to
146 accept the audit committee recommendation. The Board agreed to accept Grau & Associates.

147
148 **(00:09:56)**

MOTION TO:	Accept the recommendation of the Audit Committee; McDermit 1 st , Grau 2 nd and Stuart Angelo as 3 rd choice and direct Staff to negotiate a contract.
MADE BY:	Supervisor Szewczyk
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None Further.
RESULT:	Called to Vote: Motion PASSED 4/0 Motion passed

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157 **7. OLD BUSINESS**

158 **A. Discussion of RFP's for Management Services**

159 The Board discussed with Mr. Altman about getting RFP's for new management company.
160 Supervisor Szewczyk asked Mr. Altman to provide a guide line on what a management company
161 should take responsibility for. Mr. Altman advised the Board that he would like the opportunity
162 to stay as management for the District and the Board to direct him regarding how they wanted to
163 operate. Supervisor Durham expressed concern on how DMS is managed. She had some
164 concerns regard to November 2011 emails that where sent by Mr. Capozzi and Mr. Babik. She
165 and Mr. Altman discussed further their concerns.

166 Supervisor Durham also had concerns on how DMS distributes the money between all the staff.
167 Supervisor Szewczyk stated that the only concern the Board should have is how much is paid to
168 DMS each year not how DMS handles pay outs to the employees. Mr. Altman suggested the
169 onsite employees could be employed by the District and not DMS. Supervisor Gallo advised the
170 Board that keeping the onsite employees with DMS protected them from lawsuits from
171 employees.

172 The Board discussed how long it would take a bid for a new management company. Mr. Altman
173 advised the Board that the onsite employees were concerned about their own employment. The

174 Board discussed the Florida Statues. Mr. Altman advised the Board to decide what they wanted
175 from a management company before getting bids. The Board discussed further regards DMS
176 staying the management company for the District. They agreed to work with Mr. Altman with an
177 open mind and move forward.
178

179 **B. Update on Blooming Contract**

180 Mr. Altman stated that Blooming did not put the addendum in writing in time for the meeting
181 book with regards to sprinkler heads being maintained. He did receive the Blooming contract in
182 via the mail and stated the sixty day termination clause. The Board moved to approve the
183 contract with the addendum.
184

185 **(00:58:07)**

186	MOTION TO:	Approved Blooming Contract with Addendum.
187	MADE BY:	Supervisor Szewczyk
188	SECONDED BY:	Supervisor Durham
189	DISCUSSION:	None Further.
190	RESULT:	Called to Vote: Motion Passed
191		4/0 Motion passed

192
193 **C. Update on Street Resurface**

194 Mr. Altman informed the Board and audience members that resurfacing starts the following day and
195 not to park on the streets. Supervisor Durham suggested that notice should be posted on the
196 community website. Mr. Altman advised that he will have the District engineer update on the
197 progress.
198

199 **8. NEW BUSINESS**

200 **A. Reconsideration of Board Policy Regarding Participation in Board Meetings**

201 Mr. Altman went over with the Board the policy and advised that the State discourages allowing
202 a Board member to attend a meeting via the phone. He also stated that the Board is the Body that
203 can decide to accept the emergency and allow participation by electronic means. Supervisor
204 Durham suggested that Board members that were out of town could participate via the phone.
205 She recommended making arrangement in advance of the beginning of the meeting.
206

207 **(01:10:23)**

208	MOTION TO:	Reinstate as Current Policy the Ability to Attend
209		Meetings via the Phone on Case by Case Bases.
210	MADE BY:	Supervisor Durham
211	SECONDED BY:	Supervisor Szewczyk
212	DISCUSSION:	None Further.
213	RESULT:	Called to Vote: Motion PASSED
214		3/1 Motion passed Supervisor Gallo opposed

215

216 **B. Discussion on Halloween Related District Issues per Supervisor Stephens Request**
217 Supervisor Stephens informed the Board that Halloween yard ornaments were broken and
218 thrown into neighbor's windows. The Board discussed hiring an off duty officers to cover during
219 that time for next year.

220
221 **9. STAFF REPORTS**

222 **A. Staff Reports**

223 **i. Amenities Report**

224 The Board discussed the broken TV in the Clubhouse. Mr. Altman suggested to the Board to
225 authorize him to purchase a new TV. The Board agreed to allow Mr. Altman to purchase a TV
226 not exceeding \$2,000 budget. The Board also agreed to purchase a seventy inch TV.

227
228 **(01:18:47)**

229 MOTION TO:	Allow Mr. Altman to Purchase a seventy inch TV not exceeding \$2,000 Budget.
230	
231 MADE BY:	Supervisor Durham
232 SECONDED BY:	Supervisor Szewczyk
233 DISCUSSION:	None Further.
234 RESULT:	Called to Vote: Motion PASSED
235	4/0 Motion passed

236
237 Supervisor Szewczyk suggested training the staff for the maintenance and up keep of the new
238 tennis court. The company that is installing the courts offers training up to four hours for \$65 per
239 hour. The Board agrees to approve the staff training.

240
241 **(01:21:09)**

242 MOTION TO:	Approve Tennis Court Training for Staff not to exceed four hours at \$65 per Hour.
243	
244 MADE BY:	Supervisor Szewczyk
245 SECONDED BY:	Supervisor Durham
246 DISCUSSION:	None Further.
247 RESULT:	Called to Vote: Motion PASSED
248	4/0 Motion passed

249
250 Supervisor Durham suggested additional decoration at the front entrance around the fountains.
251 She recommended adding to the Christmas budget to place more decorations. The Board agreed
252 to have an additional budget not exceeding \$500 for staff to work with the decorating designer to
253 add more decoration in the front entrance.

254
255 **(01:23:40)**

256 MOTION TO:	Approve additional decoration be Placed In front Entrance not Exceeding \$500 Budget.
257	

258	MADE BY:	Supervisor Durham
259	SECONDED BY:	Supervisor Szewczyk
260	DISCUSSION:	None Further.
261	RESULT:	4/0 Called to Vote: Motion PASSED

262
263 **ii. Evening Security Report**

264 **iii. Maintenance Report**

265 Mr. Altman stated that maintenance will be changing locks on the fitness center door.

266
267 **iv. Thank You Letter from Jo Misheck**

268 The Board read the letter that was received by Jo giving praise to the on site employees.

269
270 **B. District Counsel**

271 **C. District Engineers Report**

272 **D. District Manager**

273
274 **6. SUPERVISOR COMMENTS AND REQUESTS**

275
276 **7. AUDIENCE COMMENTS ON NON AGENDA ITEMS**

277
278
279
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282
283
284 **8. ADJOURNMENT**

285
286 (01:28:30)

287	MOTION TO:	Adjourn the Meeting
288	MADE BY:	Supervisor Durham
289	SECONDED BY:	Supervisor Szewczyk
290	DISCUSSION:	None Further.
291	RESULT:	Called to Vote: motion PASSED
292		4/0 - Motion passed unanimously

293
294 **Please note the entire meeting is available on disc.*

295
296 **These minutes were done in summary format.*

297
298 **Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is*
299 *advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and*
300 *evidence upon which such appeal is to be based.*

301 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on
302 _____.

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307 _____

308 Signature

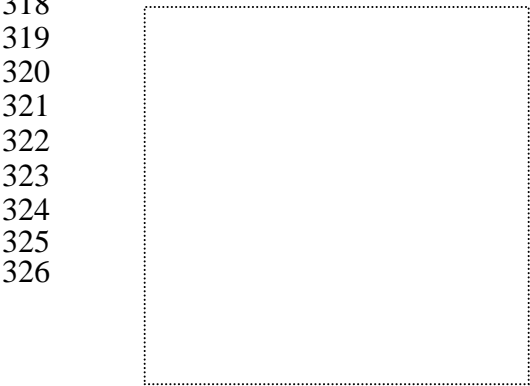
Signature

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310 _____
311 Printed Name

Printed Name

312
313 **Title:**
314 **Secretary**
315 **Assistant Secretary**

Title:
 Chairman
 Vice Chairman



Recorded by Records Administrator

Signature

Date

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

January 9, 2013 Minutes of Meeting

Minutes of Regular Board of Supervisors Meeting

The Regular Board of Supervisors Meeting of the Lakeside Plantation Community Development District was held on Wednesday, January 9, 2013 at 7:00 p.m., at the Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289.

1. Call to Order

Mr. Altman called the regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District to order on Wednesday, January 9, 2013 at 7:00 pm.

Board Members Present and constituting a quorum:

Patricia Durham	Chair
Sharon Greisz	Vice Chair
Jane Gallo	Supervisor
Joe Szewczyk	Supervisor
Camille Stephens	Supervisor

Also Present:

Peter Altman	District Manager, District Management Services, LLC
Tonya Harrington	Clubhouse Staff
Surgey Andreyev	Clubhouse Staff
Rick Huddleson	Bloomings
Ron Perry	HOA President
Residents	

1. CALL TO ORDER/ROLL CALL

Mr. Altman announced that the meeting was ready to begin and identified the Board members present.

2. PLEDGE OF ALLEGIANCE

Supervisor Durham led the Pledge of Allegiance.

3. SUPERVISOR REPLIES AND AUDIENTS COMMENTS

Supervisor Durham introduced the format which she explained had been changed as a result of working with Mr. Altman on the order of Business. She asked the other Supervisors to provide their feedback to the new agenda if they had any suggested changes. Supervisor Durham asked for Audience comments:

- Carol Swihart, a resident, spoke of the need for repairs and television in the fitness rooms.
- Sue Martin, a resident, spoke regarding the Staff Appreciation email and the need for committees.

- 47 • Ed Lewis, a resident, spoke regarding the paving, tennis fence and the New Year Eve
48 party and was pleased with all three.
49
- 50 • Tom Wood, a resident, expressed his concern that he had not seen staff checking resident
51 credentials.
52

53 Supervisor Szewcyk stated that he would like to see a DVD player along with new televisions in
54 the fitness room.
55

56 Supervisor Gallo asked if the District was allowed to use public funds to pay for an employee
57 party. Supervisor Durham stated that she did not think it would be wrong for the community to
58 pay for a staff appreciation event.
59

60 Supervisor Stephens asked if the replaced television had been inspected. Supervisor Gallo stated
61 that she wanted the television taken in for repair and used for video games for the teenagers in
62 the Clubhouse, if it can be repaired.
63

64 Mr. Altman stated that for purchases and put in the book as a consent item if appropriate a memo
65 would be prepared with a proposal, recommendation, cost and what line item the funds would be
66 taken from.
67

68 Mr. Altman responded to the security issue and stated that he would see that the resident passes
69 were being checked. He also stated that the old television would be evaluated. Mr. Andreyev of
70 DMS reported on the technology improvements to include the audio and video recording of the
71 meeting and the use of the television as a monitor for the meeting book and he was questioned
72 about the quality of the signal for the television. After discussion of the options, Supervisor
73 Durham made a motion to change internet services to Verizon Fios.
74

75 (00:30:10)

MOTION TO:	Approve to Switch to Verizon Fios for Internet Services.
MADE BY:	Supervisor Durham
SECONDED BY:	Supervisor Gallo
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 Motion passed unanimously

83
84 **4. SPECIAL ITEMS**
85

86 **5. BUSINESS ITEMS**

87 **A. Presentation of Proposed Management Model**

88 Supervisor Durham introduced the item and stated that in accordance with Board Policy, the
89 documentation regarding the District's Expenditures were not provided in the meeting book and
90 would not be acted on. Mr. Altman gave a brief overview of the documentation and stated that
91 monthly reports would be included in future meeting books. He clarified that the invoices shown

92 did not correspond with the calendar month but rather reflected invoices received between
93 meeting books.

94
95 **B. Resolution 2013-02; Setting Public Hearing on District Rules**
96 The Board reviewed the document and made note of several sections within the report. It was
97 determined that the District's Attorney should attend the February meeting to provide guidance
98 and to also address the process of setting fees and facilities rules and policies.

99
100 **C. Consideration of Equipment Upgrade**
101 The Board discussed its desire that items that were within the budget be handled without placing
102 them on an agenda item. After discussion with Mr. Altman, it was determined to have items
103 placed on the consent agenda with a staff analyses and recommendation.

104
105 **D. Discussion of Financial Matters – Reserves for Replacement**
106 Mr. Altman asked for confirmation that the Board desired to establish a formal Reserve for
107 Replacement Fund. The Board members expressed their support for a formal Fund. Mr. Altman
108 was directed to provide the documentation from the reserve study and other materials and set a
109 separate workshop meeting for that purpose.

110
111 (01:28:47)

112	MOTION TO:	Hold a Workshop on January 29, 2013 at 7:00 p.m.
113	MADE BY:	Supervisor Durham
114	SECONDED BY:	Supervisor Stephens
115	DISCUSSION:	None further
116	RESULT:	Called to Vote: Motion PASSED
117		5/0 Motion passed unanimously

118
119 **E. Discussion of Landscape Services**
120 After receiving a report from Rick Huddleson on the quarterly work schedule and discussing
121 recent installation of plants and sod, Mr. Altman suggested that he had been using a third party
122 inspector to provide professional advice regarding the health and condition of other community
123 landscaping. The Board agreed to place the topic of Landscaping back on the next agenda and to
124 include inspection options in the item. It was also requested to place the work schedule on the
125 District's website.

126 **6. OLD BUSINESS ITEMS**
127 **A. Standard Pacific Update**
128 Mr. Altman reported that the sidewalk repairs in the Townhomes were nearly completed and that
129 the District Engineer would be inspecting the work once the District was notified that the work
130 was complete. The HOA president, Ron Perry, was present at the meeting and addressed the
131 Board. He indicated that the work was not satisfactory. Mr. Altman also advised the Board that
132 Standard Pacific was not willing to complete the unfinished section of the sidewalk but that they
133 were anticipating a sale of the project and that the new owner would be required to put the

134 sidewalks in place as a condition of the construction of the remaining housing designed for the
135 location.
136

137 (01:56:00)

138	MOTION TO:	Approve to Authorize Supervisor Durham to Accept
139		the Infrastructure from Standard Pacific upon the
140		Satisfactory Completion of the Repairs to Both the
141		District's and the HOA's Approval without the
142		Requirement for the Additional Sidewalk Sections.
143	MADE BY:	Supervisor Durham
144	SECONDED BY:	Supervisor Greisz
145	DISCUSSION:	None further
146	RESULT:	Called to Vote: Motion PASSED
147		5/0 Motion passed unanimously

148
149 **B. Update on Street Resurface**

150 Mr. Altman reported that the work was substantially complete and awaiting a few items to be
151 corrected and inspected before making payment in full. He stated that if the final punch list
152 items were not completed soon, that he would release 90% of the funds to the contractor to
153 withhold 10% to insure that the final repairs were completed.

154 **7. BUSINESS ADMINISTRATION – CONSENT ITEMS**

155 **A. Consideration of Minutes for the Board of Supervisors Meeting October 10, 2012**

156 **B. Consideration of Minutes for the Board of Supervisors Meeting-November 28, 2012**

157 The Board discussed the Consent agenda and determined that the minutes were not acceptable.
158 Mr. Altman withdrew them and accepted notes from the Board which he stated would be public
159 records that would allow him to review and correct the minutes for presentation at the next
160 meeting. More discussion occurred with Supervisor Durham suggesting that an RFP for
161 management should be pursued without delay. The request was not received favorably by the
162 Board.
163

164 **C. Review of Financials Statement Month Ending November 30, 2012**

165 The financial statements were discussed with a request that October statements be provided and
166 also Supervisor Greisz requested that a statement be provided showing prior year comparison on
167 future reports. Mr. Altman advised that he could provide.
168

169 **9. STAFF REPORTS**

170 **A. District Manager**

171
172 **B. District Engineer**

173
174 **C. Staff Report**

175 **i. Amenities Report**

176 **ii. Evening Security and Maintenance Report**

177 Supervisor Durham complemented the staff for the New Year's Day Party event and the extra
178 effort made to provide food when the chef cancelled at the last minute. Supervisor Durham then
179 reported to the Board that she believed that after questioning Ms. Harrington about the security
180 hours worked in the last quarter, DMS was not providing the work contracted for. After
181 discussion, Mr. Altman stated that he would be reviewing the schedule and that he would be
182 prepared to address the issue after the review was complete.
183

184 **10. Supervisor Requests**

185 Supervisor Greisz requested clarification of the NO Fishing signs and asked that the policy be
186 discussed in the future. There was also a request that the Manager recap the tasks to be done at
187 the end of the meeting. Mr. Altman agreed to send out the manager's notes to the Board for their
188 information after the meeting.

189 **11. Adjournment**

190
191 (02:49:32)

192	MOTION TO:	Adjourn Board of Supervisor Meeting January 9,
193		2013.
194	MADE BY:	Supervisor Durham
195	SECONDED BY:	Supervisor Szewczyk
196	DISCUSSION:	None further
197	RESULT:	Called to Vote: Motion PASSED
198		5/0 Motion passed unanimously

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227 *advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and*
228 *evidence upon which such appeal is to be based.*

229 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on
230 _____.

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Signature

Signature

Printed Name

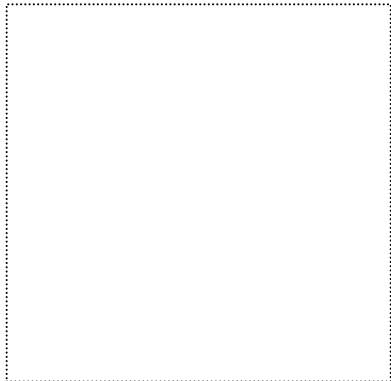
Printed Name

Title:

- Secretary
- Assistant Secretary

Title:

- Chairman
- Vice Chairman



Recorded by Records Administrator

Signature

Date

**Lakeside Plantation Community Development District
Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Monthly Contract Sub-Total		\$ 0.00		

Variable Contract				
DMK Associates	8022	\$ 1,050.00		Prof. Engineering Services thru 12/30
Florida Municipal Insurance Trust	0906 120112	3,127.50		Gen Liability, Property and Auto Insurance
Prager Co., LLC	4632	1,000.00		Dissemination Fee - Rev Bonds 1999A&B
Variable Contract Sub-Total		\$ 5,177.50		

Utilities				
Florida Power & Light Company	0416 05586 012513	\$ 613.25		Electric Service thru 01/25
Florida Power & Light Company	57421 67439 012513	1,121.23		Electric Service thru 01/25
Florida Power & Light Company	84595 15071 012513	1,692.84	\$ 3,427.32	Electric Service thru 01/25
North Port Solid Waste District	54883 159826 010313	120.00		Commercial Garbage 12/31
North Port Utilities	43123 154656 010213	581.43		Water Service thru 12/20 - Tennis Court
North Port Utilities	43123 154658 010213	20.18		Water Service thru 12/20 - Entrance Feature
North Port Utilities	43123 156052 010213	142.71	\$ 744.32	Water Service thru 12/20 - Clubhouse/ Pool
TECO Peoples Gas	10332096 012413	12.77		Gas Service thru 01/22
Utilities Sub-Total		\$ 4,304.41		

Regular Services				
Supervisor: Camille Stephens	CS010913	\$ 200.00		Supervisor Fees 1/9
Supervisor: Jane Gallo	JG010913	200.00		Supervisor Fees 1/9
Supervisor: Joe Szewczyk	JS010913	200.00		Supervisor Fees 1/9
Supervisor: Patricia Durham	PD010913	200.00		Supervisor Fees 1/9
Supervisor: Sharon Greisz	SG010913	200.00	\$ 1,000.00	Supervisor Fees 1/9
Regular Services Sub-Total		\$ 1,000.00		

**Lakeside Plantation Community Development District
Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Additional Services				
Allstar Animal Removal	89494	\$ 389.00		Raccoon Trapping - 08/11
Ascap	500677449 122012	289.00		Performing License Fee thru 12/13
Culligan Water	1017805 123112	6.46		Cook & Cold Cooler Service thru 01/31
Florida Department of Revenue	FDRLSP011413	874.25		Sales Tax Return - Oct-Dec 2012
Home Depot Credit Services	6035 3225 0282 9538 010413	171.30		Misc Clubhouse Maint. Supplies thru 01/04
Milan M. Fiser	MF122712	425.37		Tennis Balls and Lessons - Nov-Dec
Murdock Stone Etc	MSE110112	359.50		Stone Purchase 10/09
Playpower LT Farmington Inc	6390.00	6,390.00		Playground Install
Pool Boy INC.	61993	1,045.00		Pool Repair Parts & Labor
Robert M. Beckman, INC	BCM122712	450.00		Scarlett & Plantation Concrete Repairs
Sam's Club	7715 0901 1476 2388 122712	570.43		2.1 Soundbar & Holiday Event Items
Sparkle Brite Pool of North Port, LLC	8537	21.48		2 Piece Escutcheon, Burn Out Extreme
Sparkle Brite Pool of North Port, LLC	8691	107.62		Pool Vacuum Coupling, 50' Hose, 25' Hose
Sparkle Brite Pool of North Port, LLC	8993	18.00		Muriactic Acid
Sparkle Brite Pool of North Port, LLC	9450	159.99		8oz Sticks
Sparkle Brite Pool of North Port, LLC	9649	36.70	\$ 343.79	R-004, R-0002, R-0001, & Coarse Pads
US Bank	3313531	682.50		Trustee Expenses thru 01/24
Venice Gondolier Sun	297693 072812	165.78		Notice of Board Meeting 07/28
Venice Gondolier Sun	297693 122712	67.50	\$ 233.28	Notice of Audit Meeting 10/4
Welch Tennis Courts, Inc.	21035	121.61		(2) Lamp 1000 Watt
Welch Tennis Courts, Inc.	21172	305.12		Eagle Drag Broom
Welch Tennis Courts, Inc.	21198	585.38	\$ 1,012.11	Tennis Court Mesh
Additional Services Sub-Total		\$ 13,241.99		
TOTAL:		\$ 23,723.90		

Lakeside Plantation Community Development District
Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
--------	------------------------	--------	--------------	----------------------

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary



435 Commercial Ct, Suite 200
Venice, FL 34292
Phone: (941) 412-1293
Fax: (941) 412-1043

RECEIVED

JAN 10 2013

January 9, 2013

Mr. Peter Altman
District Management Services
5680 West Cypress Street
Tampa, FL 33607

DMK Project: 07-0117
Lakeside Plantation CDD
Invoice: 8022

For Professional Engineering Services rendered between December 1 and December 30, 2012, related to sidewalk expansion joints at driveways along Jonas Drive and adjacent roads. Visited site and reviewed sidewalk joints along Scarlet Avenue. Prepared punchlist and made recommendations. Attended Board meeting on 12/13/12 to report on Jonas Drive expansion joints and Scarlett Avenue and Jonas Drive resurfacing.

Professional Consultant 6	4.00 hrs @ \$180.00=	\$ 720.00
Field Tech 5	3.00 hrs @ \$ 90.00=	\$ 270.00
Administrative	1.00 hrs @ \$ 60.00=	\$ 60.00
	Subtotal	= \$ 1,050.00

TOTAL AMOUNT DUE THIS INVOICE

\$1050.00

TERMS: DUE UPON RECEIPT

Past due accounts subject to interest and handling charges of 1.5% per month or highest rate allowable by law, plus all costs of collection including reasonable attorney's fees.

