

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS MEETING
MAY 8, 2013**

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
AGENDA
MAY 8 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, May 8, 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. STAFF REPORT**
 - i. Amenities & Maintenance Report Tab 1
- 6. BUSINESS ITEMS**
 - A. Presentations for District Counsel Tab 2
 - i. Blalock Walters; Mark P. Barnebey
 - ii. Hopping Green & Sams; Michael C. Eckert
 - B. RFP for Management Companies..... Tab 3
 - C. Review of Landscaping Services Proposal Tab 4
 - D. Consideration of Fiscal Year 2014 Proposed Budget Tab 5
 - E. Consideration of Resolution 2013-05;
Adopting Fiscal Year 2014 Proposed Budget and Setting Public Hearing..... Tab 6
- 7. BUSINESS ADMINISTRATION – CONSENT ITEMS**
 - A. Consideration of Operation and Maintenance Expenditures May 2013..... Tab 7
 - B. Review of Financials Statement Month Ending March 31, 2013..... Tab 8
 - C. Annual Disclosure of Qualified Electors Tab 9
 - D. Acceptance of Financial Audit Fiscal Year 2012..... Tab 10
- 7. STAFF REPORTS**
 - A. District Manager
 - i. Manager’s Report
 - B. District Engineer
 - C. District Council
- 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

April, 2013

- Amenities/Maintenance
 - Report

Maintenance

Clubhouse:

- The pavers in the porch hallways have been pressure washed, grouted , and sealed.
- The benches in front of the clubhouse are in the process of being re-stained.
- Behind the picnic area we had a spot of erosion and it has been filled with dirt and sod added to ensure safety for all using the area.
- Slats in the gazebo have been replaced.
- Two pool chairs and one of the pool umbrellas are being repaired at this time. Four chairs have been replaced in the pool gazebo area do to wear.
- Started pressure washing the Clubhouse and pillars.
- Replaced a round table used for events to replace broken table.

Fountain Area:

- North side fountain pump has been replaced.

Tennis Courts:

- Removed excess dirt from around transformer box.
- Continued with routine maintenance and the scheduled Wednesday afternoon maintenance.

Amenities

We had a very busy April. We started out with our first annual sold-out Spring Fling Dance. Gemini performed and everyone had a great time. We hosted the Ladies Lunch this month at Lakeside and everyone brought a salad bar item, it was a great success and all the ladies enjoyed a great lunch and a fabulous time.

Ice Cream, and the Pot-Lucks were a good time for all. Our favorite Wine and Cheese is as always attended and enjoyed.

In Progress

-We are currently working on getting the fitness room freshened up. Since the Board has previously approved the wall mats and the televisions, we are working on estimates for new flooring, and possibly removing the white cabinet to make more room for everyone to exercise.

-The Ice maker has become an issue and we are working on getting three estimates for replacements for the kitchen.

-After a slight discussion amongst the Board at a previous meeting, we would like to make some adjustments to the private functions rental procedures, and check into raising the rates, setting new time restrictions. Possibly with direction from the Board have a revised rental agreement.



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MARK P. BARNEBEY, ESQ. | Principal

Practice Areas

Local Government, Land Use, Real Estate

Education

Legal Florida State University College of Law
Received Juris Doctorate with "Honors", 1983

Graduate Florida State University College of Social Sciences
Received Masters of Science in Planning, 1983

Undergraduate Florida State University College of Business
Received Bachelor of Science, Cum Laude, 1978
Major: Finance Minor: Government
Garnet and Gold Key Leadership Society
President, Magnolia Hall Dormitory

Certification

Florida Bar Board Certified, City, County and Local Government Law

Employment

Blalock Walters, P.A., Bradenton, Florida
Principal and Chair of Local Government, Land Use and Education Law Group (2012)

Kirk ▪ Pinkerton, P.A., Bradenton, Florida
Executive Committee (2010 – 2012)
Chief Executive Officer (2004 – 2006)
Shareholder (1999 – 2012)

Manatee County Attorney's Office, Bradenton Florida
Chief Assistant County Attorney (1997 – 1999)
Senior Assistant County Attorney (1987 – 1997)
Assistant County Attorney (1986 – 1987)

Manatee County Housing Authority, Bradenton, Florida
Pro Bono hearing officer regarding federal housing assistance programs (1994-2003)