Approved 1/16/2013 by paltman

Prager & Co., LLC

Attn: Mary Danielsen
 c/o Disclosure Services, LLC
 329 N. Park Ave., Suite 300
 Winter Park, FL 32789

Phone # 407-622-0296
 Fax # 407-622-0135
 E-mail mdanielsen@disclosureservices.info

Invoice

Date	Invoice #
1/1/2013	4632

Bill To
Lakeside Plantation CDD c/o District Management Services

Terms	Due Date
Net 30	1/31/2013

Description	Amount
Capital Improvement Revenue Bonds, Series 1999A&B	1,000.00
Annual Dissemination Agent Fees 2012-2013	
Total	\$1,000.00
Payments/Credits	\$0.00
Balance Due	\$1,000.00

Approved 1/16/2013 by paltman

Invoices unpaid for more than 30 days are subject to a late payment charge of 1.5% per month on the unpaid balance.



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

B 5,8 5517 4



AUTO **CO 0720
 1 147143

LAKESIDE PLANTATION
 COMMUNITY DEVELOPMENT DIST
 5680 W CYPRESS ST STE A
 TAMPA FL 33607-1775

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	Total amount you owe	New charges due by	Amount enclosed
04126-05586	\$613.25	Feb 15 2013	\$

Your electric statement

Account number: 04126-05586

For: Dec 26 2012 to Jan 25 2013 (30 days)

Customer name: LAKESIDE PLANTATION

Statement date: Jan 25 2013

Service address: 2200 PLANTATION BLVD # FNTN

Next meter reading: Feb 22 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
1,129.56	1,129.56 CR	0.00	0.00	613.25	\$613.25	Feb 15 2013

Meter reading - Meter 6N25462

Current reading 71692
 Previous reading - 65525
 kWh used **6167**

Amount of your last bill 1,129.56
 Payments received - Thank you 1,129.56 CR
 Balance before new charges \$0.00

Energy usage

	Last Year	This Year
kWh this month	7018	6167
Service days	34	30
kWh per day	206	205

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

Electric service amount 561.92**
 Storm charge 2.16
 Gross receipts tax 14.46
 Franchise charge 34.71
 Total new charges **\$613.25**

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

Customer charge: \$6.89
 Fuel: \$191.92
 (\$0.031120 per kWh)
 Non-fuel: \$363.11
 (\$0.058880 per kWh)

Total amount you owe \$613.25

- Payment received after **April 15, 2013** is considered **LATE**; a late payment charge of 1% will apply.
- The rate used to calculate your bill has changed due to your demand usage. Call Customer Service if you have any questions.

RECEIVED

JAN 28 2013



Approved 1/29/2013 by Glen



Florida Power & Light Company
 PO Box 025576
 Miami, FL 33102

2 147143 / 27

5517574216743943212110000

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

B 5,8 5517 4

LAKESIDE PLANTATION COMM
 DEVELOPMENT DIST
 5680 W CYPRESS ST STE A
 TAMPA FL 33607-1775

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	Total amount you owe	New charges due by	Amount enclosed
57421-67439	\$1,121.23	Feb 15 2013	\$

Your electric statement

Account number: 57421-67439

For: Dec 26 2012 to Jan 25 2013 (30 days)
 Customer name: LAKESIDE PLANTATION COMM
 Service address: 2200 PLANTATION BLVD # CLBHSE

Statement date: Jan 25 2013
 Next meter reading: Feb 22 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
2,066.11	2,066.11 CR	0.00	0.00	1,121.23	\$1,121.23	Feb 15 2013

Meter reading - Meter 6LL6205

Current reading 47426
 Previous reading - 46627
 kWh constant x 10
 kWh used 7990

Amount of your last bill 2,066.11
 Payments received - Thank you 2,066.11 CR
 Balance before new charges \$0.00

Demand reading 5.72
 kW constant x 10.00
 Demand kW 57

New charges (Rate: GSD-1 GENERAL SERVICE DEMAND)
 Electric service amount 1,029.32**
 Storm charge 2.00
 Gross receipts tax 26.44
 Franchise charge 63.47
 Total new charges \$1,121.23

Energy usage

	Last Year	This Year
kWh this month	6320	7990
Service days	34	30
kWh per day	185	266

Total amount you owe \$1,121.23

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

- Payment received after **April 15, 2013** is considered **LATE**; a late payment charge of 1% will apply.

Customer charge: \$18.00
 Fuel: \$248.65
 (\$0.031120 per kWh)
 Non-fuel: \$152.77
 (\$0.019120 per kWh)
 Demand: \$609.90
 (\$10.70 per kW)

Please have your account number ready when contacting FPL.
 Customer service: 1-800-375-2434
 Outside Florida: 1-800-226-3545
 To report power outages: 1-800-4OUTAGE (468-8243)
 Hearing/speech impaired: 711 (Relay Service)
 Online at: www.FPL.com



Florida Power & Light Company
 PO Box 025576
 Miami, FL 33102

Approved 1/29/2013 by aeavans



Florida Power & Light Company
 PO Box 025576
 Miami, FL 33102

3 147143

/ 27

5517845951507184829610000

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

B 5,8 5517 8

LAKESIDE PLANTATION COMM
 DEVELOPMENT DIST
 5680 W CYPRESS ST STE A
 TAMPA FL 33607-1775

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	Total amount you owe	New charges due by	Amount enclosed
84595-15071	\$1,692.84	Feb 15 2013	\$

Your electric statement

Account number: 84595-15071

For: Dec 26 2012 to Jan 25 2013 (30 days)

Customer name: LAKESIDE PLANTATION COMM
 Service address: 2200 PLANTATION BLVD # POOL

Statement date: Jan 25 2013
 Next meter reading: Feb 22 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
3,354.34	3,354.34 CR	0.00	0.00	1,692.84	\$1,692.84	Feb 15 2013

Meter reading - Meter 6L17180

Current reading 39717
 Previous reading - 19618
 kWh used 20099

Demand reading 49.09
 Demand kW 49

Energy usage

	Last Year	This Year
kWh this month	21777	20099
Service days	34	30
kWh per day	640	669

Amount of your last bill 3,354.34
 Payments received - Thank you 3,354.34 CR
 Balance before new charges \$0.00

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

Electric service amount 1,552.07**
 Storm charge 5.02
 Gross receipts tax 39.93
 Franchise charge 95.82
 Total new charges \$1,692.84

Total amount you owe \$1,692.84

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

Customer charge: \$18.00
 Fuel: \$625.48
 (\$0.031120 per kWh)
 Non-fuel: \$384.29
 (\$0.019120 per kWh)
 Demand: \$524.30
 (\$10.70 per kW)

- Payment received after **April 15, 2013** is considered **LATE**; a late payment charge of 1% will apply.

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



Florida Power & Light Company
 PO Box 025576
 Miami, FL 33102

Approved 1/29/2013 by aeavans

NORTH PORT SOLID WASTE DISTRICT



SERVICE ADDRESS			
2200 PLANTATION BLVD SWD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	1/03/13	1/31/13

Total Current Charges 120.00
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 120.00

RECEIVED



JAN 04 2013

LAKESIDE PLANATATION CDD
 5680 W Cypress St
 TAMPA FL 33607-7002

CHECK HERE FOR CHANGE
 OF ADDRESS ON REVERSE SIDE
 0000548830001598260000012000

41

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

SERVICE ADDRESS 2200 PLANTATION BLVD SWD

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
54883-159826	55-55	1/03/13	1/31/13

Last Bill Amount	120.00
Payments	120.00-
Adjustments	.00
BALANCE FORWARD	.00

Rate Class : COMMERCIAL WASTE
 Last payment amount/date: 120.00 12/14/12

Service	Consumption	Charge	Total
GB AUTOMATED CONTAINER	11/30/12 12/31/12	48.00	
GB ADDITIONAL CONTAINERS	11/30/12 12/31/12	72.00	
TOTAL COMMERCIAL GARBAGE			120.00
Total Current Charges			120.00
PAST DUE - MUST PAY NOW			.00
Total Amount Due			120.00

*** PLEASE SEND UTILITY PAYMENTS TO THE FOLLOWING:***
 U.S. PAYMENTS - PO BOX 511130 PUNTA GORDA, FL 33951
 OUTSIDE OF U.S. PAYMENTS - 4970 CITY HALL BLVD NORTH PORT, FL 34286

City of North Port Watering days: even addresses Thur and/or Sun odd addresses Wed and/or Sat No irrigation between 10:00AM-4:00PM.

Approved 1/7/2013 by jpalaveda

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



NORTH PORT UTILITIES

SERVICE ADDRESS			CURRENT CHARGES	DUE DATE
2200 PLANTATION BLVD TENNI COURT				
ACCOUNT NUMBER	CYCLE	BILL DATE		
43123-154656	18-29	1/02/13		1/28/13

H₂O PROGRAM DONATION:

- \$1 \$5
 \$10 OTHER \$ _____

Benefits North Port utility customers in need of assistance with their water bills.

Total Current Charges **581.43**
 PAST DUE - MUST PAY NOW **RECEIVED** .00
 Total Amount Due **581.43**

RECEIVED
 JAN 04 2013

\$ _____
 AMOUNT ENCLOSED

Pay online at: www.cityofnorthport.com
 or make checks payable to:
 North Port Utilities

Check here for a change of address on the reverse side



LAKESIDE PLANTATION COMM DEV
 5680 W Cypress St Ste 5680A
 TAMPA FL 33607-7002

000043123000154656000000581431

3807 LAKE

SERVICE ADDRESS 2200 PLANTATION BLVD TENNI COURT

↑ Please return this upper portion with your payment ↑

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154656	18-29	1/02/13	1/28/13

Last Bill Amount 963.57
 Payments 963.57-
 Adjustments .00
 BALANCE FORWARD .00

Rate Class : COMMERCIAL
 Last payment amount/date: 963.57 12/14/12

Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
WA 11/21/12 12/20/12	29	1100033965	1.000	TGAL	4276	4198	78
						USAGE FOR 12/11	65.00

Service	Consumption	Charge	Total
WA Base facility chg		75.55	
WA Usage block 1	20.00	71.00	
WA Usage block 2	20.00	106.40	
WA Usage block 3	20.00	149.20	
WA Usage block 4	18.00	179.28	
TOTAL WATER			581.43

Total Current Charges 581.43
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 581.43

*** PLEASE SEND UTILITY PAYMENTS TO THE FOLLOWING:***

U.S. PAYMENTS - PO BOX 511130 PUNTA GORDA, FL 33951

OUTSIDE OF U.S. PAYMENTS - 4970 CITY HALL BLVD NORTH PORT, FL 34286

City of North Port Watering days: even addresses Thur and/or Sun odd addresses Wed and/or Sat No irrigation between 10:00AM-4:00PM.

Approved 1/7/2013 by jpaleveda

NORTH PORT UTILITIES
 4970 CITY HALL BLVD.,
 NORTH PORT, FLORIDA 34286-4100
 941.429.7122

For **EMERGENCY** water service call 941.240.8000
 twenty four hours a day, seven days a week



NORTH PORT UTILITIES

SERVICE ADDRESS			CURRENT CHARGES DUE DATE
2200 PLANTATION BLVD FRONT FOUNT			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154658	18-29	1/02/13	1/28/13

H₂O PROGRAM DONATION:

\$1 \$5

\$10 OTHER \$ _____

Benefits North Port utility customers in need of assistance with their water bills.

Total Current Charges 20.18
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 20.18

\$ _____
 AMOUNT ENCLOSED

Pay online at: www.cityofnorthport.com
 or make checks payable to:
 North Port Utilities

Check here for a change of address on the reverse side



LAKESIDE PLANTATION COMM DEV
 5680 W Cypress St Ste 5680A
 TAMPA FL 33607-7002

000043123000154658000000020187

3808 LAKE

SERVICE ADDRESS			
2200 PLANTATION BLVD FRONT FOUNT			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154658	18-29	1/02/13	1/28/13

↑ Please return this upper portion with your payment ↑

Rate Class : COMMERCIAL
 Last payment amount/date: 27.28 12/14/12

Last Bill Amount 27.28
 Payments 27.28
 Adjustments .00
 BALANCE FORWARD .00

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	11/21/12 12/20/12	29	83717471	1.000	TGAL	1070	1069	1
						USAGE FOR 12/11		3.00

Service	Consumption	Charge	Total
WA Base facility chg		16.63	
WA Usage block 1	1.00	3.55	
TOTAL WATER			20.18

Total Current Charges 20.18
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 20.18

*** PLEASE SEND UTILITY PAYMENTS TO THE FOLLOWING:***
 U.S. PAYMENTS - PO BOX 511130 PUNTA GORDA, FL 33951
 OUTSIDE OF U.S. PAYMENTS - 4970 CITY HALL BLVD NORTH PORT, FL 34286

City of North Port Watering days: even addresses Thur and/or Sun odd addresses Wed and/or Sat No irrigation between 10:00AM-4:00PM.

Approved 1/7/2013 by jpaleveda



NORTH PORT UTILITIES

SERVICE ADDRESS			CURRENT CHARGES
2200 PLANTATION BLVD CLUB HOUSE			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	1/02/13	1/28/13

H₂O PROGRAM DONATION:

\$1 \$5

\$10 OTHER \$ _____

Benefits North Port utility customers in need of assistance with their water bills.

Total Current Charges 142.71
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 142.71

\$ _____
AMOUNT ENCLOSED

Pay online at: www.cityofnorthport.com
or make checks payable to:
North Port Utilities

Check here for a change of address on the reverse side



LAKESIDE PLANTATION COMM DEV
5680 W Cypress St Ste 5680A
TAMPA FL 33607-7002

000043123000156052000000142718

3809 LAKE

SERVICE ADDRESS 2200 PLANTATION BLVD CLUB HOUSE

↑ Please return this upper portion with your payment ↑

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	1/02/13	1/28/13

Last Bill Amount	152.05
Payments	152.05-
Adjustments	.00
BALANCE FORWARD	.00

Rate Class : COMMERCIAL
Last payment amount/date: 152.05 12/14/12

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
	11/21/12	12/20/12	29 80000038	1.000	TGAL	378	374	4
	USAGE FOR 12/11							5.00

Service	Consumption	Charge	Total
WA Base facility chg		38.72	
WA Usage block 1	4.00	14.20	
TOTAL WATER			52.92
SE Base facility chg		66.63	
SE Consumption	4.00	23.16	
TOTAL SEWER			89.79

Total Current Charges 142.71
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 142.71

*** PLEASE SEND UTILITY PAYMENTS TO THE FOLLOWING:***
 U.S. PAYMENTS - PO BOX 511130 PUNTA GORDA, FL 33951
 OUTSIDE OF U.S. PAYMENTS - 4970 CITY HALL BLVD NORTH PORT, FL 34286

City of North Port Watering days: even addresses Thur and/or Sun odd addresses Wed and/or Sat No irrigation between 10:00AM-4:00PM.

Approved 1/7/2013 by jpaleveda



P.O. Box 31017
TAMPA, FL 33631-3017

A

ACCOUNT NUMBER
10332096

AMOUNT NOW DUE
12.77

THIS MONTH'S CHARGE DUE BEFORE
02/14/13

PAYABLE UPON RECEIPT

011114 10332096 000001277
LAKESIDE PLANTATION COMMUNITY DEV
DMS
5680 W CYPRESS ST STE 5680A
TAMPA FL 33607

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

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

RECEIVED
JAN 28 2013

1-877-832-6747

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

AMOUNT NOW DUE

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

12.77

--SERVICE PERIOD--	NUMBER OF DAYS	STATEMENT DATE
TO		
01/22/13	35	01/24/13

THIS MONTH'S CHARGE DUE BEFORE

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

02/14/13

METER NUMBER	METER READS PRES - PREV	=	CCF	-----FACTORS----- X BTU X CONVER	=	THERMS USED
RHE73410	274	274	0	1.0320	1.00000	0.0
TOTAL THERMS =						0.0

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

AVERAGE DAILY THERM USAGE

JAN 13 0.0
JAN 12 0.0

RESIDENTIAL SERVICE 1 (RS1)	
PREVIOUS BALANCE	12.77
PAYMENT	12.77-
CUSTOMER CHARGE	
DISTRIBUTION	0.0 THMS @ 0.33637 12.00
PGA	0.0 THMS @ 0.79106 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

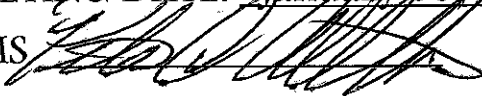
NEXT SCHEDULED READ DATE

02/19/13

Approved 1/29/2013 by aeavans

Lakeside Plantation CDD

MEETING DATE: ~~January 09~~ 2013

DMS 

SUPERVISORS	CHECK IF IN ATTENDANCE	STATUS	PAYMENT AMOUNT
Jane Gallo	✓	Salary accepted	\$200
Camille Stephens	✓	Salary Accepted	\$200
Patricia Durham	✓	Salary Accepted	\$200
Sharon Greisz	✓	Salary Accepted	\$200
Joe Szewczyk	✓	Salary Accepted	\$200

Approved 1/15/2013 by jpaleveda



Allstar Animal Removal

4399 35th St N
St. Petersburg, FL 33714

Phone # 888-99-TRAPPER

edie@allstaranimalremoval.com
AllstarAnimalRemoval.com

Invoice

Date	Invoice #
8/11/2012	89494

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

Ship To

P.O. Number	Terms	Rep	Account #	Via	F.O.B.	Project
		JL2	42138			
Quantity	Item Code	Description			Price Each	Amount
	Raccoons	Trapping raccoons next to reserve, spread deterrent Sales Tax			389.00 7.00%	389.00 0.00
					Total	\$389.00
Pay online at: https://ipn.intuit.com/zjwsbxcf					Balance Due	\$389.00 107

Approved 1/22/2013 by paltman



ASCAP

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

G2E3B2001009698 - 4

Tanya Harrington
D.M.S
Lakeside Plantation CDD
2200 Plantaion Boulevard
North Port, FL 34289

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

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	12/20/2012	\$289.00	\$0.00	\$289.00

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

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
100003648019	12/20/2012	-	PREVIOUS BALANCE License Fee	01/01/2013 to 12/31/2013	\$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
Happy Holidays and Best Wishes for the New Year!!!

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
2200 Plantaion Boulevard
North Port, FL 34289



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

95006774491000028900

Name, Address, Telephone Changes

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

ASCAP PRIVATECLUB
21678 Network Place
Chicago, IL 60673-1216



B 12/20/2012 A0002_0000

Approved 1/11/2013 by paltman



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

RECEIVED
 JAN 07 2013

IF PAYING BY CREDIT CARD, PLEASE CHECK CORRECT CARD AND FILL OUT BELOW

VISA
 MASTRO
 AMERICAN EXPRESS
 DISCOVER
 PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT

CARD NUMBER _____ V. CODE _____

SIGNATURE _____ EXP. DATE _____

DATE: 12/31/2012
 PAY THIS AMOUNT: \$6.46
 ACCOUNT NUMBER: 1017805

PAY BY DATE: JAN 15 AMOUNT PAID \$ _____

647346

ADDRESSEE:
 LAKESIDE PLANTATION CDD
 5680 W CYPRESS ST STE 5680A
 TAMPA, FL 33607-7002

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:	BALANCE
				\$8.65	
12/14/2012	2.00	DRINKING WATER 4.73	800237316	9.46	18.11
12/14/2012	1.00	DELIVERY CHARGE	800237316	1.00	19.11
12/14/2012	-2.00	Deposit DRINKING WATER	800237316	-12.00	7.11
12/27/2012	-1.00	Payment	3308	-8.65	-1.54
12/31/2012	1.00	COOK & COLD COOLER		8.00	6.46

Service 01/01-01/31

Pay on-line at: www.culligansarasota.com

ACCOUNTS ARE SUBJECT TO A LATE PAYMENT FINANCE CHARGE				PLEASE PAY NEW BALANCE BEFORE	Balance Due	\$6.46
OVER \$	PERIODIC RATE	ANNUAL RATE	MIN CHARGE			
0	0.00%	0.10%	5.00	JAN 15		
0-30	31-60	61-90	Over 90			
6.46	0.00%	0.00%	0.00%			

Next Deliveries: 01/15/13 01/29/13 02/14/13 02/28/13

CULLIGAN WATER 1099 ENTERPRISE CT NORTH VENICE, FL 34275-3621 (941) 485-7526	STATEMENT DATE	ACCOUNT NUMBER	NAME
LAKESIDE PLANTATION 2200 PLANTATION BLVD NORTH FORK FL 34289	12/31/2012	1017805	LAKESIDE PLANTATION

Approved 1/14/2013 by aeavans

LAKESIDE PLANTATION CDD
DISTRICT CHECK REQUEST FORM

Today's Date 1/14/2013

District Name Lakeside Plantation CDD

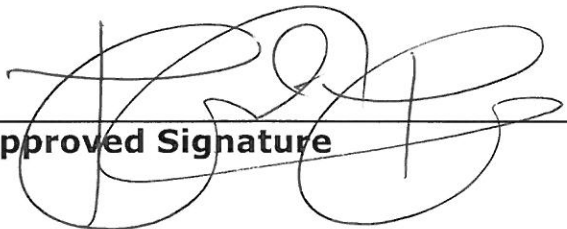
Check Amount \$ 874.25

Payable To Florida Department of Revenue

Mailing Address 5050 W. Tennessee St.
Tallahassee, FL 32399-0120

Check Description Sales Tax Return - Oct - Dec 2012

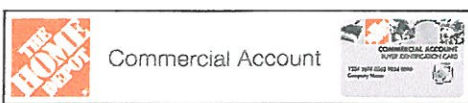
Special Instructions DO NOT MAIL
Please give the check to Jimmy Paleveda



Approved Signature

Effective Date <u>12/31/2012</u>
FUND <u>001</u>
GL CODE <u>21780</u>

Approved 1/15/2013 by jpaleveda



ACCOUNT ACTIVITY STATEMENT

RETURN MAIL ADDRESS
PO Box 790340
St. Louis, MO 63179-0340

Commercial Account: 6035 3225 0282 9538
Statement Date: 01/04/13
Credit Line: \$2,000
Credit Available: \$976

00007526 BB 2OZ 004 KSTQUKHP BM3 B KBAVHP

RECEIVED

JAN 14 2013

Account Balance **\$1,023.95**



LAKESIDE PLANTATION CDD
5680 W CYPRESS ST STE 5680A
TAMPA, FL 33607-7002

Account Information

Please see Payment Page(s) for Amount Due and Invoice Due Date(s)

Current Payments and Unapplied Payments	- \$382.11
Purchases and Debits	\$171.30
Returns, Exchanges and Adjustments	\$0.00
Previously Billed Invoices	\$852.65

**What's on your
new billing
statement?**

Everything you need to know about your account is here:
account number, payments, fees, contact information and more.

**Please see enclosed sample for additional information on
how to read your statement.**

CURRENT PAYMENTS AND UNAPPLIED PAYMENTS

Payments received since the last statement period.
Please contact us with your instructions on how to apply to specific invoices.

Date	Amount
12/09/12	\$382.11-
Total	\$382.11-

PURCHASES AND DEBITS

Date	Purchase Location/Description	Invoice #	Purchase Order/Job Name	Customer Agreement #	Amount	Due Date
12/06/12	THE HOME DEPOT PORT CHARLOTT, FL	9061542			\$9.50	01/25/13
12/10/12	THE HOME DEPOT PORT CHARLOTT, FL	5053704			\$9.50	01/25/13
12/11/12	THE HOME DEPOT PORT CHARLOTT, FL	4014161			\$84.32	01/25/13
12/13/12	THE HOME DEPOT PORT CHARLOTT, FL	2062862			\$30.91	01/25/13
12/28/12	THE HOME DEPOT PORT CHARLOTT, FL	7050415			\$17.07	01/25/13
01/01/13	THE HOME DEPOT ATLANTA, GA	FCH-004803650			\$20.00	01/25/13
TOTAL					\$171.30	

PREVIOUSLY BILLED INVOICES

Please submit payment for all past due amounts.

Date	Purchase Location/Description	Invoice #	Purchase Order/Job Name	Customer Agreement #	Amount	Due Date
11/05/12	THE HOME DEPOT PORT CHARLOTT, FL	54995			\$322.39	12/25/12
11/07/12	THE HOME DEPOT PORT CHARLOTT, FL	8061829			\$92.93	12/25/12
11/12/12	THE HOME DEPOT PORT CHARLOTT, FL	3572342			\$26.73	12/25/12
11/15/12	THE HOME DEPOT PORT CHARLOTT, FL	25669			\$21.36	12/25/12
11/29/12	THE HOME DEPOT PORT CHARLOTT, FL	6060115			\$185.05	12/25/12

Questions About Your Account
ACCT MGR HOME DEPOT CREDIT SERVICES
PHONE 1-800-395-7363
FAX 1-877-969-6751
GO TO WWW.MYHOMEDEPOTACCOUNT.COM

Send Billing Inquiries to:
HOME DEPOT CREDIT SERVICES
PO Box 790340
St. Louis, MO 63179-0340

Send a SECURE MESSAGE
right now to a customer
service professional online at
myhomedepotaccount.com

PREVIOUSLY BILLED INVOICES, cont.

Please submit payment for all past due amounts.

Date	Purchase Location/Description	Invoice #	Purchase Order/Job Name	Customer Agreement #	Amount	Due Date
11/30/12	THE HOME DEPOT ATLANTA, GA	FCH-004768922			\$20.00	12/25/12
12/03/12	THE HOME DEPOT PORT CHARLOTT, FL	2060880			\$184.19	12/25/12
TOTAL					\$852.65	

Buy More, Save More - Exclusive Discounts and Services just for Pros.

Pro Rewards Paint is a free program that offers you instant savings on all your paint, primer and stain purchases; online account management as well as eReceipts of your purchases. You'll no longer need to worry about faded or lost receipts because you can choose to have them emailed directly to your account. Visit the Pro Desk or Special Services Desk to join Pro Rewards Paint today.



020



G3B31004009110002
NNNN-NNNY-NNNN-NNNN

DISTRICT CHECK REQUEST FORM

Today's Date 12/27/2012

District Name Lakeside Plantation

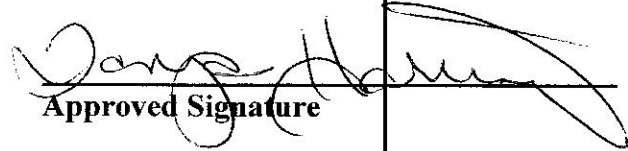
Check Amount \$425.37

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
 North Port, Florida 34289

Check Description Tennis Balls and Tennis Lessons

Special Instructions


Approved Signature

DM	_____
Fund	_____
G/L	_____
Object Cd	_____
CK #	_____
Date	_____

Approved 1/11/2013 by paltman

7:17:37 12/21/12 Sales Audit - Transaction Detail INP2709 PAGE 1

Warehouse: 345
 Sales Date: 12/14/12 Reg#: 5 Trans Type: Tender
 Time: 11:13 Tran#: 20 Tender:
 Total: 125.35 Operator: 78 Block: Y
 Member #: 000306663953000 PARK, JOHN Mbr Type: Business
 Tax: 5.40 Resale Total:

FSA/

EBT	Item Description	Amount	Units
E	321063 KS MIXED NUTS W/MACS 40OZ	29.98	2
	290570 PENN TENNIS BALL REG DUTY	29.99	1
	290570 PENN TENNIS BALL REG DUTY	59.98	2
	Check	125.35	

*** END OF REPORT ***

89.97
 6% TAX 5.40

 95.37

Sorry, I lost original receipt and had to get a duplicate.

*Milan Fiser
 1536 Scarlett Ave
 N. Port, FL.
 34289*

LAKESIDE PLANTATION INVOICE

Men's Team Practice/Drill – December/ 2012

Children's Junior Clinic \$120.00

December 4, 11, 18 & 28

Total \$120.00

**Please make check payable to: Milan Fiser
1536 Scarlett Ave.
North Port, FL.
34289**

Invoice #046

LAKESIDE PLANTATION INVOICE

Men's Team Practice/Drill – December/ 2012

Men's B-4 Tennis Team **\$90.00**

December 4, 11, & 18

Total **\$90.00**

Please make check payable to: Milan Fiser
1536 Scarlett Ave.
North Port, FL.
34289

Invoice #045

LAKESIDE PLANTATION INVOICE

Men's Team Practice/Drill – November/ 2012

Men's B-4 Tennis Team \$120.00

November 6, 13, 20 & 27

Total **\$120.00**

Please make check payable to: **Milan Fiser**
1536 Scarlett Ave.
North Port, FL.
34289

Invoice #044

Statement

MURDOCK STONES ETC.
590 Prineville St **7621 Sawyer Circle**
Port Charlotte, FL 33954 **S. Gulf Cove, FL 33981**
941-629-6665 **941-698-9769**
941-629-9038 **941-697-6055**

Statement Date:
Nov 1, 2012

Customer Account ID:
lakeside

Voice:
Fax:

www.murdockstonesetc.com

murdockstones@charstar.net

Account Of: Lakeside Plantation
2200 Plantation Blvd
North Port, FL 34289

Amount Enclosed

\$ _____

Date	Due Date	Reference	Paid	Description	Amount	Balance
9/30/12				Balance fwd		728.32
10/9/12	11/10/12	100912			382.22	1,110.54 382.22
Total						382.22

Approved 1/7/2013 by jpaleveda

0-30	31-60	61-90	Over 90 days
382.22	0.00	0.00	0.00

Get a FREE Square Point Shovel! Ask us how!



PLAYPOWER

PLEASE REMIT TO
 PLAYPOWER LT FARMINGTON INC
 8484 SOLUTION CENTER
 CHICAGO IL 60677 - 8004
 800-325-8828 ext 7344

Billing & A/R Inquiries - (866) 544-0348
 Cust. Service and Order Dept. - (800) 325-8828

Tracking #: ABF 023970491

B La09392 0
I BILL CAPOZZI
L LAKESIDE PLANTATION COMMUNITY
L DEVELOPMENT DIST.
 2200 PLANTATION BLVD
T NORTH PORT FL 34289
O United States

Invoice Number: 1400169022

Page: 1 of 2

Date: 10/18/2012

Salesperson: GLENN GARCIA
 Regular Invoice

Registration Number:

Currency: USD US Dollars

TERMS AND CONDITIONS
 TERMS AND CONDITIONS OF SALE
 ARE AS STATED IN OUR CURRENT
 PRICE LIST AND/OR CATALOG

S
H LAKESIDE PLANTATION COMMUNITY
I DEVELOPMENT DIST.
P 2200 PLANTATION BLVD
 NORTH PORT FL 34289
T United States
O

Go to www.littletikesccommercial.com/warranty to register your product online.

To access your CPSIA General Certificate of Conformance please go to www.littletikesccommercial.com/CPSIA.

Order	Purchase Order	Packages	Prepaid	Weight	Ship Date	Terms
FM00122606	SIGNED QUOTE	0		0.00	10/18/2012	Net 30 Days
Line/Rel	Qty Ordered	Qty Shipped	Back Order	Unit Price	Extended Price	

1	3.00	3.00	0.00	112.00	336.00	
	Item: 200065355					
	Description: POST W/CAP F/PB RAMP END (87")					
2	1.00	1.00	0.00	899.00	899.00	
	Item: 200054626					
	Description: PB PANEL ARCH T-T-T					
3	1.00	1.00	0.00	945.00	945.00	
	Item: 200200489					
	Description: BONGO PANEL LFT.MT. PB					
4	1.00	1.00	0.00	3,000.00	3,000.00	
	Item: 200315002					
	Description: 1500 SQ/FT ENG.MULCH 9" LAKESIDE PLANT.					
5	1.00	1.00	0.00	1,000.00	1,000.00	
	Item: 600000009					
	Description: INSTALLATION FLORIDA					

Approved 1/30/2013 by paltman



PLAYPOWER LT FARMINGTON INC
 8484 SOLUTION CENTER
 CHICAGO IL 60677 - 8004
 800-325-8828 ext 7344

Billing & A/R Inquiries - (866) 544-0348
 Cust. Service and Order Dept. - (800) 325-8828

Invoice Number: 1400169022
 Page: 2 of 2
 Date: 10/18/2012
 Salesperson: GLENN GARCIA
 Regular Invoice

Registration Number:

Currency: USD US Dollars

TERMS AND CONDITIONS OF SALE
 ARE AS STATED IN OUR CURRENT
 PRICE LIST AND/OR CATALOG

Tracking #:

B La09392 0
 I BILL CAPOZZI
 L LAKESIDE PLANTATION COMMUNITY
 L DEVELOPMENT DIST.
 2200 PLANTATION BLVD
 T NORTH PORT FL 34289
 O United States

S
 H LAKESIDE PLANTATION COMMUNITY
 I DEVELOPMENT DIST.
 P 2200 PLANTATION BLVD
 NORTH PORT FL 34289
 T United States
 O

Go to www.littletikesccommercial.com/warranty to register your product online.

To access your CPSIA General Certificate of Conformance please go to www.littletikesccommercial.com/CPSIA.

Order	Purchase Order	Packages	Prepaid	Weight	Ship Date	Terms
FM00122606	SIGNED QUOTE	0		0.00	10/18/2012	Net 30 Days

Line/Rel	Qty Ordered	Qty Shipped	Back Order	Unit Price	Extended Price
6	1.00	1.00		0.00	0.00

Item: 200315446

Description: RE-DELIV.CHARGE LAKESIDE PLANT. MULCH

Sales Amount	6,180.00
Misc Charges	0.00
Freight	210.00
Sales Tax	0.00
	0.00
Prepaid Amount	0.00
Total	6,390.00



PO Box 380714
MURDOCK, FL 33938

www.poolboyinc.com

Invoice # 61993

JOIN OUR EMAIL LIST

Get coupons, news, and updates via e-mail.

Write your e-mail address on the payment coupon below, and we will add you to our mailing list. Your email address will be solely for internal purposes...never sold or given away.

Date

12/11/2012

Bill To

Lakeside Plantation
Tanya Harrington
2200 Plantation Blvd.
North Port, FL 34289

Service Address

Lakeside Plantation
Tanya Harrington
2200 Plantation Blvd.
North Port, FL 34289

Item	Description	Terms	Due on receipt
REPAIR PARTS	Parts: 4HP Motor		825.00
REPAIR PARTS	Parts: Seals for motor		100.00
REPAIR LABOR	Labor: Install above parts		120.00
Thank you for your business.			
Current Charges			\$1,045.00
Total Amount Due <small>Current Charges + Previous Balance</small>			\$1,045.00

Join our email list below to get instant updates on services and receive our newsletter.

Approved 1/22/2013 by paltman

QUESTIONS OR CONCERNS? CALL 941-255-1900

DETACH AND SUBMIT THIS PORTION WITH YOUR CHECK OR CREDIT CARD INFORMATION

Total Amount Due	\$1,045.00	Payment Amt	\$	MC	Visa	Discover	AmEx	Check
Credit Card Number					Exp Date			
Name on Card			Signature					
Invoice #	61993	E-Mail Address:						

Make/Send Payment To:



PO Box 380714
MURDOCK, FL 33938

Customer:

Lakeside Plantation
Tanya Harrington
2200 Plantation Blvd.

By checking this box and signing below, I am authorizing Pool Boy, Inc. to automatically charge the credit card listed above for my monthly pool service. Charges will be processed at the beginning of the month for that month's service.

Please be sure that address shows through window.

Signature _____

To: aheinze@dms-us.com;

Cc: Boc;

Subject: INVOICE

Picture

*****INVOICE*****

December 27, 2012

Robert M. Beckman, Inc.
Beckman Concrete and Masonry
9225 Strasse Boulevard
Punta Gorda, Florida 33982
941-628-4079 phone
941-347-7489 fax

To: DMS

Re: Lakeside Plantation

Job Sites: Five repairs on Scarlett
Four repairs on Plantation

Job Type: Scarlett repairs \$50.00 each @ five repairs....\$250.00
Plantation repairs \$50.00 each @ four repairs...\$200.00

Total Due: \$450.00

Thank you,
Robert Beckman

Approved 1/11/2013 by paltman

12/27/2012



Your Sam's Club® Business Credit card payment is due



We noticed that you missed one month's payment for your Sam's Club Business Credit card account. For your convenience, you can pay your bill in one of three easy ways:

- Visit the **Member Services Desk** of your local Club to pay your bill while you shop.
- Log in to your account at SamsClub.com/credit and make an online payment that's quick and secure.
- Call **1.888.964.7259** to use our pay-by-phone option.

To pay your bill and view all your account details, visit SamsClub.com/credit.

0-145
1-2

Sam's Club® Credit

LAKESIDE PLANTATION
Account Number: 7715 0901 1476 2388

Visit us at samsclub.com/credit
Member Service: 1-800-203-5764

Summary of Account Activity	
Previous Balance	\$689.19
+ Purchases/Debits	\$505.58
+ Fees Charged	\$39.99
+ Interest Charges	\$24.86
New Balance	\$1,259.62
Credit Limit	\$1,500.00
Available Credit	\$240.00
Statement Closing Date	12/27/2012
Days in Billing Cycle	30

Payment Information	
New Balance	\$1,259.62
Amount Past Due	\$50.00
Total Minimum Payment Due	\$128.00
Payment Due Date	01/21/2013

RECEIVED

JAN 02 2013

Transaction Summary				
Tran Date	Post Date	Reference Number	Description of Transaction or Credit	Amount
12/27	12/27	*INTEREST CHARGE*	PURCHASES \$24.86	\$24.86
12/06	12/06	P928000P801D02MH1	MURDOCK CIR PT CHARLOTTE FL	\$219.76
12/13	12/13	P928000PF01K0PKDL	MURDOCK CIR PT CHARLOTTE FL	\$285.82
			TOTAL FOR AUTHORIZED BUYER NO 42	\$505.58
12/22	12/22		LATE FEE	\$39.99

Interest Charge Calculation					
Your Annual Percentage Rate (APR) is the annual interest rate on your account.					
Type of Balance	Expiration Date	ANNUAL PERCENTAGE RATE	Balance Subject to Interest Rate	Interest Charge	Balance Method
Regular Purchases	N/A	29.90% (v)	\$1,011.73	\$24.86	2D
(v) = variable rate					

PAYMENT DUE BY 5 P.M. (ET) ON THE DUE DATE.

NOTICE: We may convert your payment into an electronic debit. See reverse side for details, Billing Rights and other important information.

MEMBER SERVICE: For Account Information log on to samsclub.com/credit. This account is not registered. The authentication code is: 6EST283. Or call toll-free 1-800-203-5764.

6709 0013 A7H 1 7 27 121227 D PAGE 1 of 5 9280 5000 MP17 01EH6709 178546

Detach and mail this portion with your check. Do not include any correspondence with your check. ||



Account Number: 7715 0901 1476 2388			
Total Minimum Payment Due	Amount Past Due	Payment Due Date	New Balance
\$128.00	\$50.00	01/21/2013	\$1,259.62

Payment Enclosed: Please use blue or black ink. \$



New address or email? Print changes on back.

LAKESIDE PLANTATION
BILL CAPOZZI
5680 W CYPRESS ST STE A
TAMPA FL 33607-1775

178546
1209



Make Payment to: SAM'S CLUB/GECRB
P.O. BOX 530981
ATLANTA, GA 30353-0981



00078000008518 001280000125962 000771509 0114762 38822

Approved 1/11/2013 by paltman

LAKESIDE PLANTATION					
ACCOUNT #: 7715 0901 1476 2388		DATE OF SALE #: 121206		P.O. #:	
INVOICE#: 001299		AUTHORIZATION #: 000798		CLUB #: 6445	
REFERENCE #: P928000P801D02MH1		TRANSACTION #: 1299		REGISTER #: 3	
S.K.U	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
020807968	2 YR SP \$150-\$249.99	1.000	EA	\$19.8800	\$19.88
029516166	2.1 SOUND BAR	1.000	EA	\$199.8800	\$199.88
SUB \$219.76		TAX \$0.00		TOTAL INVOICE	\$219.76
				CREDITS TOTAL	\$0.00
				BALANCE DUE	\$219.76

LAKESIDE PLANTATION					
ACCOUNT #: 7715 0901 1476 2388		DATE OF SALE #: 121213		P.O. #:	
INVOICE#: 005475		AUTHORIZATION #: 000871		CLUB #: 6445	
REFERENCE #: P928000PF01K0PKDL		TRANSACTION #: 5475		REGISTER #: 8	
S.K.U	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
000010003	SPECIAL ITEM	1.000	EA	\$12.9700	\$12.97
000937855	CUP 9 OZ	1.000	EA	\$7.7200	\$7.72
003111138	STUFFED QUEEN OLIVES	1.000	EA	\$6.9800	\$6.98
003411921	TOASTED MEDLEY	1.000	EA	\$8.4800	\$8.48
003548547	CUTLERY FORK HVY WT	1.000	EA	\$8.7600	\$8.76
004801984	CUTLERY COMBO PACK	1.000	EA	\$9.4600	\$9.46
004810554	MTHON MULTIFOLD TWL	1.000	EA	\$25.7800	\$25.78
005199081	CHOOSE ANY 2	2.000	EA	\$5.9800	\$11.96
005320525	PLATE 6 1/4	2.000	EA	\$7.9800	\$15.96
005396317	COKE	1.000	EA	\$10.3800	\$10.38
005396323	SPRITE	1.000	EA	\$10.3800	\$10.38
005926343	COKE ZERO	1.000	EA	\$10.3800	\$10.38
005981414	BLUE STILTON	1.150	EA	\$11.8600	\$13.65
006144533	SWISS RACLETTE	0.970	EA	\$11.9500	\$11.60
006915186	POM 2PLY BATH TISSUE	1.000	EA	\$19.6200	\$19.62
020772918	BOWL 20 OZ	1.000	EA	\$7.8800	\$7.88
021835641	IMPORTED PROVOLONE	0.980	EA	\$10.4700	\$10.27
021940338	GHIRAR SQUARES	1.000	EA	\$8.4800	\$8.48
021942069	RED LEICESTER	1.150	EA	\$8.4200	\$9.69
022059029	WENSLEYDALE	0.890	EA	\$10.8600	\$9.67
023217367	TAKE 2 TORTILLAS	4.000	EA	\$3.9800	\$15.92
024300909	OSSAU IRATY WEDGE	0.940	EA	\$12.8400	\$12.07
027692868	TRUFFLE CHEESE	0.880	EA	\$10.9700	\$9.66
029383805	VINTAGE 3YR GOUDA	0.880	EA	\$12.9700	\$11.42
029396827	HOLIDAY NAPKINS	1.000	EA	\$6.6800	\$6.68
SUB \$285.82		TAX \$0.00		TOTAL INVOICE	\$285.82
				CREDITS TOTAL	\$0.00
				BALANCE DUE	\$285.82

0-15
1-2

010813

—||

DUPLICATE RECEIPT

Sparkle Brite Pools of N.Port
1201 W. Price Blvd.
North Port, FL 34288
Phone 564-8069
Fax 564-8079

Sales Receipt

Transaction #: 8537
Account #: 235
Date: 10/3/2012 Time: 12:57:27 PM
Cashier: 6921 Register #: 1

ACCOUNT: 235
BILL TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

SHIP TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

Item	Description	Amount
005158815SRS	2 PEICE ESCUTCHEON	\$16.99
017541637BIO	BURN OUT EXTREME 1	\$4.49
Sub Total		\$21.48
Sarasota County		\$0.00
Total		\$21.48
House Account		\$21.48
Previous Balance		\$588.55
New Balance		\$610.03
Change Due		\$0.00



8537

Thank you for shopping
Sparkle Brite Pools of N.Port
We hope you'll come back soon!

DUPLICATE RECEIPT

Approved 1/16/2013 by paltman

DUPLICATE RECEIPT

Sparkle Brite Pools of N.Port
1201 W. Price Blvd.
North Port, FL 34288
Phone 564-8069
Fax 564-8079

Sales Receipt

Transaction #: 8691
Account #: 235
Date: 10/9/2012 Time: 10:25:33 AM
Cashier: 6921 Register #: 1

ACCOUNT: 235
BILL TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

SHIP TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

Item	Description	Amount
003448144	ALA VACUUM HOSE COUPLI	\$6.49
777563633	PSL DELUXE 50' VAC HOS	\$66.14
777563633	PSL SUPREME 25' VAC HO	\$34.99
Sub Total		\$107.62
Sarasota County		\$0.00
Total		\$107.62
House Account		\$107.62
Previous Balance		\$610.03
New Balance		\$717.65
Change Due		\$0.00



8691

Thank you for shopping
Sparkle Brite Pools of N.Port
We hope you'll come back soon!

DUPLICATE RECEIPT

Approved 1/16/2013 by paltman

DUPLICATE RECEIPT

Sparkle Brite Pools of N.Port
1201 W. Price Blvd.
North Port, FL 34288
Phone 564-8069
Fax 564-8079

Sales Receipt

Transaction #: 8993
Account #: 235
Date: 10/22/2012 Time: 12:23:03 PM
Cashier: 6921 Register #: 1

ACCOUNT: 235
BILL TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

SHIP TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

Item	Description	Amount
91945113	MURIATIC ACID 1GAL 4 @ \$4.50	\$18.00
	Sub Total	\$18.00
	Sarasota County	\$0.00
	Total	\$18.00
	House Account	\$18.00
	Previous Balance	\$537.42
	New Balance	\$555.42
	Change Due	\$0.00



Thank you for shopping
Sparkle Brite Pools of N.Port
We hope you'll come back soon!

DUPLICATE RECEIPT

Approved 1/16/2013 by paltman

DUPLICATE RECEIPT

Sparkle Brite Pools of N.Port
1201 W. Price Blvd.
North Port, FL 34288
Phone 564-8069
Fax 564-8079

Sales Receipt

Transaction #: 9450
Account #: 235
Date: 11/16/2012 Time: 2:04:10 PM
Cashier: 6921 Register #: 1

ACCOUNT: 235
BILL TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

SHIP TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

Item	Description	Amount
025551717	NEW 80Z STICKS 50LB	\$172.99
	Discount	(\$13.00)
	Sub Total	\$159.99
	Sarasota County	\$0.00
	Total	\$159.99
	House Account	\$159.99
	Previous Balance	\$902.69
	New Balance	\$1,062.68
	Change Due	\$0.00

You saved \$13.00!