Harllee, Porges, Hamlin & Brownell, P.A., Bradenton, Florida
Land Use and Environmental attorney (1983 – 1986)

BRADENTON
802 11th Street West
Bradenton, FL 34205

SARASOTA
2 North Tamiami Trail
Suite 408
Sarasota, FL 34236

941.748.0100 phone
941.745.2093 fax
BlalockWalters.com



Awards and Honors

Ralph Marsicano Award from the City, County, Local Government Section of the Florida Bar (2012)
Manatee County Bar Association: Outstanding Community Service Leader (2011)
Florida Planning and Zoning Association: George W. Simons Award for Outstanding Contributions to Planning and Zoning in the State of Florida (2010)
The Florida Bar, Local Government Law Section: Paul S. Buchman Award for Outstanding Contributions to Local Government Law for the State of Florida (2004)
The Florida Bar, Local Government Law Section: Award for Contribution to Promoting Professionalism and Ethics (2001)
The Florida Bar, Local Government Law Section: Award for Outstanding Contributions to the Section (1994)
The Florida Bar, Local Government Law Section: Award for Outstanding Contributions in the Area of Legal Writing (1992)
American Planning Association: Palmetto Elementary Complex Project of Merit (2011)
Florida Planning and Zoning: Palmetto Elementary Complex Outstanding Public/Private Project (2011)
Who's Who in American Law
Who's Who in America
AV Preeminent™ Peer Review Rated by The Martindale-Hubbell® Peer Review Ratings™
Florida Trend: Legal Elite (2011)
Selected for inclusion in 2011 Florida Super Lawyers®

Professional Organizations and Activities

The Florida Bar:

City, County and Local Government Law Section, Member (1986-present)
Chair (1999-2000)
Chair-Elect (1998-1999)
Secretary-Treasurer (1997-1998)
Committee Co-Chair, Professionalism and Ethics (2000-2008)
Executive Council (1994-Present)
Co-chairman, Joint Land Use and Environmental Seminar (1992-1996)
Environmental and Land Use Law Section, member (1983-present)
Grievance Committee, Circuit 12B, Member (1995-1998)
Chairman (1997-1998)

Manatee County Bar Association

Florida Planning and Zoning Association, State Director (1985-Present)
State President (1993-1994), President-Elect (1992-1993), Vice President for Policy Affairs (1991-1992), Annual Conference Committee Chairman (1991)

Florida Planning and Zoning Association, Gulf Coast Chapter

Member; President (1988-1989, 1991-1992), Chapter received 1989 Outstanding Chapter award

City of Bradenton Architectural Review Board

Member (1985-2000), Vice Chairman (1991-1997)

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Imagine Manatee: Steering Committee (2003)
Realize Bradenton: Steering Committee (2008-2009)
Bradenton Area Economic Development Council Trustee (2005-Present), Secretary (2013)
Manatee County Historical Commission – Member (2007-Present), President (2008-2010)
Bradenton Community Redevelopment Agency Public Art Committee (2009-Present), Chair (2011-Present)

National or State-Wide Professional Presentations

Speaker, 1995 - 2012, The Florida Bar, City, County, and Local Government Law Certification Review Course, various locations, regarding land use law.
Speaker, 2003, 2007, 2009 - 2012, Florida Planning and Zoning Association Planning Commission Training Seminar, various locations, regarding land use law and planning.
Speaker, 1999, 2000, Florida Chamber of Commerce, Growth Management Short Course, Orlando, regarding regulatory takings.
Speaker, 2012, The Florida Bar, seminar, St. Augustine, regarding public records and sunshine law case issues.
Speaker, 1996, CLE International Seminar, Orlando, regarding private property rights.
Speaker, 1995, Florida Municipal Attorneys Seminar, Ft. Myers, regarding quasi-judicial hearings.
Speaker, 1994, Florida Bar Teleconference Seminar, Orlando, regarding quasi-judicial hearings.
Speaker, 1992, Florida Bar Seminar, Tampa, regarding non-conforming uses.
Speaker, 1991, Florida County Attorneys' Association Conference, Orlando, regarding vested rights.
Speaker, 1987, American Planning Association Conference, New York, regarding impact fees.