9450

Thank you for shopping
Sparkle Brite Pools of N.Port
We hope you'll come back soon!

DUPLICATE RECEIPT

Approved 1/16/2013 by paltman

DUPLICATE RECEIPT

Sparkle Brite Pools of N.Port
1201 W. Price Blvd.
North Port, FL 34288
Phone 564-8069
Fax 564-8079

Sales Receipt

Transaction #: 9649
Account #: 235
Date: 11/29/2012 Time: 1:11:37 PM
Cashier: 6921 Register #: 1

ACCOUNT: 235
BILL TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

SHIP TO: LAKESIDE PLANTATION COMM DEV D
LAKESIDE PLANTATION COMM DEV D
2200 PLANTATIN BLVD
NORTH PORT, FL 34289

Item	Description	Amount
840036000TAY R-0004	20Z	\$6.29
840036000TAY R-0002	20Z	\$8.39
840036000TAY R-0001	20Z	\$9.44
735421360ADJ	BROWN COARSE PAD W 2 @ \$6.29	\$12.58

=====
Sub Total \$36.70
Sarasota County \$0.00
Total \$36.70

House Account \$36.70
Previous Balance \$1,062.68
New Balance \$1,099.38

Change Due \$0.00



9649

Thank you for shopping
Sparkle Brite Pools of N.Port
We hope you'll come back soon!

DUPLICATE RECEIPT

Approved 1/16/2013 by paltman



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

Invoice Number: 3313531
 Account Number: 6753328
 Invoice Date: 01/24/2013
 Direct Inquiries To: MARY ELIZABETH DRIGGS
 Phone: 407-835-3804

LAKESIDE PLANTATION
 C/O DISTRICT MANAGEMENT SERVICES
 5680 W CYPRESS ST STE A
 TAMPA, FL 33607

RECEIVED
 JAN 28 2013

LAKESIDE PLANTATION CDD 99 A&B

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

STATEMENT SUMMARY

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

TOTAL AMOUNT DUE \$682.50

All invoices are due upon receipt.

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

LAKESIDE PLANTATION CDD 99 A&B

Invoice Number:	3313531
Account Number:	6753328
Current Due:	\$682.50
Direct Inquiries To:	MARY ELIZABETH DRIGGS
Phone:	407-835-3804

Wire Instructions:

U.S. Bank
 ABA # 091000022
 Acct # 1-801-5013-5135
 Trust Acct # 6753328
 Invoice # 3313531
 Attn: Fee Dept St. Paul

Please mail payments to:

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

6753328



Invoice No.: 3339525
File No. : 020978.058300
Bill Date : January 16, 2013

U.S. Bank Trust National Association
225 E. Robinson Street
Suite 250
Orlando, Florida 32801

Attn: Beth Driggs

INVOICE

Re: Lakeside Plantation CDD Capital Improvement Rev. Bonds Series 1999A

Legal Services through December 31, 2012:

Total Fees:	\$	682.50
Current Invoice:	\$	<u>682.50</u>

WSB:VAF
Tax ID: 59-1270754

PLEASE NOTE: OUR WIRING INSTRUCTIONS HAVE CHANGED.

Greenberg Traurig, P.A. | Attorneys at Law | 450 South Orange Avenue | Suite 650 (32801) | P.O. Box 4923 | Orlando, Florida 32802-4923
Tel 407.420.1000 | Fax 407.420.5909 | www.gtlaw.com

Invoice No.: 3339525
Re: Lakeside Plantation CDD Capital Improvement Rev. Bonds Series 1999A
Matter No.: 020978.058300

Description of Professional Services Rendered:

<u>DATE</u>	<u>TIMEKEEPER</u>	<u>DESCRIPTION</u>	<u>HOURS</u>	<u>AMOUNT</u>
12/04/12	Rhonda D. Bond-Collins	Telephone conference with Ms. Driggs regarding Bondholder request for clarifying outstanding bonds and other issues relating status of Third Supplemental Indenture	0.30	136.50
12/06/12	Rhonda D. Bond-Collins	Review Indenture provisions; telephone conference with Ms. Driggs regarding same and plan for revisions to Third Supplemental Indenture	0.50	227.50
12/07/12	Rhonda D. Bond-Collins	Revise Third Supplemental Indenture; telephone conference with Ms. Driggs regarding same; other e-mail exchanges relating to same	0.70	318.50
			<u>Total Time:</u>	1.50
			<u>Total Fees:</u>	\$ 682.50

Venice Gondolier Sun
200 East Venice Avenue
Venice, FL 34285

12/27/12

Phone:(941)207-1200 or (941)475-2200 Fax:(941)485-3036

Website: www.venicegondolier.com Classifieds On-Line: www.sun-herald.com/classifieds

Account: 297693	Date: 12/27/12
PETER ALTMAN	Ad Date: 07/28/12
LAKESIDE PLANTATION	Class: 3138
2200 PLANTATION BLVD	Ad ID: 2766769
NORTH PORT, FL 34287	Ad Taker: SMCINTOSH
Telephone: (941) 423-5500	Sales Person: 100
Description: CC Board of Supervisors	Words: 336
	Lines: 70
	Agate Lines: 59
	Depth: 6.278
	Inserts: 2
	Blind Box:

Other Charges:	\$0.00	Gross:	\$165.78
Discount:	\$0.00	Paid Amount:	- \$0.00
Surcharge:	\$0.00	Amount Due:	\$165.78
Credits:	\$0.00		
Bill Depth:	6.278		

Publication	Start	Stop	Inserts	Cost
Charlotte Sun	07/28/12	08/04/12	2	\$165.78

Ad Note:

Customer Note:

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2012/2013 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors of the Lakesides Plantation Community Development District will hold a public hearing on August 09, 2012 at 7:00 p.m. at Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289 for the purpose of hearing comments and objections on the adoption of the budget(s) of the District for Fiscal Year 2012/2013. A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it.

A copy of the agenda and budget(s) may be obtained at the offices of the District Manager, District Management Services, 5680 W. Cypress Street, Suite A, Tampa, Florida 33607, during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting.

There may be occasions when staff or other individuals may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (813) 873-7300 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of 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.

Peter Altman
District Manager

Publish: July 28, August 4, 2012

Approved 1/3/2013 by akeller

We Appreciate Your Business!
Thank You PETER ALTMAN!

Venice Gondolier Sun
200 East Venice Avenue
Venice, FL 34285

12/27/12

Phone:(941)207-1200 or (941)475-2200 Fax:(941)485-3036
 Website: www.venicegondolier.com Classifieds On-Line: www.sun-herald.com/classifieds

Account: 297693	Date: 12/27/12
PETER ALTMAN	Ad Date: 10/04/12
LAKESIDE PLANTATION	Class: 10
2200 PLANTATION BLVD	Ad ID: 2792588
NORTH PORT, FL 34287	Ad Taker: SMCINTOSH
Telephone: (941) 423-5500	Sales Person: 100
Description: Audit Comm Mtg 10/10/12	Words: 267
	Lines: 56
	Agate Lines: 47
	Depth: 5.0
	Inserts: 1
	Blind Box:

Other Charges:	\$67.50	Gross:	\$67.50
Discount:	\$0.00	Paid Amount:	- \$0.00
Surcharge:	\$0.00	Amount Due:	\$67.50
Credits:	\$0.00		
Bill Depth:	5.0		

Publication	Start	Stop	Inserts	Cost
For Billing Only	10/04/12	10/04/12	1	\$0.00

Ad Note:

Customer Note:

We Appreciate Your Business!
Thank You PETER ALTMAN!

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

NOTICE IS HEREBY GIVEN that the Audit Committee of the Lakeside Plantation Community Development District will hold a meeting on Wednesday, October 10, 2012 at 6:00 p.m. to be held at Lakeside Plantation Clubhouse, located at 2200 Plantation Boulevard, North Port, Florida 34289, to evaluate proposals for auditing services and rank said proposals in accordance with the evaluation criteria previously established. Proposers are welcome to attend.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. Copies of the agenda for the meeting may be obtained by contacting the District Manager's Office at (813) 873-7300. Affected parties and others interested may appear at these meetings and be heard.

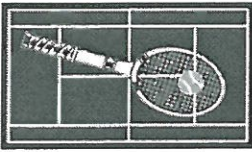
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Peter Altman
 District Manager

Publish:: October 4, 2012

Approved 1/3/2013 by aevans



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

Invoice

RECEIVED

JAN 16 2013

Date	Invoice #
1/14/2013	21035

Bill To
Steve Connolly Lakeside Plantation 5680 W. Cypress St. Suite 5680A Tampa FL 33607-2393

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

Terms	Due Date	PO #	Sales Rep	Ship Via	Ship Date
Net 30	2/13/2013	Tanya	Shannon Wilder	UPS Gro...	1/14/2013

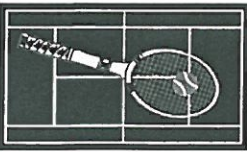
Notes

Item	Quantity	Description	Unit Price	Amount
LTGL1000W	2	Lamp 1000 Watt	55.00	110.00

Thank you for your business.	Subtotal	110.00
	Shipping Cost (UPS Ground)	11.61
	Total	\$121.61

Interest at the rate of 1.5% per month will be charged on all past due accounts.
 Returns Subject to Restocking Fee.

Approved 1/21/2013 by jpaleveda



Invoice

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

RECEIVED
 JAN 28 2013

Date	Invoice #
1/24/2013	21172

Bill To
Steve Connolly Lakeside Plantation 5680 W. Cypress St. Suite 5680A Tampa FL 33607-2393

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

Terms	Due Date	PO #	Sales Rep	Ship Via	Ship Date
Net 30	2/23/2013	Tanya	Shannon Wilder	UPS Ground	1/24/2013

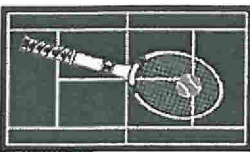
Notes

Quantity	Description	Options	Unit Price	Amount
1	Eagle Drag Broom		276.00	276.00

Thank you for your business.	Subtotal	276.00
	Shipping Cost (UPS Ground)	29.12
	Total	\$305.12

Interest at the rate of 1.5% per month will be charged on all past due accounts.
 Returns Subject to Restocking Fee.

Approved 1/29/2013 by aevans



Invoice

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

RECEIVED

JAN 28 2013

Date	Invoice #
1/25/2013	21198

Bill To
Steve Connolly Lakeside Plantation 5680 W. Cypress St. Suite 5680A Tampa FL 33607-2393

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

Terms	Due Date	PO #	Sales Rep	Ship Via	Ship Date
Net 30	2/24/2013	Tennis - Tan...	Lynn Miller		1/25/2013

Notes
 4 - 6 x 13'6" 1 Vent, 1 - 6 x 9'3" 1 Vent, 1 - 6 x 30'6", 1 - 6 x 36'6", 1 - 6 x 37' Black Half Moon Vents

Quantity	Description	Options	Unit Price	Amount
167.25	WTC Premium Open Mesh 6ft Black Windscreen		3.50	585.38
1	Shipping & Handling Free Shipping!		0.00	0.00

Thank you for your business.	Total	\$585.38
------------------------------	-------	---------------------

Interest at the rate of 1.5% per month will be charged on all past due accounts.
 Returns Subject to Restocking Fee.

Approved 2/6/2013 by Glen

Lakeside Plantation Community Development District

Financial Statements
(Unaudited)

Period Ending
October 31, 2012



District Management Services, LLC
5680 W. Cypress Street ~ Suite A ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Lakeside Plantation Community Development District

Balance Sheet

As of 10/31/2012

(In Whole Numbers)

	General Fund	Debt Service Fund	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Assets					
Cash	80,248	0	0	0	80,248
Investments--Current	364,358	22,241	0	0	386,599
Accounts Receivable	0	0	0	0	0
Prepaid Items	1,377	0	0	0	1,377
Due From Other Funds	0	3,976	0	0	3,976
Amount Available In Debt Service Fund	0	0	0	92,587	92,587
Amount To Be Provided Debt Service	0	0	0	1,817,413	1,817,413
Fixed Assets	0	0	8,040,406	0	8,040,406
Total Assets	445,983	26,217	8,040,406	1,910,000	10,422,605
Liabilities					
Accounts Payable	9,515	0	0	0	9,515
Accrued Expenses Payable	0	0	0	0	0
Deferred Revenue	0	0	0	0	0
Due To Other Funds	3,976	0	0	0	3,976
Revenue Bonds Payable--Long Term	0	0	0	1,910,000	1,910,000
Total Liabilities	13,491	0	0	1,910,000	1,923,491
Fund Equity & Other Credits Contributed Capital					
Investment In General Fixed Assets	0	0	8,040,406	0	8,040,406
Fund Balance--Reserved	0	92,587	0	0	92,587
Fund Balance--Unreserved	469,130	0	0	0	469,130
Net Changes In Fund Balances For Year	(36,638)	(66,370)	0	0	(103,008)
Total Fund Equity & Other Credits Contributed Capital	432,492	26,217	8,040,406	0	8,499,114
Total Liabilities & Fund Equity	445,983	26,217	8,040,406	1,910,000	10,422,605

Lakeside Plantation Community Development District

Income Stmt - GF - Unposted Transactions Included In Report

General Fund - 001

From 10/1/2012 Through 10/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	651,844	1	651,843	99.99%
Interest Earnings				
Interest Earnings	700	35	665	95.00%
Other Miscellaneous Revenues				
Clubhouse Rentals	3,000	535	2,465	82.16%
Activities	9,000	1,001	7,999	88.87%
Tennis Club	12,000	7,595	4,405	36.70%
Total Revenues	<u>676,544</u>	<u>9,167</u>	<u>(667,377)</u>	<u>(98.65)%</u>
Expenditures				
Legislative				
Supervisor Fees	9,000	1,000	(8,000)	(88.88)%
Financial & Administrative				
District Manager	45,500	3,792	(41,708)	(91.66)%
District Engineer	7,000	795	(6,205)	(88.64)%
Disclosure Report	1,000	0	(1,000)	(100.00)%
Trustees Fees	2,000	2,333	333	16.66%
Audit Fees	8,000	0	(8,000)	(100.00)%
Arbitrage Rebate Calculation	1,200	0	(1,200)	(100.00)%
Postage, Phone, Faxes, Copies	300	0	(300)	(100.00)%
Public Communications	500	0	(500)	(100.00)%
General Liability Insurance	6,000	1,228	(4,772)	(79.53)%
Legal Advertising	1,000	268	(732)	(73.23)%
Dues, Licenses & Fees	185	2	(183)	(98.91)%
Other Current Charges	1,200	400	(800)	(66.66)%
Legal Counsel				
District Counsel	12,000	816	(11,184)	(93.19)%
General Maintenance				
Personnel Services	151,000	13,550	(137,450)	(91.02)%
Roadway Maintenance	10,000	0	(10,000)	(100.00)%
Common Area Renewal & Replacement	20,000	0	(20,000)	(100.00)%
Street Lighting	18,000	100	(17,900)	(99.44)%
Lawn Service/Landscaping-Contractual	78,000	7,096	(70,905)	(90.90)%
Plant Replacement Program	12,000	0	(12,000)	(100.00)%
Irrigation Maintenance	2,500	0	(2,500)	(100.00)%
Lake Maintenance	12,000	966	(11,034)	(91.95)%
Lake Bank Restoration	10,000	0	(10,000)	(100.00)%
Entrance Feature - Electric	8,500	524	(7,976)	(93.83)%
Entrance Feature-Utilities/Water	2,000	20	(1,980)	(98.99)%
Entrance Feature - Repairs/Maint.	2,000	0	(2,000)	(100.00)%

Lakeside Plantation Community Development District

Income Stmt - GF - Unposted Transactions Included In Report

General Fund - 001

From 10/1/2012 Through 10/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Misc. Tools, Equipment & Supplies	2,400	15	(2,385)	(99.38)%
Clubhouse/Pool/Tennis Courts				
Clubhouse - Activities	19,000	2,704	(16,296)	(85.76)%
Clubhouse - Licenses/Fees	600	2	(598)	(99.66)%
Clubhouse - General Supplies	4,000	625	(3,375)	(84.38)%
Clubhouse - Maintenance	10,000	678	(9,322)	(93.21)%
Clubhouse - Renewal & Replacements	5,000	0	(5,000)	(100.00)%
Clubhouse - Office Supplies	1,200	283	(918)	(76.45)%
Clubhouse - Pest Control	900	0	(900)	(100.00)%
Clubhouse - Security	2,000	49	(1,951)	(97.55)%
Clubhouse - AED	300	0	(300)	(100.00)%
Clubhouse - Telephone & Internet	3,500	259	(3,241)	(92.58)%
Clubhouse - Exercise Equipment	7,000	0	(7,000)	(100.00)%
Clubhouse - Furniture	3,000	0	(3,000)	(100.00)%
Clubhouse - Janitorial Supplies	3,000	0	(3,000)	(100.00)%
Clubhouse/Tennis - Electric	12,500	1,262	(11,238)	(89.90)%
Clubhouse - Gas	200	13	(187)	(93.61)%
Club/Pool - Waste Removal/Refuse	1,600	0	(1,600)	(100.00)%
Clubhouse/Pool - Water & Sewer	3,000	492	(2,508)	(83.60)%
Pool - Electric	21,000	1,081	(19,919)	(94.85)%
Pool - Furniture	5,000	0	(5,000)	(100.00)%
Pool - Maintenance	6,000	449	(5,551)	(92.51)%
Tennis Court - Maintenance	4,000	852	(3,148)	(78.70)%
Tennis Court - Programs	2,000	0	(2,000)	(100.00)%
Tennis Court - Water	7,000	562	(6,438)	(91.97)%
Other Expenses				
Property Insurance	10,000	1,899	(8,101)	(81.00)%
Tax Collector Fees	9,259	0	(9,259)	(100.00)%
Capital Improvements	37,200	1,691	(35,509)	(95.45)%
Reserves	75,000	0	(75,000)	(100.00)%
Total Expenditures	<u>676,544</u>	<u>45,804</u>	<u>630,740</u>	<u>93.23%</u>
Subtotal: Rev Over / (Under) Exp	0	(36,638)	36,638	0.00%
Total: Revenues Over / Under Expenditures	<u>0</u>	<u>(36,638)</u>	<u>36,638</u>	<u>0.00%</u>

Lakeside Plantation Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - 200

From 10/1/2012 Through 10/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	187,185	0	187,185	99.99%
Interest Earnings				
Interest Earnings	0	2	(2)	0.00%
Total Revenues	<u>187,185</u>	<u>3</u>	<u>(187,183)</u>	<u>(100.00)%</u>
Expenditures				
Debt Service Payments				
Miscellaneous	5,830	0	(5,830)	(100.00)%
Interest Payments	131,355	66,373	(64,983)	(49.47)%
Principal Payments	50,000	0	(50,000)	(100.00)%
Total Expenditures	<u>187,185</u>	<u>66,373</u>	<u>120,813</u>	<u>64.54%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>(66,370)</u>	<u>66,370</u>	<u>0.00%</u>
Exc of Rev./Other Sources Over Expend./Other Uses	<u>0</u>	<u>(66,370)</u>	<u>66,370</u>	<u>0.00%</u>

Lakeside Plantation

Community Development District

Financial Statements
(Unaudited)

Period Ending
December 31, 2012



District Management Services, LLC
5680 W. Cypress Street ~ Suite A ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

Lakeside Plantation Community Development District

Balance Sheet

As of 12/31/2012

(In Whole Numbers)

	General Fund	Debt Service Fund	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Assets					
Cash	85,031	0	0	0	85,031
Investments–Current	774,174	22,241	0	0	796,415
Accounts Receivable	0	0	0	0	0
Prepaid Items	1,377	0	0	0	1,377
Due From Other Funds	0	140,599	0	0	140,599
Amount Available In Debt Service Fund	0	0	0	162,841	162,841
Amount To Be Provided Debt Service	0	0	0	1,747,159	1,747,159
Fixed Assets	0	0	8,040,406	0	8,040,406
Total Assets	860,582	162,841	8,040,406	1,910,000	10,973,828
Liabilities					
Accounts Payable	21,013	0	0	0	21,013
Accrued Expenses Payable	0	0	0	0	0
Deferred Revenue	0	0	0	0	0
Due To Other Funds	140,599	0	0	0	140,599
Revenue Bonds Payable–Long Term	0	0	0	1,910,000	1,910,000
Total Liabilities	161,612	0	0	1,910,000	2,071,612
Fund Equity & Other Credits Contributed Capital					
Investment In General Fixed Assets	0	0	8,040,406	0	8,040,406
Fund Balance–Reserved	0	92,587	0	0	92,587
Fund Balance–Unreserved	469,127	0	0	0	469,127
Net Changes In Fund Balances For Year	229,843	70,254	0	0	300,097
Total Fund Equity & Other Credits Contributed Capital	698,970	162,841	8,040,406	0	8,902,216
Total Liabilities & Fund Equity	860,582	162,841	8,040,406	1,910,000	10,973,828

Lakeside Plantation Community Development District

Income Stmt - GF

General Fund - 001

From 10/1/2012 Through 12/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments - Service Charges				
Operations & Maintenance Assmts-Tax Roll	651,844	475,765	176,079	27.01%
Interest Earnings				
Interest Earnings	700	91	609	87.04%
Other Miscellaneous Revenues				
Miscellaneous	0	200	(200)	0.00%
Clubhouse Rentals	3,000	2,268	732	24.40%
Activities	9,000	3,217	5,783	64.25%
Tennis Club	12,000	7,005	4,995	41.62%
Total Revenues	676,544	488,545	187,999	27.79%
Expenditures				
Legislative				
Supervisor Fees	9,000	1,800	7,200	80.00%
Financial & Administrative				
District Manager	45,500	10,250	35,250	77.47%
District Engineer	7,000	3,243	3,758	53.67%
Disclosure Report	1,000	0	1,000	100.00%
Trustees Fees	2,000	2,333	(333)	(16.66)%
Accounting Services	0	1,125	(1,125)	0.00%
Audit Fees	8,000	0	8,000	100.00%
Arbitrage Rebate Calculation	1,200	0	1,200	100.00%
Postage, Phone, Faxes, Copies	300	0	300	100.00%
Public Communications	500	0	500	100.00%
General Liability Insurance	6,000	(718)	6,718	111.96%
Legal Advertising	1,000	268	732	73.23%
Dues, Licenses & Fees	185	202	(17)	(9.18)%
Other Current Charges	1,200	0	1,200	100.00%
Legal Counsel				
District Counsel	12,000	875	11,125	92.70%
General Maintenance				
Personnel Services	151,000	42,900	108,100	71.58%
Roadway Maintenance	10,000	450	9,550	95.50%
Common Area Renewal & Replacement	20,000	0	20,000	100.00%
Street Lighting	18,000	100	17,900	99.44%
Lawn Service/Landscaping-Contractual	78,000	27,471	50,530	64.78%
Plant Replacement Program	12,000	900	11,100	92.50%
Irrigation Maintenance	2,500	0	2,500	100.00%
Lake Maintenance	12,000	2,898	9,102	75.85%
Lake Bank Restoration	10,000	0	10,000	100.00%

Lakeside Plantation Community Development District

Income Stmt - GF

General Fund - 001

From 10/1/2012 Through 12/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Entrance Feature - Electric	8,500	1,654	6,846	80.54%
Entrance Feature-Utilities/Water	2,000	68	1,932	96.61%
Entrance Feature - Repairs/Maint.	2,000	0	2,000	100.00%
Misc. Tools, Equipment & Supplies	2,400	224	2,176	90.66%
Clubhouse/Pool/Tennis Courts				
Clubhouse - Activities	19,000	10,296	8,704	45.81%
Clubhouse - Licenses/Fees	600	2	598	99.66%
Clubhouse - General Supplies	4,000	2,219	1,781	44.53%
Clubhouse - Maintenance	10,000	3,917	6,083	60.83%
Clubhouse - Renewal & Replacements	5,000	707	4,293	85.86%
Clubhouse - Office Supplies	1,200	848	352	29.31%
Clubhouse - Pest Control	900	713	187	20.77%
Clubhouse - Security	2,000	271	1,729	86.45%
Clubhouse - AED	300	0	300	100.00%
Clubhouse - Telephone & Internet	3,500	779	2,721	77.74%
Clubhouse - Exercise Equipment	7,000	0	7,000	100.00%
Clubhouse - Furniture	3,000	0	3,000	100.00%
Clubhouse - Janitorial Supplies	3,000	29	2,971	99.03%
Clubhouse/Tennis - Electric	12,500	3,718	8,782	70.25%
Clubhouse - Gas	200	65	135	67.61%
Club/Pool - Waste Removal/Refuse	1,600	360	1,240	77.50%
Clubhouse/Pool - Water & Sewer	3,000	786	2,214	73.78%
Pool - Electric	21,000	4,435	16,565	78.88%
Pool - Furniture	5,000	0	5,000	100.00%
Pool - Maintenance	6,000	3,626	2,374	39.56%
Tennis Court - Maintenance	4,000	1,022	2,978	74.44%
Tennis Court - Programs	2,000	425	1,575	78.73%
Tennis Court - Water	7,000	2,107	4,893	69.90%
Other Expenses				
Property Insurance	10,000	1,899	8,101	81.00%
Tax Collector Fees	9,259	0	9,259	100.00%
Capital Improvements	37,200	124,435	(87,235)	(234.50)%
Reserves	75,000	0	75,000	100.00%
Total Expenditures	<u>676,544</u>	<u>258,702</u>	<u>417,842</u>	<u>61.76%</u>
Subtotal: Rev Over / (Under) Exp	0	229,843	(229,843)	0.00%
Total: Revenues Over / Under Expenditures	<u>0</u>	<u>229,843</u>	<u>(229,843)</u>	<u>0.00%</u>

Lakeside Plantation Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - 200

From 10/1/2012 Through 12/31/2012

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assmts-Tax Roll	187,185	136,624	50,561	27.01%
Interest Earnings				
Interest Earnings	0	3	(3)	0.00%
Total Revenues	187,185	136,627	50,559	27.01%
Expenditures				
Debt Service Payments				
Miscellaneous	5,830	0	5,830	100.00%
Interest Payments	131,355	66,373	64,983	49.47%
Principal Payments	50,000	0	50,000	100.00%
Total Expenditures	187,185	66,373	120,813	64.54%
Excess of Revenues Over (Under) Expenditures	0	70,254	(70,254)	0.00%
Exc of Rev./Other Sources Over Expend./Other Uses	0	70,254	(70,254)	0.00%

Lakeside Plantation Community Development District
Comparable - Income Stmt - General Fund

		<u>Dec-09</u>	<u>Dec-10</u>	<u>Dec-11</u>	<u>Dec-12</u>
Revenues					
32520	Special Assessments - Service Charges				
1002	Operations & Maintenance Assmts-Tax Roll	465,968.12	481,679.40	499,112.10	475,764.64
36100	Interest Earnings				
0001	Interest Earnings	191.04	388.79	159.75	90.66
36900	Other Miscellaneous Revenues				
0003	Miscellaneous	60.78	1.38	1.84	200.00
0020	Clubhouse Rentals	580.00	661.92	267.80	2,267.82
0022	Activities	3,584.50	2,621.96	3,818.00	3,216.82
0024	Tennis Club	<u>11,049.00</u>	<u>10,305.00</u>	<u>10,692.80</u>	<u>7,004.58</u>
	Total	<u>481,433.44</u>	<u>495,658.45</u>	<u>514,052.29</u>	<u>488,544.52</u>
Expenditures					
51100	Legislative				
1101	Supervisor Fees	3,000.00	2,000.00	2,000.00	1,800.00
3502	Payroll Taxes	229.50			
51300	Financial & Administrative				
3101	District Manager	11,625.00	11,375.01	11,375.01	10,250.01
3103	District Engineer		4,130.00	1,655.00	3,242.50
3104	Disclosure Report		1,000.00		
3105	Trustees Fees		874.98	874.95	2,333.36
3106	Assessment Roll	1,249.98			
3201	Accounting Services				1,125.00
3202	Audit Fees	6,000.00			
4105	Public Communications		108.00	164.19	
4500	General Liability Insurance	1,204.00	1,222.75	1,238.50	(718.02)
4700	Postage	95.62		(13.22)	
4701	Printing & Binding	249.99			
4801	Legal Advertising	285.60	58.14		267.63
4902	Dues, Licenses & Fees	175.00	175.00	175.00	202.00
4909	Other Current Charges	492.07	86.73	4,189.31	
51400	Legal Counsel				
3107	District Counsel	2,556.00	52.00	315.00	875.20
53950	General Maintenance				
3500	Personnel Services	35,834.67	36,150.00	36,150.00	42,900.00
3502	Payroll Taxes	2,662.21			
3504	Health Insurance	3,278.00			
3506	Workers' Comp Insurance	769.50			
3510	Travel Reimbursement	313.22			
4350	Roadway Maintenance				450.00
4354	Common Area Renewal & Replacement	488.43	361.01		
4356	Street Lighting	776.48	522.96	4,191.10	100.00
4602	Lawn Service/Landscaping-Contractual	18,300.00	18,849.00	18,713.00	27,470.50
4607	Plant Replacement Program		1,858.00	19,644.00	900.00
4611	Irrigation Maintenance	6.73	548.50	1,215.00	
4620	Lake Maintenance	2,598.00	2,598.00	2,898.00	2,898.00
4635	Entrance Feature - Electric	1,212.86	587.98	1,885.46	1,653.65
4638	Entrance Feature-Utilities/Water	2,823.68	49.11	124.89	67.64
4640	Entrance Feature - Repairs/Maint.	68.48	3,712.00		
4645	Misc. Tools, Equipment & Supplies	151.80	122.37	2,364.65	224.02
5210	Clubhouse - Maintenance			(149.00)	

Lakeside Plantation Community Development District
 Comparable - Income Stmt - General Fund

		<u>Dec-09</u>	<u>Dec-10</u>	<u>Dec-11</u>	<u>Dec-12</u>
57200	Parks & Recreation				
5200	Clubhouse - Activities	51.66			
5300	Tennis Court - Programs	200.00			
57250	Clubhouse/Pool/Tennis Courts				
5200	Clubhouse - Activities	5,618.69	6,636.77	7,395.39	10,295.93
5203	Clubhouse - Licenses/Fees			143.86	2.00
5205	Clubhouse - General Supplies	644.51	613.43	1,167.01	2,218.70
5210	Clubhouse - Maintenance	1,694.59	1,506.13	3,568.60	3,916.86
5215	Clubhouse - Renewal & Replacements		495.00	3,619.76	707.00
5220	Clubhouse - Office Supplies	361.19	752.53	719.91	848.25
5225	Clubhouse - Pest Control	150.00	150.00	150.00	713.00
5230	Clubhouse - Security	3,235.08	548.95	205.00	271.00
5240	Clubhouse - Telephone & Internet	538.76	1,032.16	748.82	779.05
5245	Clubhouse - Exercise Equipment	6,340.00			
5250	Clubhouse - Furniture			528.00	
5255	Clubhouse - Janitorial Supplies		294.84	396.27	28.89
5258	Clubhouse - Improvements		9,139.52		
5260	Clubhouse/Tennis - Electric	2,100.15	2,913.18	2,835.11	3,717.93
5265	Clubhouse - Gas	25.54	39.97	37.57	64.77
5270	Club/Pool - Waste Removal/Refuse	192.00	288.00	288.00	360.00
5275	Clubhouse/Pool - Water & Sewer		960.18	672.21	786.47
5280	Pool - Electric	2,691.76	4,535.18	4,569.92	4,435.11
5285	Pool - Furniture	305.00		560.75	
5290	Pool - Maintenance	1,100.88	1,118.10	2,141.62	3,625.86
5293	Pool Resurfacing		23,500.00		
5295	Tennis Court - Maintenance	407.24		261.49	1,022.39
5300	Tennis Court - Programs	1,263.58	93.01	195.94	425.37
5305	Tennis Court - Water		2,790.00	1,414.50	2,106.51
57950	Other Expenses				
5410	Property Taxes	42,274.95			
5420	Property Insurance	1,973.50	1,882.25	(211.00)	1,899.48
5450	Tax Collector Fees	6,989.52	7,225.19	10,073.83	
6403	Capital Improvements			(3,619.76)	124,435.46
	Total	<u>174,605.42</u>	<u>152,955.93</u>	<u>146,873.64</u>	<u>258,701.52</u>
	Subtotal: Rev	306,828.02	342,702.52	367,178.65	229,843.00
	Total:	<u>306,828.02</u>	<u>342,702.52</u>	<u>367,178.65</u>	<u>229,843.00</u>
	Revenues Over / Under Expenditures				

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 12/31/2012
Cash Account: 10101 Cash-BB&T Operating A/C

Bank Balance	206,306.69
Less Outstanding Checks/Vouchers	123,201.32
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	83,105.37
Balance Per Books	<u>83,105.37</u>
Unreconciled Difference	<u><u>0.00</u></u>

Lakeside Plantation Community Development District
Reconcile Cash Accounts
Outstanding Checks/Vouchers

Reconciliation Date: 12/31/2012

Cash Account: 10101 Cash-BB&T Operating A/C

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
2904	3/1/2012	System Generated Check/Voucher	50.00	Mike Stewart
3040	5/18/2012	System Generated Check/Voucher	35.00	Domain Registry of America
3266	11/20/2012	System Generated Check/Voucher	795.00	DMK Associates
3289	12/11/2012	System Generated Check/Voucher	576.97	Florida Power & Light Company
3290	12/11/2012	System Generated Check/Voucher	1,021.95	Florida Power & Light Company
3291	12/11/2012	System Generated Check/Voucher	1,725.37	Florida Power & Light Company
3293	12/11/2012	System Generated Check/Voucher	200.00	Jane Gallo
3306	12/20/2012	System Generated Check/Voucher	75.00	Charlotte County Safe and Lock
3309	12/20/2012	System Generated Check/Voucher	1,397.50	DMK Associates
3311	12/20/2012	System Generated Check/Voucher	115,995.00	Sunland Paving Co. Inc.
3312	12/28/2012	System Generated Check/Voucher	852.65	Home Depot Credit Services
3313	12/28/2012	System Generated Check/Voucher	24.61	In the Swim
3314	12/28/2012	System Generated Check/Voucher	452.27	Sparkle Brite Pool of North Port, LLC
Outstanding Checks/Vouchers			123,201.32	



RECEIVED

JAN 07 2013

LAKESIDE PLANTATION CDD
5680 W CYPRESS ST STE A
TAMPA FL 33607-1775

Your consolidated statement

For 12/31/2012

Contact us



BBT.com



(800) BANK-BBT or
(800) 226-5228

Effective January 1, 2013

FDIC Insurance

On January 1, 2013, section 343 of the Dodd-Frank Act is scheduled to expire. Included in the expiration, is the FDIC's guarantee of **unlimited** FDIC insurance for noninterest bearing transaction account balances. Thus, beginning January 1, 2013, all transaction (checking) accounts are insured up to the standard maximum deposit insurance amount, which is \$250,000. Also, the notice requirement for noninterest-bearing transaction accounts that convert to interest-bearing accounts does not apply to checking accounts modified after December 31, 2012.

Should the Federal government change this expiration date or make any FDIC insurance coverage limit changes, BB&T relationship managers and client service teams will be made aware of the changes so that we may assist you if you have questions.

Summary of your accounts

ACCOUNT NAME	ACCOUNT NUMBER	BALANCE(\$)	DETAILS ON
BASIC PUBLIC FUND CHECKING		206,306.69	page 1
PUBLIC FUND MONEY RATE SAVINGS		773,779.64	page 2
COMMUNITY CHECKING		887.40	page 2
Total checking and money market savings accounts		\$980,973.73	

Checking and money market savings accounts

■ BASIC PUBLIC FUND CHECKING

Account summary

Your previous balance as of 11/30/2012	\$51,178.74
Checks	- 47,247.94
Other withdrawals, debits and service charges	- 1,646.56
Deposits, credits and interest	+ 204,022.45
Your new balance as of 12/31/2012	= \$206,306.69

Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
12/07	3263	200.00	12/07	*3274	173.85	12/06	3277	18,341.67
12/03	*3271	478.70	12/05	3275	7,095.50	12/10	3278	382.11
12/03	3272	132.63	12/10	3276	259.82	12/11	3279	63.91

continued



Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/03	BB&T CHECK CARD PURCHASE WALMART.COM 800966 12-01 8009666546 AR 9143	2,137.86
12/07	BB&T CHECK CARD PURCHASE LAFRANCE CLEANERS 12-06 001-800254717 FL 9143	100.00
12/07	BB&T CHECK CARD PURCHASE LTM PARTY - PT. CH 12-06 PT. CHARLOTTE FL 9143	35.19
12/10	BB&T CHECK CARD PURCHASE DOUGHBOYS 12-07 PORT CHARLOTT FL 9143	93.42
12/12	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-10 NORTH PORT FL 9150	8.00
12/14	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-12 NORTH PORT FL 9150	8.00
12/19	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-17 NORTH PORT FL 9150	10.46
12/27	BB&T CHECK CARD PURCHASE-PIN 12-26-12 PORT CHARLOTT FL 9143 DOLLAR TREE #00986	32.10
12/31	BB&T CHECK CARD PURCHASE-PIN 12-29-12 PORT CHARLOTT FL 9143 CLEMON'S FRUIT & VEGETA	112.60
Total other withdrawals, debits and service charges		= \$2,537.63

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	627.39
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	42.56
Total deposits, credits and interest		= \$669.95

BB&T Cash Rewards

ACCOUNT NUMBER ENDING	STATUS	AS OF	EARNED BALANCE(\$)
*****4899	Active	00/00	

Logon to BB&T OnLine to find the latest cash back offers from participating retailers.

AMENDMENT TO THE BB&T TREASURY MANAGEMENT AGREEMENT

Effective February 1, 2013

Important changes are being made to BB&T Treasury Management Fees for your accounts. These fees are referenced in the Treasury Management Agreement you may have with BB&T. You may not be impacted by the fee changes listed, depending on your account activity and the services that you use. Except for the information contained in this communication, the remainder of the terms and conditions of your agreement with BB&T remain unchanged. If you have questions, contact your local BB&T financial center, your relationship manager, or call **1-800-BANK BBT (1-800-226-5228)**.

Tax Choice Monthly Report	\$15.00
Tax Choice Quarterly Report	\$15.00
Tax Choice Transaction - Phone	\$5.00
Tax Choice Transaction - Web	\$5.00
Tax Choice Payment Receipt - Fax	\$1.50
Tax Choice Payment Receipt - Mail	\$1.50

AMENDMENT TO THE BUSINESS SERVICES PRICING GUIDE

Effective February 1, 2013

The following changes are being made to the *Business Services Pricing Guide* that you received when you opened your BB&T account. Continued use of your account after **February 1, 2013**, constitutes your acceptance of these changes. You may not be impacted by the fee changes listed, depending on your account activity and the services that you use. Custom pricing agreements will not be effected. Except for the information contained in this notice, the remainder of the terms and conditions of your agreement with BB&T remain unchanged. If you do not have a copy of the *Business Services Pricing Guide*, contact your local BB&T financial center, your relationship manager, or call **1-800-BANK BBT (1-800-226-5228)**.

Depository Services

■ **BASIC PUBLIC FUND CHECKING**

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
12/10	3280	56.65	12/17	*3292	59.94	12/14	3301	200.00
12/11	3281	101.33	12/18	*3294	200.00	12/17	3302	470.00
12/10	3282	725.00	12/17	3295	685.00	12/21	3303	200.00
12/13	3283	12.77	12/18	3296	966.00	12/27	3304	200.00
12/10	3284	507.76	12/18	3297	120.00	12/26	3305	5,460.00
12/17	3285	150.00	12/18	3298	963.57	12/27	*3307	270.00
12/19	3286	400.00	12/18	3299	27.28	12/27	3308	8.65
12/17	3287	28.89	12/18	3300	152.05	12/27	*3310	161.36
12/13	3288	7,993.50						

* indicates a skip in sequential check numbers above this item

Total checks = \$47,247.94

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	42.56
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	1,604.00

Total other withdrawals, debits and service charges = \$1,646.56

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
12/13	COUNTER DEPOSIT	361.45
12/13	COUNTER DEPOSIT	1,430.00
12/13	COUNTER DEPOSIT	2,146.00
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	200,000.00
12/26	ADJUSTMENT ADJUSTMENT CASE# 0001442073001 3222	85.00

Total deposits, credits and interest = \$204,022.45

■ **PUBLIC FUND MONEY RATE SAVINGS**

Account summary

Your previous balance as of 11/30/2012	\$714,713.42
Checks	- 0.00
Other withdrawals, debits and service charges	- 200,627.39
Deposits, credits and interest	+ 259,693.61
Your new balance as of 12/31/2012	= \$773,779.64

Interest summary

Interest paid this statement period	\$32.06
2012 interest paid year-to-date	\$731.18
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	627.39
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	200,000.00

Total other withdrawals, debits and service charges = \$200,627.39

Deposits, credits and interest:

DATE	DESCRIPTION	AMOUNT(\$)
12/11	TAX DIST BARBARA FORD LAKESIDE PLANTATION	240,249.18
12/28	TAX DIST BARBARA FORD LAKESIDE PLANTATION	19,412.37
12/31	INTEREST PAYMENT	32.06

Total deposits, credits and interest = \$259,693.61

■ **COMMUNITY CHECKING**

Account summary

Your previous balance as of 11/30/2012	\$2,755.08
Checks	- 0.00
Other withdrawals, debits and service charges	- 2,537.63
Deposits, credits and interest	+ 669.95
Your new balance as of 12/31/2012	= \$887.40

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 12/31/2012
Cash Account: 10102 Cash-BB&T Activities A/C

Bank Balance	3,028.41
Less Outstanding Checks/Vouchers	0.00
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>(1,990.00)</u>
Reconciled Bank Balance	1,038.41
Balance Per Books	<u>1,038.41</u>
Unreconciled Difference	<u><u>0.00</u></u>

Lakeside Plantation Community Development District
Reconcile Cash Accounts
Outstanding Suspense Items

Reconciliation Date: 12/31/2012

Cash Account: 10102 Cash-BB&T Activities A/C

<u>Item Number</u>	<u>Date</u>	<u>Description</u>	<u>Amount</u>
1	12/31/2012	Ck # 2256	(750.00)
2	12/31/2012	CK# 2257	(750.00)
3	12/31/2012	CK# 2262	(150.00)
4	12/31/2012	CK# 2259	(140.00)
5	12/31/2012	CK# 2263	(100.00)
6	12/31/2012	CK# 2260	(100.00)
Outstanding Suspense Items			(1,990.00)



LAKESIDE PLANTATION CDD
 ACTIVITIES ACCT
 5680 W CYPRESS ST STE A
 TAMPA FL 33607-1775

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Your account statement

For 12/31/2012

Contact us



BBT.com



(800) BANK-BBT or
 (800) 226-5228

Effective January 1, 2013

FDIC Insurance

On January 1, 2013, section 343 of the Dodd-Frank Act is scheduled to expire. Included in the expiration, is the FDIC's guarantee of **unlimited** FDIC insurance for noninterest bearing transaction account balances. Thus, beginning January 1, 2013, all transaction (checking) accounts are insured up to the standard maximum deposit insurance amount, which is \$250,000. Also, the notice requirement for noninterest-bearing transaction accounts that convert to interest-bearing accounts does not apply to checking accounts modified after December 31, 2012.

Should the Federal government change this expiration date or make any FDIC insurance coverage limit changes, BB&T relationship managers and client service teams will be made aware of the changes so that we may assist you if you have questions.

■ BASIC PUBLIC FUND CHECKING

Account summary

Your previous balance as of 11/30/2012	\$484.38
Checks	- 529.38
Other withdrawals, debits and service charges	- 971.59
Deposits, credits and interest	+ 4,045.00
Your new balance as of 12/31/2012	= \$3,028.41

Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
12/10	2253	299.99	12/19	2254	229.39	12/31	2255~	

Total checks = \$529.38

~ indicates an electronically converted check. See "Other withdrawals, debits and service charges"

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/31	CONVERTED CHECK - POP PURCHASE SAMS CLUB STORES 2255 PORT FL 2255	971.59

Total other withdrawals, debits and service charges = \$971.59

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
12/13	DEPOSIT	44.00
12/13	DEPOSIT	74.00
12/13	DEPOSIT	240.00
12/19	DEPOSIT	958.00

continued

■ BASIC PUBLIC FUND CHECKING

DATE	DESCRIPTION	AMOUNT(\$)
12/19	DEPOSIT	1,125.00
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	1,604.00
Total deposits, credits and interest		= \$4,045.00

AMENDMENT TO THE BB&T TREASURY MANAGEMENT AGREEMENT

Effective February 1, 2013

Important changes are being made to BB&T Treasury Management Fees for your accounts. These fees are referenced in the Treasury Management Agreement you may have with BB&T. You may not be impacted by the fee changes listed, depending on your account activity and the services that you use. Except for the information contained in this communication, the remainder of the terms and conditions of your agreement with BB&T remain unchanged. If you have questions, contact your local BB&T financial center, your relationship manager, or call 1-800-BANK BBT (1-800-226-5228).

Tax Choice Monthly Report	\$15.00
Tax Choice Quarterly Report	\$15.00
Tax Choice Transaction - Phone	\$5.00
Tax Choice Transaction - Web	\$5.00
Tax Choice Payment Receipt - Fax	\$1.50
Tax Choice Payment Receipt - Mail	\$1.50

AMENDMENT TO THE BUSINESS SERVICES PRICING GUIDE

Effective February 1, 2013

The following changes are being made to the *Business Services Pricing Guide* that you received when you opened your BB&T account. Continued use of your account after **February 1, 2013**, constitutes your acceptance of these changes. You may not be impacted by the fee changes listed, depending on your account activity and the services that you use. Custom pricing agreements will not be effected. Except for the information contained in this notice, the remainder of the terms and conditions of your agreement with BB&T remain unchanged. If you do not have a copy of the *Business Services Pricing Guide*, contact your local BB&T financial center, your relationship manager, or call 1-800-BANK BBT (1-800-226-5228).