Publications

Author, "Zoning Disclosure Ordinances: How Much Does the Public Need To Know," Florida Bar Journal, Vol. 46, No. 9 (October, 1992).
Co-Author, "Quasi-Judicial Land Use Hearings: Does Your Evidence Pass Muster?," Florida Bar Journal, Vol. 49, No. 3 (March 1995).
Co-Author, "Community Approaches of Development Impact Fees," in Development Impact Fees, edited by Arthur C. Nelson, Planners Press (Washington 1988)

Admitted to Practice and attorney in good standing

Florida Supreme Court and lower state courts
U. S. Supreme Court
U. S. Court of Appeals, 11th District
U. S. District Court, Middle District of Florida

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Professional Activities

Florida Railroad Experience, Inc.: Director (2012 – Present), Secretary (2013)
Manatee County Library Foundation: Director (2002-2012), Vice President (2004-2006),
President (2006-2008), Advisory Board Member (2012 – Present)
Girls' Club Foundation of Manatee County: Board Member (2010 – Present)
Habitat for Humanity Finance Committee (2010)
USF Brunch on the Bay Committee (2005 – Present)
The Great Outdoors Conservancy: Board Member (2003-2006), Oktoberfest Event
Co-Chair (2002-2004), Oktoberfest Chair Emeritus (2005-2006)
Gold Star Club: Founding Member (1999-Present), Board of Directors (2006-Present)
Manatee River Fair Association: Associate Director (1998-2000), Director (2001-Present)
Manatee Players: Director (2001 - 2012)
Arts Manatee Advisory Council: Member (2006-2008)
Golden Herald Student Awards Judge (2009 - 2012)
Head Start: Policy Council Member (2001-2003)
Jessie P. Miller Elementary School Advisory Council: Member (1995-2001), Chairman (1996-
1998)
Faith United Methodist Church: Founding Member, Trustee, Finance Committee member,
former Sunday School Teacher, Administrative Council member, and Youth Leader (1982-
Present)
Manatee Area Youth Soccer Organization: Youth Coach (1996-1999)
Manatee High School: Varsity Basketball Public Address Announcer and Scorekeeper
(1978-1979), (1983-2000)

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SCOTT E. RUDACILLE, ESQ. | Principal

Practice Areas

Local Government, Land Use, Administrative, Ad Valorem Taxation, Real Estate

Mr. Rudacille serves as counsel to a wide variety of local government entities, including municipal, school district, community development district and inter-local government. He also represents private clients in all aspects of the permitting and development process. His experience working with local governments from both the public and private perspectives gives him the ability to provide insightful advice and craft unique solutions for his clients. Scott is Board Certified in City, County and Local Government Law, and holds an “AV” rating from Martindale Hubbell, representing his commitment to excellence in his field and the highest ethical standards in his practice.

Education

University of Florida Levin College of Law, Gainesville, Florida
Juris Doctor with honors (2004); Book Award in Torts

University of Florida, Gainesville, Florida
Bachelor of Science with honors (2001)
Major: Zoology; Minor: Business Management

Certification

Board Certified in City, County and Local Government Law, The Florida Bar
“AV” Rated by Martindale Hubbell

Bar Memberships

Florida Bar (2004 – Present, Member in Good Standing)
United States District Court for the Middle District of Florida (2006 - Present)

Professional

Manatee County Bar Association (2004 – Present)
Board of Directors (2010 - 2012)
President of Young Lawyers Division (2009 - 2010)
Florida Planning and Zoning Association, Gulf Coast Chapter (2005 - Present)
Board of Directors (2008 – Present)
City, County and Local Government Section of the Florida Bar (2004 – Present)
Environmental and Land Use Law Section of the Florida Bar (2004 – Present)
Florida Municipal Attorneys Association

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Presentations

Florida Planning and Zoning Association State Conference (2008, 2010, 2012)
Sunshine Law, Public Records Act, and Ethics for Elected Officials
Environmental and Land Use Law Section, Land Use Committee, Public Workshop (2009)
Panel Discussion on the Land Use Process
WSRQ Let's Talk Law with Bill Robertson (2012)
Sunshine & Public Records Law

Community

Planning Commissioner, City of Holmes Beach (2012)
Bradenton Housing Authority - Board of Commissioners (