Depository Services

Overdraft/Returned Item	\$36.00
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AMENDMENT TO THE BUSINESS SERVICES PRICING GUIDE

Effective February 1, 2013

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Depository Services

Negative Account Balance Fee	\$36.00
(Fee assessed to your checking or savings account on the seventh calendar day that your account is overdrawn)	

Overdraft Protection

BB&T is modifying the dollar increments in which overdraft protection amounts are transferred. Currently, BB&T transfers funds from your designated overdraft protection option in increments of \$100. Effective February 18, 2013, for all overdraft protection options

BB&T Investment Acct

December 31, 2012

Previous Balance: **11/30/12** \$ 714,713.42

Deposits:

Tax Collector Deposits

12/11/12 \$ 240,249.18

12/28/12 \$ 19,412.37

Deposit In Transit

Transfer from Checking

\$ -

Interest

12/31/12 \$ 32.06

Total Deposits: \$ 259,693.61

Debits:

Transfers to Operating Account

Operating Acct 12/13/12 \$ (200,000.00)

Community Checking Ac 12/13/12 \$ (627.39)

Total Debits \$ (200,627.39)

Ending Balance 12/31/12 \$ 773,779.64

■ BASIC PUBLIC FUND CHECKING

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
12/10	3280	56.65	12/17	*3292	59.94	12/14	3301	200.00
12/11	3281	101.33	12/18	*3294	200.00	12/17	3302	470.00
12/10	3282	725.00	12/17	3295	685.00	12/21	3303	200.00
12/13	3283	12.77	12/18	3296	966.00	12/27	3304	200.00
12/10	3284	507.76	12/18	3297	120.00	12/26	3305	5,460.00
12/17	3285	150.00	12/18	3298	963.57	12/27	*3307	270.00
12/19	3286	400.00	12/18	3299	27.28	12/27	3308	8.65
12/17	3287	28.89	12/18	3300	152.05	12/27	*3310	161.36
12/13	3288	7,993.50						

* indicates a skip in sequential check numbers above this item

Total checks = \$47,247.94

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	42.56
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	1,604.00

Total other withdrawals, debits and service charges = \$1,646.56

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
12/13	COUNTER DEPOSIT	361.45
12/13	COUNTER DEPOSIT	1,430.00
12/13	COUNTER DEPOSIT	2,146.00
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	200,000.00
12/26	ADJUSTMENT ADJUSTMENT CASE# 0001442073001 3222	85.00

Total deposits, credits and interest = \$204,022.45

■ PUBLIC FUND MONEY RATE SAVINGS

Account summary

Your previous balance as of 11/30/2012	\$714,713.42
Checks	- 0.00
Other withdrawals, debits and service charges	- 200,627.39
Deposits, credits and interest	+ 259,693.61
Your new balance as of 12/31/2012	= \$773,779.64

Interest summary

Interest paid this statement period	\$32.06
2012 interest paid year-to-date	\$731.18
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	627.39
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	200,000.00

Total other withdrawals, debits and service charges = \$200,627.39

Deposits, credits and interest:

DATE	DESCRIPTION	AMOUNT(\$)
12/11	TAX DIST BARBARA FORD LAKESIDE PLANTATION	240,249.18
12/28	TAX DIST BARBARA FORD LAKESIDE PLANTATION	19,412.37
12/31	INTEREST PAYMENT	32.06

Total deposits, credits and interest = \$259,693.61

■ COMMUNITY CHECKING

Account summary

Your previous balance as of 11/30/2012	\$2,755.08
Checks	- 0.00
Other withdrawals, debits and service charges	- 2,537.63
Deposits, credits and interest	+ 669.95
Your new balance as of 12/31/2012	= \$887.40

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 12/31/2012
Cash Account: 10107 Cash - BB& T - Petty Cash

Bank Balance	887.40
Less Outstanding Checks/Vouchers	0.00
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	887.40
Balance Per Books	<u>887.40</u>
Unreconciled Difference	<u><u>0.00</u></u>



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LAKESIDE PLANTATION CDD
5680 W CYPRESS ST STE A
TAMPA FL 33607-1775

Your consolidated statement

For 12/31/2012

Contact us



BBT.com



(800) BANK-BBT or
(800) 226-5228

Effective January 1, 2013

FDIC Insurance

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Should the Federal government change this expiration date or make any FDIC insurance coverage limit changes, BB&T relationship managers and client service teams will be made aware of the changes so that we may assist you if you have questions.

Summary of your accounts

ACCOUNT NAME	ACCOUNT NUMBER	BALANCE(\$)	DETAILS ON
BASIC PUBLIC FUND CHECKING		206,306.69	page 1
PUBLIC FUND MONEY RATE SAVINGS		773,779.64	page 2
COMMUNITY CHECKING		887.40	page 2
Total checking and money market savings accounts		\$980,973.73	

Checking and money market savings accounts

■ BASIC PUBLIC FUND CHECKING

Account summary

Your previous balance as of 11/30/2012	\$51,178.74
Checks	- 47,247.94
Other withdrawals, debits and service charges	- 1,646.56
Deposits, credits and interest	+ 204,022.45
Your new balance as of 12/31/2012	= \$206,306.69

Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
12/07	3263	200.00	12/07	*3274	173.85	12/06	3277	18,341.67
12/03	*3271	478.70	12/05	3275	7,095.50	12/10	3278	382.11
12/03	3272	132.63	12/10	3276	259.82	12/11	3279	63.91

continued



Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/03	BB&T CHECK CARD PURCHASE WALMART.COM 800966 12-01 8009666546 AR 9143	2,137.86
12/07	BB&T CHECK CARD PURCHASE LAFRANCE CLEANERS 12-06 001-800254717 FL 9143	100.00
12/07	BB&T CHECK CARD PURCHASE LTM PARTY - PT. CH 12-06 PT. CHARLOTTE FL 9143	35.19
12/10	BB&T CHECK CARD PURCHASE DOUGHBOYS 12-07 PORT CHARLOTT FL 9143	93.42
12/12	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-10 NORTH PORT FL 9150	8.00
12/14	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-12 NORTH PORT FL 9150	8.00
12/19	BB&T CHECK CARD PURCHASE EXXONMOBIL 9741 12-17 NORTH PORT FL 9150	10.46
12/27	BB&T CHECK CARD PURCHASE-PIN 12-26-12 PORT CHARLOTT FL 9143 DOLLAR TREE #00986	32.10
12/31	BB&T CHECK CARD PURCHASE-PIN 12-29-12 PORT CHARLOTT FL 9143 CLEMON'S FRUIT & VEGETA	112.60
Total other withdrawals, debits and service charges		= \$2,537.63

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	627.39
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	42.56
Total deposits, credits and interest		= \$669.95

BB&T Cash Rewards

ACCOUNT NUMBER ENDING	STATUS	AS OF	EARNED BALANCE(\$)
*****4899	Active	00/00	

Logon to BB&T OnLine to find the latest cash back offers from participating retailers.

AMENDMENT TO THE BB&T TREASURY MANAGEMENT AGREEMENT

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Tax Choice Monthly Report	\$15.00
Tax Choice Quarterly Report	\$15.00
Tax Choice Transaction - Phone	\$5.00
Tax Choice Transaction - Web	\$5.00
Tax Choice Payment Receipt - Fax	\$1.50
Tax Choice Payment Receipt - Mail	\$1.50

AMENDMENT TO THE BUSINESS SERVICES PRICING GUIDE

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Depository Services

■ BASIC PUBLIC FUND CHECKING

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
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12/17	3287	28.89	12/18	3300	152.05	12/27	*3310	161.36
12/13	3288	7,993.50						

* indicates a skip in sequential check numbers above this item

Total checks = \$47,247.94

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/27	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	42.56
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Total other withdrawals, debits and service charges = \$1,646.56

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
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12/13	COUNTER DEPOSIT	1,430.00
12/13	COUNTER DEPOSIT	2,146.00
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	200,000.00
12/26	ADJUSTMENT ADJUSTMENT CASE# 0001442073001 3222	85.00

Total deposits, credits and interest = \$204,022.45

■ PUBLIC FUND MONEY RATE SAVINGS

Account summary

Your previous balance as of 11/30/2012	\$714,713.42
Checks	- 0.00
Other withdrawals, debits and service charges	- 200,627.39
Deposits, credits and interest	+ 259,693.61
Your new balance as of 12/31/2012	= \$773,779.64

Interest summary

Interest paid this statement period	\$32.06
2012 interest paid year-to-date	\$731.18
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	627.39
12/13	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	200,000.00

Total other withdrawals, debits and service charges = \$200,627.39

Deposits, credits and interest:

DATE	DESCRIPTION	AMOUNT(\$)
12/11	TAX DIST BARBARA FORD LAKESIDE PLANTATION	240,249.18
12/28	TAX DIST BARBARA FORD LAKESIDE PLANTATION	19,412.37
12/31	INTEREST PAYMENT	32.06

Total deposits, credits and interest = \$259,693.61

■ COMMUNITY CHECKING

Account summary

Your previous balance as of 11/30/2012	\$2,755.08
Checks	- 0.00
Other withdrawals, debits and service charges	- 2,537.63
Deposits, credits and interest	+ 669.95
Your new balance as of 12/31/2012	= \$887.40

Lakeside Plantation CDD
Investments - SBA Account
G/L #15103
12/31/12

Date	Account	Ending Balance
11/30/12	Ending Balance - State Board of Administration	182.33
11/30/12	Ending Balance - Florida Prime	211.95
Total		<u>394.28</u>



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State Board of Administration
Local Government Surplus Funds Trust Fund
Participant Statement

AGENCY ACCOUNT 211540
12/1/2012 - 12/31/2012

Page 1 of 1

LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
5680 W CYPRESS STREET SUITE A
TAMPA, FL 33607

Participant Return: 0.25 %

Date	Transaction Type	Description	Amount	Balance
12/1/2012	BEGINNING BALANCE			211.95
12/7/2012	TRANSFER IN	RETURN OF FUNDS FROM LGIP B	3.41	215.36
12/31/2012	EARNED INCOME	INTEREST	0.05	215.41
	Totals:		3.46	215.41



**State Board of Administration
LOCAL GOVERNMENT SURPLUS TRUST FUNDS INVESTMENT POOL**

PARTICIPANT STATEMENT OF ACCOUNT

FROM 1/1/2012 TO 12/31/2012

FUND B

(formerly known as LGIP-B)

AGENCY ACCOUNT 211540B

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Page 1 of 1

LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
5680 W CYPRESS STREET SUITE A
TAMPA, FL 33607

Date	Transaction Type	Description	Amount	Balance
1/1/2012	BEGINNING BALANCE			221.59
1/6/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.13)	218.46
2/7/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(2.32)	216.14
3/5/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(2.84)	213.30
4/5/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.19)	210.11
5/4/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.82)	206.29
6/6/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(5.11)	201.18
7/5/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.95)	197.23
8/6/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.26)	193.97
9/7/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.73)	190.24
10/4/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(5.38)	184.86
11/6/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(2.53)	182.33
12/7/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(3.41)	178.92
12/31/2012	PRINCIPAL BALANCE		(42.67)	178.92

% of Ownership: 0.00007243%
Ending NAV Balance: * 175.88
Unrealized Gain (Loss): (3.04)

DISCLOSURE

Total NAV Fund B: 242,820,615.39
Reserve Account: 0.00
Total NAV for Participants: 242,820,615.39

* Ending NAV Balance represents your share of the Fund B NAV available for participants.
For further information regarding the Reserve Account, please reference our website.

2:51 PM

01/15/13

Accrual Basis

Lakeside Plantation CDD
Profit & Loss by Job
December 2012

	<u>Clubhouse Supplies</u>	<u>New Years Eve Party</u>	<u>Pizza Night</u>	<u>TOTAL</u>
Income				
Income for Events	0.00	500.00	8.00	508.00
Total Income	0.00	500.00	8.00	508.00
Expense				
Clubhouse Supplies	529.38	0.00	0.00	529.38
Events	0.00	3,643.71	0.00	3,643.71
Total Expense	529.38	3,643.71	0.00	4,173.09
Net Income	-529.38	-3,143.71	8.00	-3,665.09

**Lakeside Plantation CDD
Tax Revenue Totals
12/31/2012**

Fund	Gross Revenues	Total Revenues	32510/32520 Balances	Proof
General - 001	475,764.64	475,764.64	475,764.64	-
Debt Service - 200	136,623.88	136,623.88	136,623.88	-

BOND DEBT SERVICE

Lakeside Plantation CDD
1999 Bonds

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service	Bond Balance	Total Bond Value
11/01/2011						1,955,000	1,955,000
05/01/2012	45,000	6.950%	67,936.25	112,936.25		1,910,000	1,910,000
11/01/2012			66,372.50	66,372.50	179,308.75	1,910,000	1,910,000
05/01/2013	50,000	6.950%	66,372.50	116,372.50		1,860,000	1,860,000
11/01/2013			64,635.00	64,635.00	181,007.50	1,860,000	1,860,000
05/01/2014	55,000	6.950%	64,635.00	119,635.00		1,805,000	1,805,000
11/01/2014			62,723.75	62,723.75	182,358.75	1,805,000	1,805,000
05/01/2015	60,000	6.950%	62,723.75	122,723.75		1,745,000	1,745,000
11/01/2015			60,638.75	60,638.75	183,362.50	1,745,000	1,745,000
05/01/2016	60,000	6.950%	60,638.75	120,638.75		1,685,000	1,685,000
11/01/2016			58,553.75	58,553.75	179,192.50	1,685,000	1,685,000
05/01/2017	65,000	6.950%	58,553.75	123,553.75		1,620,000	1,620,000
11/01/2017			56,295.00	56,295.00	179,848.75	1,620,000	1,620,000
05/01/2018	70,000	6.950%	56,295.00	126,295.00		1,550,000	1,550,000
11/01/2018			53,862.50	53,862.50	180,157.50	1,550,000	1,550,000
05/01/2019	75,000	6.950%	53,862.50	128,862.50		1,475,000	1,475,000
11/01/2019			51,256.25	51,256.25	180,118.75	1,475,000	1,475,000
05/01/2020	80,000	6.950%	51,256.25	131,256.25		1,395,000	1,395,000
11/01/2020			48,476.25	48,476.25	179,732.50	1,395,000	1,395,000
05/01/2021	85,000	6.950%	48,476.25	133,476.25		1,310,000	1,310,000
11/01/2021			45,522.50	45,522.50	178,998.75	1,310,000	1,310,000
05/01/2022	95,000	6.950%	45,522.50	140,522.50		1,215,000	1,215,000
11/01/2022			42,221.25	42,221.25	182,743.75	1,215,000	1,215,000
05/01/2023	100,000	6.950%	42,221.25	142,221.25		1,115,000	1,115,000
11/01/2023			38,746.25	38,746.25	180,967.50	1,115,000	1,115,000
05/01/2024	110,000	6.950%	38,746.25	148,746.25		1,005,000	1,005,000
11/01/2024			34,923.75	34,923.75	183,670.00	1,005,000	1,005,000
05/01/2025	115,000	6.950%	34,923.75	149,923.75		890,000	890,000
11/01/2025			30,927.50	30,927.50	180,851.25	890,000	890,000
05/01/2026	125,000	6.950%	30,927.50	155,927.50		765,000	765,000
11/01/2026			26,583.75	26,583.75	182,511.25	765,000	765,000
05/01/2027	135,000	6.950%	26,583.75	161,583.75		630,000	630,000
11/01/2027			21,892.50	21,892.50	183,476.25	630,000	630,000
05/01/2028	140,000	6.950%	21,892.50	161,892.50		490,000	490,000
11/01/2028			17,027.50	17,027.50	178,920.00	490,000	490,000
05/01/2029	155,000	6.950%	17,027.50	172,027.50		335,000	335,000
11/01/2029			11,641.25	11,641.25	183,668.75	335,000	335,000
05/01/2030	165,000	6.950%	11,641.25	176,641.25		170,000	170,000
11/01/2030			5,907.50	5,907.50	182,548.75	170,000	170,000
05/01/2031	170,000	6.950%	5,907.50	175,907.50			
11/01/2031					175,907.50		
	1,955,000		1,664,351.25	3,619,351.25	3,619,351.25		

Lakeside Plantation Community Development District

Check/Voucher Register - Check Register - Operating

10101 - Cash-BB&T Operating A/C

From 12/1/2012 Through 12/31/2012

Check ...	Check Date	Vendor Name	Transaction Description	Check Amount
3276	12/4/2012	Comcast Communications	Cable & Internet thru 12/23	259.82
3277	12/4/2012	District Management Services, LLC	Contractual Services Dec	11,066.67
	12/4/2012	District Management Services, LLC	Semi Monthly Staffing Service Dec	7,275.00
3278	12/4/2012	Home Depot Credit Services	Misc Clubhouse Maint. Supplies thru 11/05	382.11
3279	12/4/2012	In the Swim	Pool Signage	63.91
3280	12/4/2012	Lowe's Business Acct/GEMB	Clubhouse Maint. Supplies thru 11/16	56.65
3281	12/4/2012	Morton's Ace Hardware	4 PadLocks Tennis Courts	43.16
	12/4/2012	Morton's Ace Hardware	Electric Wall Clock	19.96
	12/4/2012	Morton's Ace Hardware	Grease Silicone/Padlock	14.83
	12/4/2012	Morton's Ace Hardware	Rivet 50PK	7.19
	12/4/2012	Morton's Ace Hardware	Tennis Court Wall Clock	16.19
3282	12/4/2012	Pool Boy INC.	Repair 6sq ft TPV Pool Inplay Deck	725.00
3283	12/4/2012	TECO Peoples Gas	Gas Service thru 11/21	12.77
3284	12/4/2012	Wal-Mart Community	Misc. Supplies thru 11/15	507.76
3285	12/11/2012	A-1 Superior Pest Control, Inc.	Pest Control 11/19/12	150.00
3286	12/11/2012	Air Conditioning Experts	Solenoid Repair 11/30	400.00
3287	12/11/2012	Archer Janitorial & Paper Supplies	Towel Service	28.89
3288	12/11/2012	Bloomings Landscape & Turf Man...	Ant Bait Application 11/12/12	174.00
	12/11/2012	Bloomings Landscape & Turf Man...	Landscape Maintenance Dec	6,458.00
	12/11/2012	Bloomings Landscape & Turf Man...	Monthly Mulch Service Dec	637.50
	12/11/2012	Bloomings Landscape & Turf Man...	Mulch Service 11/12	724.00
3289	12/11/2012	Florida Power & Light Company	Electric Service thru Nov. 26	576.97
3290	12/11/2012	Florida Power & Light Company	Electric Service thru Nov. 26	1,021.95
3291	12/11/2012	Florida Power & Light Company	Electric Service thru Nov 26	1,725.37
3292	12/11/2012	In the Swim	Flowmeter	59.94
3293	12/11/2012	Jane Gallo	Supervisor Fees 11/28	200.00
3294	12/11/2012	Joe Szewczyk	Supervisor Fees 11/28	200.00
3295	12/11/2012	Ken Tyner Electric Inc.	Electrical Service Repairs	685.00
3296	12/11/2012	Lake Masters Aquatic Weed Contr...	Waterway Treatment Dec	966.00
3297	12/11/2012	North Port Solid Waste District	Waste Removal Nov	120.00
3298	12/11/2012	North Port Utilities	Water Service thru 11/21	963.57

Date: 2/6/13 09:17:58 AM

Lakeside Plantation Community Development District

Check/Voucher Register - Check Register - Operating

10101 - Cash-BB&T Operating A/C

From 12/1/2012 Through 12/31/2012

Check ...	Check Date	Vendor Name	Transaction Description	Check Amount
3299	12/11/2012	North Port Utilities	Front Fount. Water Service thru 11/21	27.28
3300	12/11/2012	North Port Utilities	Clubhouse Water Service thru 11/21	152.05
3301	12/11/2012	Patricia Durham	Supervisor Fees 11/28	200.00
3302	12/11/2012	Pool Boy INC.	Vak Pak Filter Elements	470.00
3303	12/13/2012	Camille Stephens	Supervisor Fees 11/28	200.00
3304	12/13/2012	Department of Economic Opportu...	FY 2012/2013 Special District Fee	200.00
3305	12/20/2012	Bloomings Landscape & Turf Man...	Install New Sod	5,460.00
3306	12/20/2012	Charlotte County Safe and Lock	Remove Padlocks, Service Call	75.00
3307	12/20/2012	Constant Contact	Email/Event Marketing Services	270.00
3308	12/20/2012	Culligan Water	Water Supplies Dec 2012	8.65
3309	12/20/2012	DMK Associates	Professional Services Oct 27- Nov 30 FY2012	1,397.50
3310	12/20/2012	Herald Tribune	Newspaper Service thru 10/24	161.36
3311	12/20/2012	Sunland Paving Co. Inc.	Asphalt Paving	115,995.00
3312	12/28/2012	Home Depot Credit Services	Clubhouse Misc Supplies thru 12/03	852.65
3313	12/28/2012	In the Swim	Chem Hose with Clamp	24.61
3314	12/28/2012	Sparkle Brite Pool of North Port, L...	Muriatic Acid & Supplies	24.29
	12/28/2012	Sparkle Brite Pool of North Port, L...	Pool Chlorine	200.00
	12/28/2012	Sparkle Brite Pool of North Port, L...	Pool Chlorine 11/15	105.00
	12/28/2012	Sparkle Brite Pool of North Port, L...	Pool Chlorine 12/15	105.00
	12/28/2012	Sparkle Brite Pool of North Port, L...	Pool Supplies	17.98
Report Total				161,488.58

Date: 2/6/13 09:17:58 AM

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 5680 W. Cypress Street ♦ Suite A ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

Priority Program Overview

To: Board of Supervisors
From: Peter Altman/DMS Staff
Re: Office Copy Machine Upgrade
Date: February 13, 2013

Program for Priority: Upgrade and Replace Office Copy Machine for the Clubhouse Office. The office needs a copy machine to help with upgraded capabilities and would also be more cost effective.

Budget:

- Total 2013 Budget for Line Item or Use of Reserves \$1,200.00
- Spent to Date for Line Item "Office Supplies" \$ 283.00
- Total Remaining Budget as of February 4, 2013 \$ 917.00
- Cost of Program \$ 679.00
- Remainder Available for other expenditures \$ 238.00
- Other Revenue or Below Budget Line Items

Potential Vendors: Staples, Office Max, Sam's Club

Estimated Project Timeline: Upon Board Approval

Staff Recommendation: The recommendation for the copy machine would be the HP HEWCE864 LJ Pro. This printer uses toner which is more cost effective than the ink cartridges we are currently using. Price comparison the toner runs approximately \$99.00 and the ink runs approximately \$149.00 with the toner averaging 40% more copies than ink. This machine also has wireless capabilities which would be more convenient for any resident that would need to have a document printed such as boarding passes and etc.

BUSINESS GRADE COPY MACHINES

With

- 1) Basic Price Points
- 2) Feature and product descriptions

BROTHER® MFC-9325CW COLOR LASER ALL-IN-ONE PRINTER

Product Visual



Basic Product Summary

- 1) *Price Point \$ 499.99*
- 2) *Wi-Fi ready, 4-1 capabilities, scan, fax, ect...*
- 3) *250 page capacity, with a 35page auto feeding system for large documents.*

(IN DEPTH SUMMARY OF THE PRODUCTS FEATURES)

- 1) *4-in-1: print, copy, scan, fax*
 - 2) *Prints up to 19 ppm black, 19 ppm color (mfr specs)*
 - 3) *Network ready; Wireless 802.11b/g, Ethernet and Hi-Speed USB 2.0 connectivity*
 - 4) *Up to 600 x 2400 dpi resolution*
 - 5) *Adjustable 250 sheet capacity paper tray for letter or legal size paper and a single-sheet manual feed slot for envelopes*
 - 6) *35 page Auto Document Feeder*
 - 7) *Prints up to 8.5" x 14"USB Direct Interface to print from or scan to your USB flash memory drive or print from your PictBridge-enabled camera*
 - 8) *High-quality color scanning up to 19200 x 19200 dpi (interpolated) resolution*
- PCL6, BR-Script3 emulations*
- 9) *33.6 Kbps Super G3 fax*
 - 10) *64MB RAM, expandable to 576MB*
 - 11) *15.7"H x 16.9"W x 19.3"D, 50.5 lbs*
 - 12) *One year limited warranty*

BROTHER® MFC-9125CN COLOR LASER ALL- IN-ONE PRINTER

Product Visual



Basic Product Description

- 1) *Price point \$399.99*
- 2) *4-1 capabilities, copy, scan, fax ect... 35pg auto feed capabilities for large sending and receiving of documents.*
- 3) *Network ready.*

(IN DEPTH SUMMARY OF THE PRODUCTS FEATURES)

- 4-in-1: print, copy, scan, fax
- Prints up to 19 ppm black, 19 ppm color (mfr specs)
- Network ready; Ethernet and Hi-Speed USB 2.0 connectivity
- Up to 600 x 2400 dpi resolution
- Adjustable 250 sheet capacity paper tray for letter or legal size paper and a single-sheet manual feed slot for envelopes
- 35 page Auto Document Feeder
- Prints up to 8.5" x 14"
- PCL6, BR-Script3 emulations
- Scan to E-mail, Image, OCR, File, FTP, Network Folder (CIFS)
- 33.6 Kbps Super G3 fax
- 64MB RAM, expandable to 576MB
- 15.7"H x 16.9"W x 19.3"D, 50.5 lbs
- One year limited warranty
- USB cable sold separately

HP HEWCE864A LJ PRO M475DW MFP LASER ALL-IN-ONE PRINTER

Product Visual



Basic Product Information

- 1) Price Point \$679.99
- 2) 4-1 features, print, fax, scan, copy. Built in Wireless, as well as networking, expandable memory.
- 3) Memory card slots, on top of a high capacity paper tray.

(IN DEPTH PRODUCT SUMMARY)

THIS
PRODUCT
HAS:



PRINT



FAX



SCAN



COPY



WIRELESS



TOUCHSCREEN



WEB-CONNECTED



HP ePRINT



AIRPRINT

- Built-in Wireless Printing
- Built-in Wired Networking
- Two-sided Printing
- Memory Card Slots
- Color LCD Screen
- Expandable Memory
- High-capacity Paper Tray
- Auto Document Feeder

SAMSUNG CLX-6260FD COLOR MULTIFUNCTION LASER PRINTER

Product Visual



Basic Product Summary

- 1) *Price point \$599.99*
- 2) *4-1 multifunction's, print, fax, copy, scan.*
- 3) *Usb ports for multi device printing (usb flash card ect... usb connection)*

(IN DEPTH SUMMARY OF THE PRODUCT)

- *4-in-1 Multifunction Printer*
- *Our newly refined polymerized toner has smaller and more uniform particles than conventional toner, giving lines extra definition, tones more gradation and color more impact*
- *With the power of two cores the device can process your work files simultaneously and the 512MB memory (expandable to 1 GB) ensures even multiple users sending large print jobs get spooled*
- *4-lin LCD display and intuitive compass navigation give you quick and easy access to all the powerful features of the device*
- *print right from a USB memory key, or scan from the device and take your documents on the go*
- *integrated keypad and built-in support, you can print sensitive or confidential data securely*
- *Its innovative polymerized toner requires lower fusing temperatures, the instant fusing technology saves warm up time before first print, and our new Dual CPU make it one of the most energy efficient devices around today*

HP LASERJET PRO 200 M276NW COLOR ALL-IN-ONE PRINTER

Product Visual



Product Summary

- 1) Price Point \$449.99
- 2) 4-1 functions, print, fax, scan, copy. Network ready, and has the standard 35 automatic document feeder option.
- 3) Touch screen with multiple efficiency apps.

(IN DEPTH PRODUCT SUMMARY)

1) Streamline office tasks with a wireless-enabled color MFP that provides touchscreen access to business apps. Print from virtually anywhere with HP ePrint. Boost productivity with versatile scan, fax, and copy options.

2) 4-in-1: print, copy, scan, fax

3) Prints up to 14 ppm black, 14 ppm color (mfr specs)

4) Network ready; Ethernet 10/100Base-TX, USB 2.0 and WiFi 802.11 b/g/n connectivity

5) Up to 600 x 600 dpi resolution

6) Prints up to 8.5" x 14"

7) Monthly duty cycle of up to 30,000 pages

8) 150-sheet input tray

9) 125-sheet output bin

10) 35-sheet (ADF) automatic document feeder

11) Use apps and a color touchscreen to access and print from the Web- even scan to online storage sites.

12) Print documents affordably; Get the same black cost per page as a black-only.

13) Reduce energy use with HP Auto-On/Auto-Off Technology

install in only a few minutes-there's no CD required with HP Smart Install

14) 33.6 kbps fax speed

15) 256 MB RAM

PRODUCT SUMMARIES WITH PRICE POINTS

Model Name	Price Point	Functions and Abilities	Company
Brother® MFC-9325cw Color Laser All-in-One Printer	\$499.99	Wi-Fi ready, 4-1 functions, has a standard analog input (none touch screen)	Brother
Brother® MFC-9125cn Color Laser All-in-One Printer	\$399.99	Network ready (non Wi-Fi ready) 4-1 function, print, fax, scan, copy. Non touch screen.	Brother
HP HEWCE864A LJ PRO M475DW MFP Laser All-in-One Printer	\$679.99	Built in wireless printing, Wi-Fi capable, has a colored touch screen as well as a high capacity paper tray.	HP
Samsung CLX-6260FD Color Multifunction Laser Printer	\$599.99	4-1 functions, fax, print, scan, copy, non Wi-Fi and non touch screen.	Samsung
HP Laserjet Pro 200 M276nw Color All-in-One Printer	\$449.99	Touch screen, wireless capabilities, 4-1 functions, print, fax, copy, scan, 150 sheet input tray, with the automatic 35 sheet document feeder.	HP

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

District Office ♦ 5680 W. Cypress Street ♦ Suite A ♦ Tampa, Florida 33607 ♦ (813) 873-7300 ♦ Fax (813) 873-7070

Priority Program Overview

To: Board of Supervisors
From: Peter Altman/DMS Staff
Re: Fitness Center Upgrades
Date: February 4, 2013

Program for Priority: Fitness Center Television Upgrades

The fitness room currently has two working televisions, which are the older style and do not have DVD or high definition capabilities. The new televisions would be updated flat screens.

Budget:

- Total 2013 Budget for Line Item or Use of Reserves \$7,000.00
- Spent to Date for Line Item "Fitness Center Equipment" \$ 0.00
- Total Remaining Budget as of February 4 ,2013 \$7,000.00
- Cost of Program From \$600.00
- Remainder Available for other expenditures \$6400.00
- Other Revenue or Below Budget Line Items

Potential Vendors: Wal-Mart, Best Buy and or Sam's Club

Estimated Project Timeline: The televisions would be purchased upon Board approval.

Staff Recommendation: We would recommend the RCA 32" with the HD/DVD combo to upgrade the fitness room. The DVD capability would allow any resident to use a workout DVD of their own choice while exercising, and high definition would work well with the upgraded services we are on schedule to have installed.

T.V Report for the fitness room

**With Price points and
general description's of
each of the television's.**

Sceptre



Basic Description

- 1) Price Point \$248.00.
- 2) LED, with 720 resolution, (LED is a more vivid picture quality and is recommended if the television is to be at an odd angle.
- 3) Built in DVD player
- 4) Reviews (according to the Wal-Mart website) 4/5 stars.

(In Depth Product description)

- Sceptre 32" Class LED 720p 60Hz HDTV:•32" LED panel - With a 1366 x 768 resolution
- •True 16:9 aspect ratio - View your movies as the director intended
- •Built-in digital tuner - Watch digital broadcasts, including HDTV programs where available
- •High brightness of 450cd/m² with 6.5 ms response time - Place your TV anywhere
- •20,000:1 dynamic contrast ratio
- •HDMI Inputs: 3 - Enjoy a superior HD experience with HDMI one cable solution
- •31.5" screen measured diagonally from corner to corner
- •Wall mountable - VESA standard 200mm x 100mm
- •Built-in DVD player - Watch all your favorite movies without the clutter of additional devices and cords

RCA 32LB30RQD 32-Inch 720p 60Hz LCD HDTV/DVD Combo

Product Visual



Product Description

- 1) Price Point \$299.99.
- 2) According to “amazon.com” this T.V is 4/5 stars.
- 3) This T.V has a DVD player, but keep in mind that this is a HDTV and LCD not LED so the glare is something to consider.

(In Depth Product Description)

- RCA 32" Class 720p 60Hz LCD HDTV/DVD Combo, 32LA30RQD:•16:9 LCD panel With 1366 x 768 pixel resolution and a 3,000:1 contrast ratio
- •32" class screen size (31.5" screen measured diagonally from corner to corner)
- •Built-in slot-loading DVD player Watch your favorite DVDs without having to hook up an external player
- •Built-in ATSC digital tuner Receive digital broadcasts (including HDTV programs where available) right out of the box
- •450 cd/m² brightness Enjoy vivid pictures regardless of where you place your 720p HDTV
- •3,000:1 contrast ratio For deeper blacks and more vivid colors
- •6.5-ms. response time Generates clear, crisp images even during fast-motion scenes
- •176-degree horizontal and vertical viewing angles See onscreen images with uncompromised clarity from almost anywhere in the room
- •PC input Easily hook your RCA 32" LCD HDTV/DVD combo up to your computer and use it as a PC monitor
- •3 HDMI inputs Delivers uncompressed digital audio and video signals over 1 cable

COBY - TFDVD3295 - LCD TV - 720p

Basic Product Description

- 1) Price Point \$224.00
- 2) LCD, non LED, has a integrated DVD player and the resolution is 720 pixels technically HD.
- 3) Takes SD cards as well as flash cards for the present inputs (can take memory cards).
- 4) Full range speakers.
- 5) Reviews range from 3 to 4 stars out of 5.



(In Depth Product Description)

- ■Manufacturer Part Number: TFDVD3295
- ■Manufacturer Website Address: www.cobyusa.com
- ■Brand Name: Coby
- ■Product Model: TFDVD3295
- ■Product Name: TFDVD3295 TV/DVD Combo
- ■Product Type: TV/DVD Combo
- ■Screen Size: 32"
- ■Aspect Ratio: 16:9
- ■Features: Closed Caption
- ■Media Supported: CD-R
- ■Audio Formats: CD-DA
- ■Image Formats: JPEG
- ■Analog Tuner: NTSC
- ■Maximum Resolution: 1366 x 768
- ■Comb Filter: 3D Y/C
- ■Scan Format: 720p
- ■Speakers: Yes
- ■RMS Output Power: 20 W
- ■HDMI: Yes
- ■Number of HDMI Ports: 3
- ■Composite Video: Yes
- ■Component Video: Yes
- ■S-Video: Yes
- ■VGA: Yes
- ■Height: 21.6"
- ■Width: 31.3"
- ■Depth: 4.2"
- ■Height with Stand: 22.40"
- ■Width with Stand: 31.40"
- ■Depth with Stand: 9.20"
- ■Package Contents:
 - TFDVD3295 TV/DVD Combo
 - 2 x AAA Batteries
 - Remote Control
 - AV Cable

Price Points and Overview

Name/Brand	Reviews or overall rating	Price Point	Quality of Picture and with that the form or type of T.V
Sceptre “32inch DVD & T.V combo”	4 out of 5 stars	\$248.00	720pixels & LED
RCA 32LB30RQD 32-Inch 720p 60Hz LCD HDTV/DVD Combo	4 out of 5 stars	\$299.99	720pixels & LCD
COBY - TFDVD3295 - LCD TV - 720p	Ranges from- 3/5 to 4/5 stars	\$224.40	720pixels & LCD

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COMMUNITY DEVELOPMENT DISTRICT**

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Priority Program Overview

To: Board of Supervisors
From: Peter Altman
Re: Fitness Center Upgrades
Date: February 13, 2013

Program for Priority: Fitness Center Upgrades Protective Wall Mats.

The fitness room has a history of needing wall patching, repair and painting from damage caused by various fitness equipment items. We have researched protective wall pads made specifically for fitness rooms and or gyms. The area that is need of the protection would require two mats 2' x 7', please see the attached drawing.

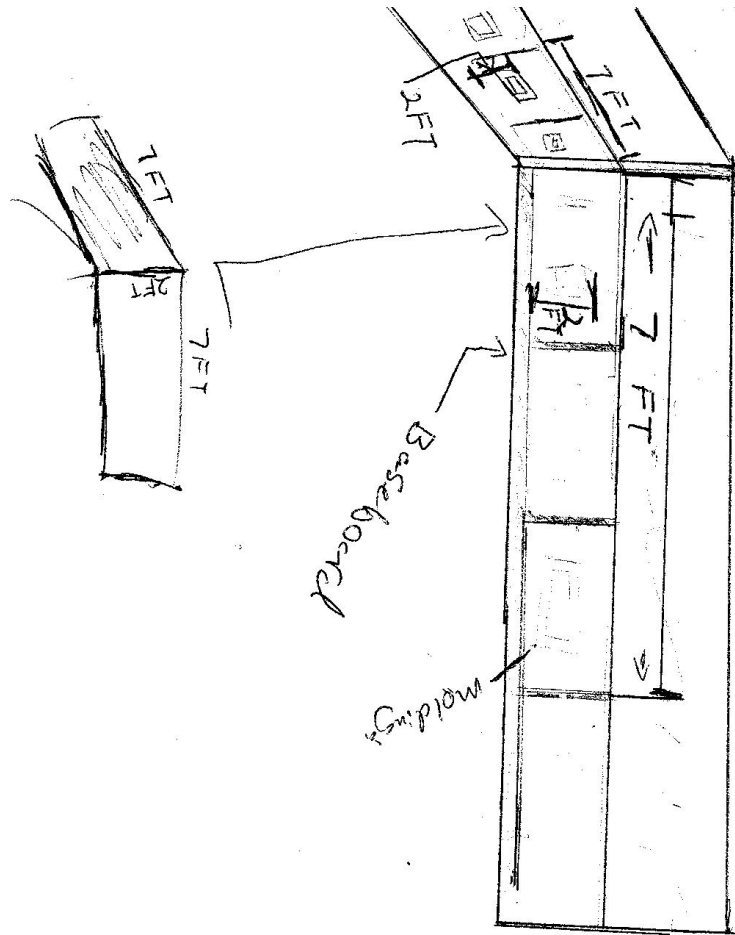
Budget:

- Total 2013 Budget for Line Item or Use of Reserves \$7,000.00
- Spent to Date for Line Item "Fitness Room Equipment" \$ 600.00
- Total Remaining Budget as of **February 4 ,2013** \$6,400.00
- Cost of Program for recommended mats \$ 130.00
- Plus applicable shipping charges.
- Remainder Available for other expenditures \$6,270.00
- Other Revenue or Below Budget Line Items

Potential Vendors: Grainger, Innovative Athletic and Safe whole Sale

Estimated Project Timeline: Approximately ten days to two weeks after Board approval.

Staff Recommendation: The staff recommends the mats from Innovative Athletic as a wall protectant and choice of color.



GYM WALL PADDING

Simple price points, with material description

SPALDING, AAI WALL PADDING, 2 BY 6 FOOT

Visual of the padding



Basic Description

- 1) Price for each segment = \$145.35
- 2) Material that the padding is made out of = Polyurethane Foam.
- 3) Panel thickness 16inchs
- 4) These panels are also multi colored so there are multiple options.

GYM WALL PADDING WITH FOAM LIPS TOP AND BOTTOM, 2FT BY 6FT

Visual of the product



Basic Description

- 1) Price point = \$65.00 per segment.
- 2) Material that the padding is made of = 100ILD Polyurethane Foam bonded with wood reinforcements on the back portion of the panels, also covered in fire rated Vinyl.
- 3) There are also multi color options on these panels.

WALL PADDING, WITH WOOD REINFORCED BACKS, SIZE 2FT BY 7FT

Visual of the Product



Basic Description

- 1) Price point = \$129.95 per segment/ panel
- 2) Material that the panel is composed of = 2inch thick polyurethane foam, with wood reinforced backing.
- 3) There are multiple options for colors.

SYNAPSE OF THE THREE PRODUCTS

Basic Price	Name: Supplier	Material	Size
\$145.35	Grainger	Polyurethane Foam	Panel thickness 16inchs
\$65.00	Innovative Athletic	Polyurethane Foam	N.A
\$129.95	Safe whole sale (.com)	Polyurethane Foam	2in. thick

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

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To: Board of Supervisors

From: Peter Altman

Date: February 13, 2013

Re: Manager Report

A number of items were identified at the last meeting which we were to be address. Among them was the issue of staffing services and determining if the night shift which was approved by the Board was being covered with the hours expected. A review of our hours of service provided was completed and is attached for your review. It does show that there were occasions when the shift was not fully manned and there were occasions when staffing lapsed as a result of turnover and or termination. The actual man-hours (lady-hours too) that we are expected to provide is not specified in our staffing agreement and we can review the expectations with the Board regarding that if the Board desires. As an example, we have continued to include the services of two full time employees in the maintenance roll and we maintain more than one employee when needed during regular hours and events. In the summer, we would normally recommend more hours monitoring the pool and handling higher demand.

The bottom line however is that we will provide the District with a credit as requested for the night shift as reported on the attached spreadsheet and we will review the actual hours provided on a quarterly basis going forward.

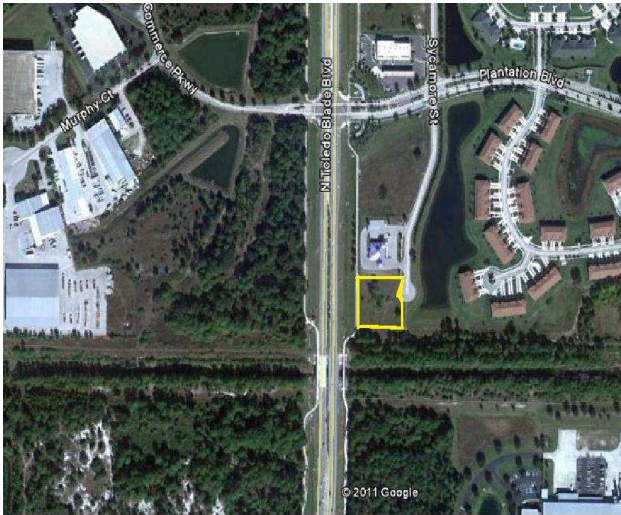
We have continued to work with the staff to improve the responsiveness to the resident's needs and will be making some additional improvements in the supervision of the staff to include more frequent visits and oversight.

Attached below is the documentation:

- Commercial Parcel-2447 Sycamore Street-Offered to District
- District Overdraft Fees, Reimbursement and Solution
- Staffing Billing Reconciliation

Toledo Blade Frontage
2447 Sycamore St
North Port, FL 34289

Commercial Outparcel



Property Overview

Commercial outparcel fronting Toledo Blade Blvd. Public water and sewer at site. Bank owned and bank wants to sell. The selling price of this property is 1/3 of what it was bought for.

Property Details

- . Lot Size -1.06 acres
- . Zone-PCD (pland Commerc devel)
- . Cost-\$2.38sf
- . Water Retention-Offsite
- . Protected Habitat-None
- . Cleared land 100% buildable

Contact Information:

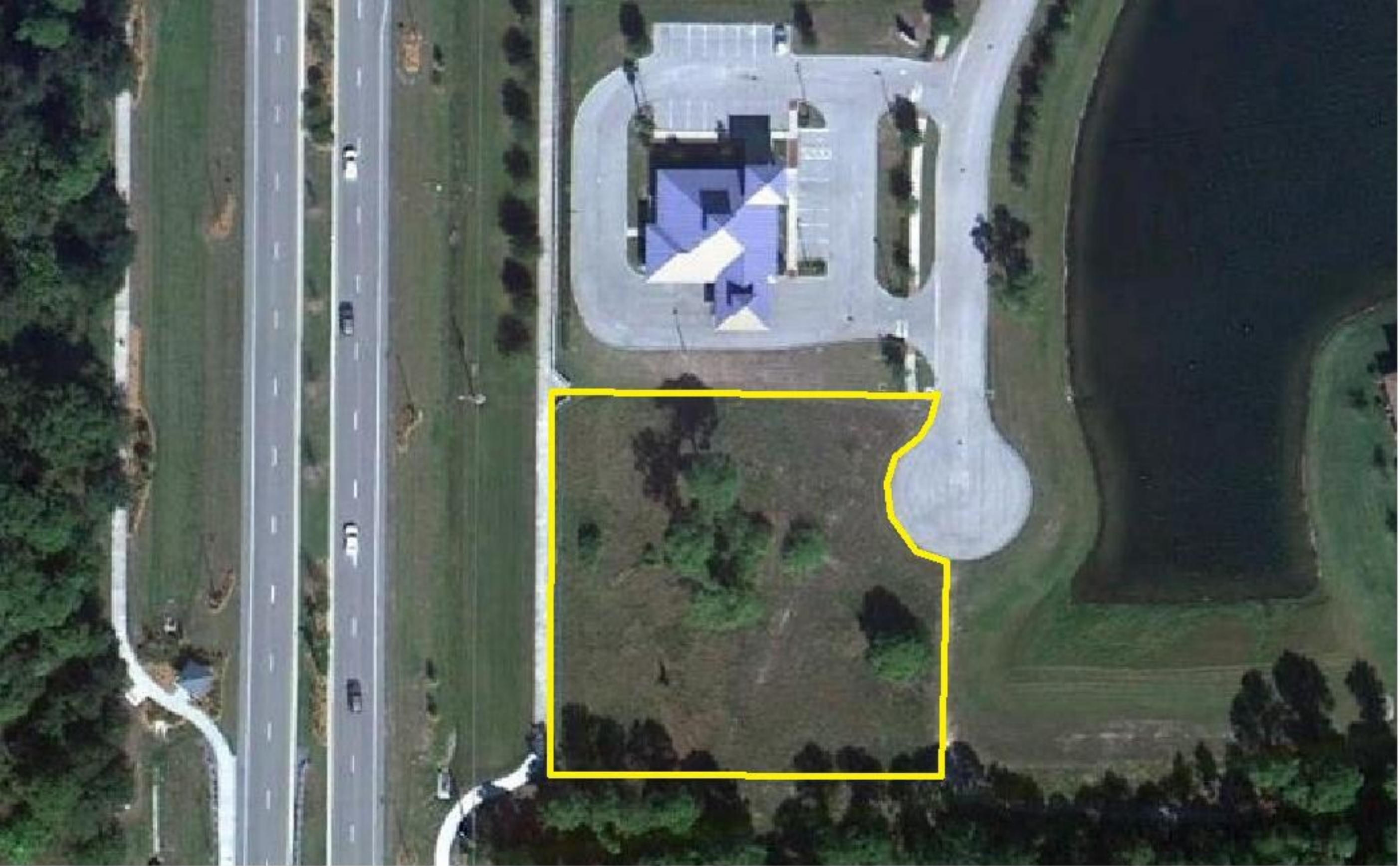
Steve Pileggi (Broker)
Spileggi22@gmail.com

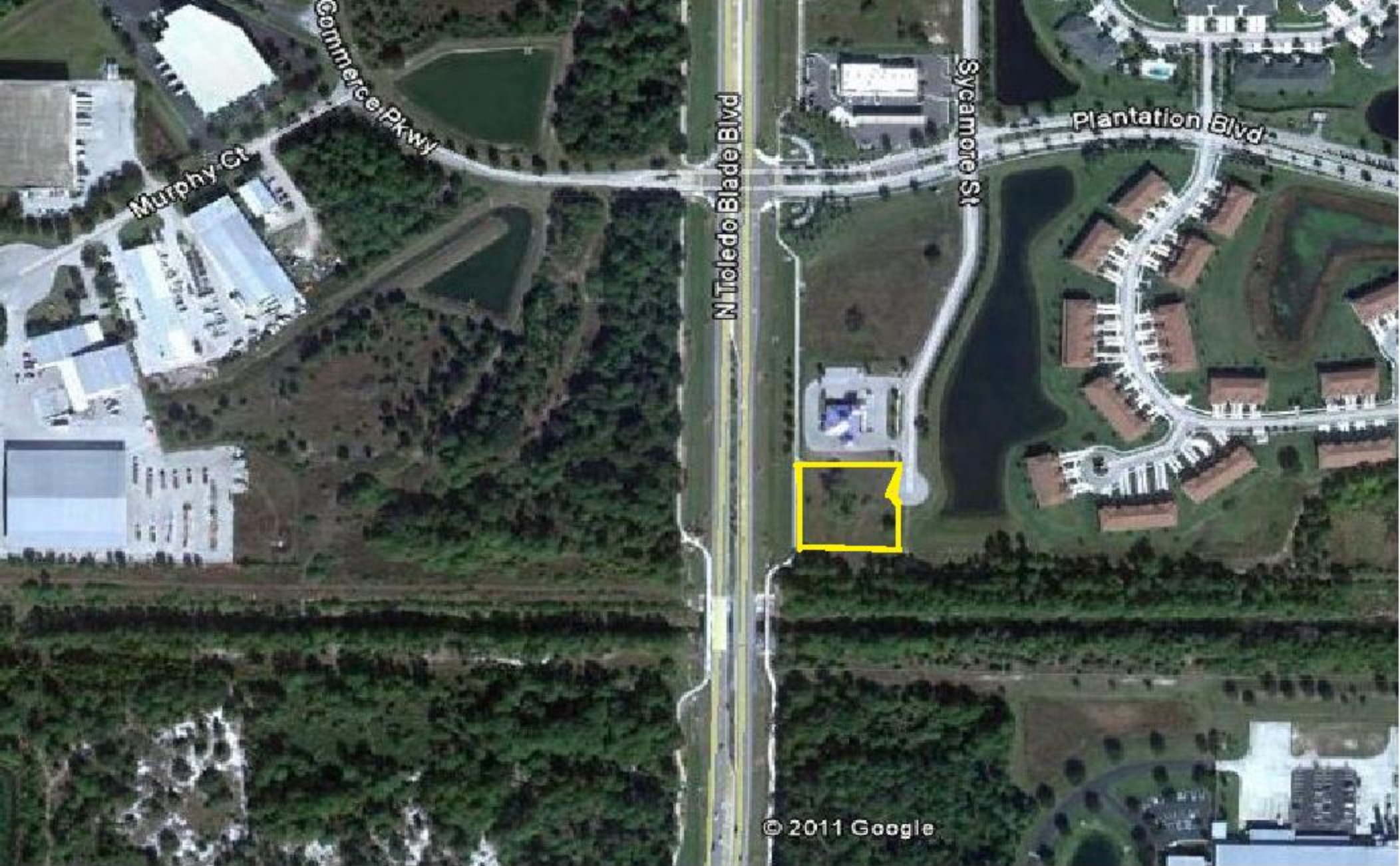
Cell 941-376-0282
Fax 941-914-9987

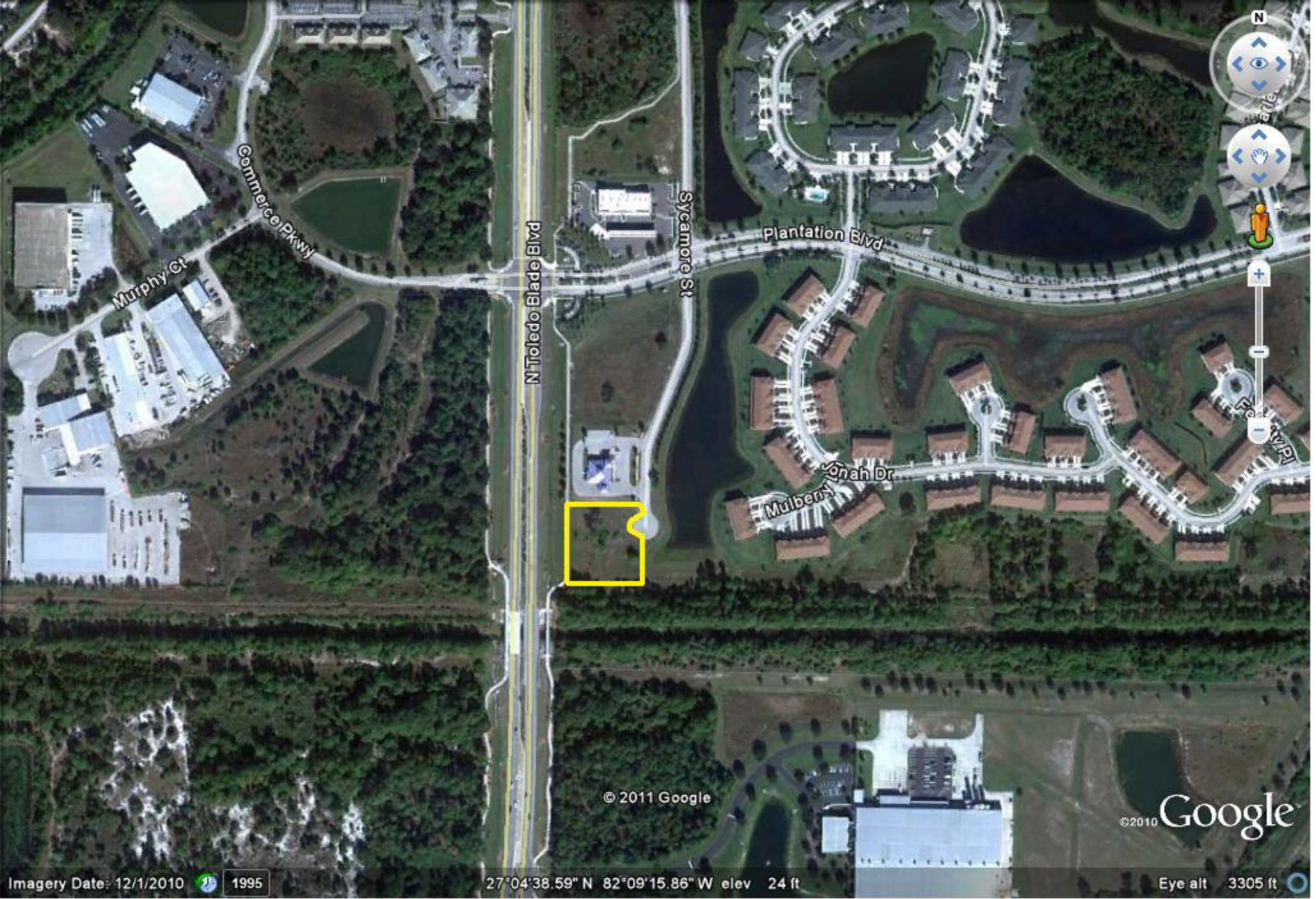
Pileggi
REALTY GROUP, LLC

(941) 358-7465

16 S. Orange Ave Sarasota, FL 34236







Memorandum

To: Lakeside Plantation District Board
CC: Lakeside Plantation District Manager and District Staff
From: Robert Rios, Accounting Controller
Date: 2/4/2013
Re: District overdraft fees, reimbursement, & solution.

To whom it may concern,

It was recently brought to my attention that the district incurred overdraft fees stemming from the over drawing of funds from the general fund checking account. The problem was detected quickly which allowed DMS to communicate with the bank, BB&T, in order to have the fees refunded to us on the next statement.

The district's October 2012 financial statements show an expense for \$315 under other current charges. In the November 2012 financial statements there was an offsetting credit for \$315 to reflect the refund from the bank. This is a zero net effect on the district's financial statements.

In order to prevent any future fees or shortages of funds, overdraft protection has been set up to cover any deficit from the general fund checking account with funds from the money market account. The use of overdraft protection as well as the regular monitoring of the bank balances online will ensure that we face no further issues.

As always cash management is a priority for a district and something DMS takes very seriously- should you have any additional questions please feel free to contact myself or your district manager.

Thank you,

Robert Rios
Accounting Controller
District Management Services

Lakeside Plantation Quarterly Analysis- Day/Night Hours

68.03

Title	January		December				November				October	
	1/1 Day	1/1 Night	12/16 Day	12/16 Night	12/1 Day	12/1 Night	11/16 Day	11/16 Night	11/1 Day	11/1 Night	10/16 Day	10/16 Night
Property and Activities												
T. Harrington	87.75	1	81.5		66		76		86		88.5	1
R. Clark	61.5	2	26		25.75	0.25	23		39.5	0.5	27	
Maintenance												
W. Gage	77		86		74		88		97.5		91.5	
Night Shift												
A. Andreyev	74.5	7.5	86		56	27.75	27	56.25	42.5	54	24	42
S. Andreyev	59	21	69.25	22	35.5	57	45.75	33	50	40	30.75	44
C. Reeves												
R. Wright			4.75	2								
Misc.												
J. Eastwood					12.25		87		95.75		79.5	
V. Viel											5.75	
Total	359.75	31.5	353.5	24	269.5	85	346.8	89.25	411.3	94.5	347	87
		87		87		87		87		87		87
		55.5		63		2		0		0		0

* The night shift is considered 9:00 PM to 5:00 AM

Audit Summary

Budget allows 87 hours a pay period at night
 Budget allows \$13.74 an hour at night which includes taxes and administrative
 During this period, we were short 120.5 night hours
 Credit amount should equal 120.5x13.74= **\$1655.57**

STRALEY & ROBIN

1510 W. Cleveland Street
Tampa, FL 33606
Phone: 813-223-9400
Fax: 813-223-5043

MEMORANDUM

TO: District Managers

FROM: District Counsel

DATE: November 29, 2012

RE: Community Development District (“CDD”) Supervisor Participation
and Voting at Board Meetings by Electronic Means

Absentee Participation at Meetings

With the wide spread availability of electronic communication devices (cell phones, internet connections and video conferencing), requests from Supervisors to participate and vote at CDD board meetings through electronic means have become more and more frequent. This memorandum is intended to provide direction and guidance on the requirements of Florida law governing absentee participation by board members at public meetings.

Quorum Requirements for CDD Board Meetings

The District is governed by a five member Board of Supervisors (the “Board”) that is elected by residents of the District. Each Supervisor takes an oath to faithfully, honestly and impartially discharge their duties as supervisors for the CDD. This duty includes an obligation to attend Board meetings throughout a Supervisor’s term in office. The failure of Supervisors to attend meetings presents the risk that a quorum will not be present and the CDD will not be able to conduct necessary business. For the health, safety and welfare of the CDD’s residents, it is imperative that each Supervisor make the effort to attend as many Board meetings in person as possible.

Despite the widespread availability of electronic communication, Florida’s Attorney General has repeatedly opined that in order to meet the statutory quorum requirements, the physical presence of the minimum number of board members is necessary to conduct a public meeting. (AGO 2010-34, AGO 2009-56, and 2003-41). For CDDs, at least three supervisors must be physically present to have lawful quorum and conduct business. Section 190.006(5), Florida Statutes. The Attorney General has also expressed a concern that participating and voting through electronic communication devices may deprive residents with access to public officials, so they have discouraged participation and voting through electronic means. (AGO 2010-34, AGO 2006-20, and 2003-41). Consequently, with a single exception for “extraordinary circumstances”, the

Attorney General has stated that public officials must attend board meetings in person and at least three Supervisors must be physically present for the Board to conduct business and take action. Absent a physical quorum being present, the meeting must be adjourned to another time.

Participation and Voting at Board Meetings through Electronic Means

Florida's Attorney General has opined that public officials may participate and vote by electronic means (without being physically present) only when extraordinary circumstances exist and a quorum of physically present board members finds that extraordinary circumstances prevent the absent member from attending the meeting in person. (AGO 2003-41 and 2002-82). Accordingly, before allowing the absent member to participate at a meeting via conference call or other electronic means, the Board must first consider the request of the absent Board member to participate by electronic means, and determine in its reasonable judgment that absentee participation and voting is justified by extraordinary circumstances. (AGO 2003-41). For example, in one instance where a public official could not attend a meeting in person because of a serious medical condition, the official was allowed to participate and vote at a meeting by telephone. (AGO 2003-41). If the Board members physically present at the meeting determine that an extraordinary circumstance exists (such as a medical condition), then the absent member may participate and vote in the meeting through electronic means. However, if the Board members physically present determine that an extraordinary circumstance does not exist, then the absent Board member may not participate and vote in the meeting. The Board should carefully consider the extraordinary nature of the circumstances when receiving such a request.

While the Board may allow a Supervisor to participate and vote in meetings through electronic means when extraordinary circumstances exist, the Board may not allow a Supervisor to participate and vote when ordinary circumstances exist. For example, a Supervisor may have a routine scheduling conflict that prevents them from attending Board meetings on a regular basis. Such a conflict is not extraordinary, and in some CDDs has caused a major problem because the Board was unable to attain a physical quorum. Moreover, in many cases, residents have raised objections because a Supervisor has not been able to attend meetings in person on a regular basis due to ordinary scheduling conflicts. Consequently, the Board should only allow participation and voting through electronic means when extraordinary circumstances exist.

With respect to compensation, Supervisors are entitled to receive \$200 per meeting of the Board. Section 190.006(8), Florida Statutes. Under this statutory provision, there is no prohibition against compensating Board members that participate and vote through electronic means. Therefore, if the Board determines a Supervisor may participate and vote through electronic means, that Board member will be entitled to compensation.

Procedures for Participation and Voting through Electronic Means

In accordance with the Attorney General's guidance, we have prepared a recommended procedure for Boards to follow in determining whether a Supervisor may participate and vote at a meeting through electronic means:

1. The Supervisor should notify the District Manager in advance that they will not be able to attend in person and that they would like the Board to consider allowing them to participate and vote by electronic means. The absent Board member must provide a reasonable explanation of the facts and extraordinary circumstances preventing attendance at the meeting.
2. The quorum (three or four) of Board members who are physically present must determine whether an extraordinary circumstance exists and whether to allow the absent board member(s) to vote and participate by electronic means. (The absent member(s) may not participate in that vote.)
3. During the course of the meeting, if the physical quorum of Supervisors is lost, then the meeting will have to be adjourned or continued for lack of a physical quorum because the Supervisor(s) participating via electronic means cannot be counted toward the minimum quorum requirements.

As outlined above, Supervisors must make every effort to attend Board meetings in person. If they do not, the Board will not be able to conduct business. While there are instances where board members may participate and vote through electronic means, the Florida Attorney General has consistently opined that this should only be for extraordinary circumstances as determined by the Board. Accordingly, Board members should make every effort to attend Board meetings in person unless extraordinary circumstances prevent them from attending the meeting.



Lakeside Plantation Amenities Report for January, 2013

TO: The Board of Supervisor
FROM: Tanya Harrington
DATE: February 4, 2013
RE: Amenities Report for Lakeside Plantation

January Events:

1. Bingo 1/11/2013

Signed Up- 6
Attended-6
Budgeted-\$0.00
Purchases-\$0.00
CDD Profit/**Loss**-

2. Community Yard Sale 1/12/2013

Signed Up-72 (In Office
Attended- 100 (minimum)
Budgeted-40.00
Purchases-\$30.00
Income-\$0.00
CDD Profit/**Loss**- 30.00

3. Pain Management Seminar 1/14/2013

Signed Up-6
Attended-7
Budgeted-\$ 0.00
Purchases-\$ 0.00
Income-\$0.00
CDD Profit/**Loss**

4. Pizza Night 1/18/2013

Signed Up-45
Attended-45

Budgeted-\$50.00
Purchases-\$227.43
Income-\$180.00
CDD Profit/**Loss** -\$47.43

6. Massage Day 1/19/2013

Signed Up-15 (Full)
Attended-13
Budgeted- \$0.00
Purchases-\$ 0.00
Income-\$0.00
CDD Profit/**Loss** -\$0.00

5. Tauck Travel Seminar 1/21/2013

Signed Up-22
Attended-20
Budgeted-\$0.00
Purchases-\$0.00
Income-\$0.00
CDD Profit/**Loss**-\$0.00

6. Wine & Cheese 1/23/2013

Signed Up - 135
Attended-135
Budgeted-\$150.00
Purchases-\$203.96
Income - \$0.00
CDD Profit/**Loss**-203.96

7. Ladies Luncheon 1/24/2013

Signed Up – 31

Attended – 35
Budgeted-\$0.00
Purchases- \$0.00
Income - \$0.00
CDD Profit/**Loss** – \$0.00

8. Immokalee Trip 1/30

Signed Up –32
Attended –36
Budgeted – \$0.00
Purchases – \$640.00
Income –\$640.00
CDD Profit/**Loss** –\$0.00

9. Ice Cream Social

Signed Up –49
Attended –50
Budgeted – \$50.00
Purchases – \$32.42
Income –\$0.00
CDD Profit/**Loss** –\$32.42

We are in the midst of “season” here at Lakeside. The Clubhouse seems to always be buzzing this time a year with all the activities and events. We have a dinner/dance for Valentine’s along with some of the favorites here including Wine and Cheese, Ice Cream Social, Pizza, Coffee and Muffins, and Italian Pot-Luck. We enjoy seeing everyone and urge everyone to sign up early for all events, as they sell out quickly this time of year.

Lakeside Plantation

NIGHTSHIFT

■ Security/Maintenance

Report January, 2013

We are excited to welcome our newest staff member Christopher Reeves. Chris has taken the night/security position here at Lakeside Plantation. Christopher is handling most of the night shift hours along with some coverage handled by Serge.

We have no serious incidents to report as again the coverage definitely discourages any unwanted activity.

We of course are into our busy season so this shift is staying extremely busy with set-ups and tear-downs of our many activities, events and private functions, along with their security patrol.

Maintenance Report

LakesidePlantation

January, 2013

TO: Board of Supervisor
FROM: Bill Gage and Andrey Andreyavich
DATE: January, 2013
RE: Maintenance Report

- **Clubhouse** - The emergency phone attached to the Clubhouse was replaced. The fitness room and card room doors entry key pads needed to be replaced due to age and wear. After calling the original installer for an estimate, Bill Gage went to price check the key pad locks. Both receipts are attached, so you can see the price difference., and the money saved. Replaced one deadbolt in one of the Clubhouse entry doors.
- **Landscaping**- This month Bill Gage went on a development wide “tour” with Bloomings and Rick Huddleson and discussed present and future tasks.
- **Pool** - Two of the ladder covers were replaced this month and the pool chemicals, and equipment is functioning properly.
- **Street Lights**- Replaced five street light bulbs in conjunction with the tennis court bulb replacement.
- **Fitness Room/ Equipment** –All fitness equipment is in good working order. Small holes again repaired in walls with more to follow.
- **Tennis Courts** –Rented lift to replace two of the bulbs for the tennis court lights. Also used lift to replace street lights. Worked on Court #1 by adding base material along all lines. Met with Michael Crucitti from Welch Tennis for training on court maintenance on January 24. Replaced on of the tennis nets with another replacement to follow. Bill looked into putting up a “sun cover” over part of the courts and was advised that a strong wind or storm could compromise the fence.
- **Ponds/Lakes**- Lakemasters continues to treat all waters on a weekly to bi-weekly basis.
- **Fountains**- Chemicals were added to maintain the fountain water and they have been wiped down and sides cleaned.
**We still encourage any Resident who sees a maintenance issue to let the staff know so we may address. The maintenance forms can be filled out in the office or you can address your concerns by phone or email. There are no outstanding maintenance work orders at the time of this report.*

320 TAMiami TRAIL, SUITE 3
 ORT CHARLOTTE FL 33952 33952

Estimate

Date	Estimate #
12/3/2012	26234

Name / Address
Lakeside Plantation 5680 W CYPRESS ST STE 5680A TAMPA FL 33607

Ship To
Tax Certificate on file Valid thru 6/30/2014

P.O. No.	Terms	Rep	Project
	Nct 15	JM	

Description	Qty	Cost	Total
ba Eplex 2000	2	475.00	950.00
sh Plates	2	35.00	70.00
in Hours	2	60.00	120.00
vice Call		55.00	55.00

*Put up lower
 receipt*

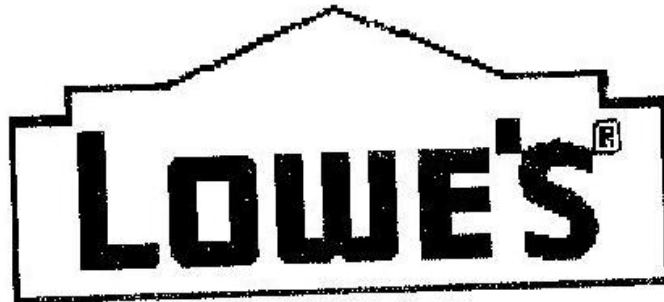
	Subtotal	\$1,195.00
YOU are the KEY to our success! Thanks for your business.	Sales Tax (7.0%)	\$0.00
	Total	\$1,195.00

Signature _____

Phone #	Fax #	E-mail	Web Site
941-629-6214	941-629-9705	Locksmith@MySafeandLock.com	www.MySafeandLock.com

1000/1000

12/03/2012 11:06AM FAX 9416299705



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PORT CHARLOTTE, FL 33948 (941) 421-1041

- SALE -

SALES#: S1732MB3 1088119 TRANS#: 2385817 12-01-12

39790 BB ELECTRONIC KEYPAD LVR	245.10
129.00 DISCOUNT EACH	-6.45
2 @ 122.55	
170935 ENERGIZER 2032 BATTERY 2	4.57
4.81 DISCOUNT EACH	-0.24

SUBTOTAL: 249.67

TAX: 17.48

INVOICE 02613 TOTAL: 267.15

LCC: 267.15

TOTAL DISCOUNT: 13.14

LCC:XXXXXXXXXXXX8484 AMOUNT:267.15 AUTHCD:001451

SWIPED REFID:385828173202 12/01/12 13:17:08

LBA/PO: 0

STORE: 1732 TERMINAL: 02 12/01/12 13:17:32

OF ITEMS PURCHASED: 3

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS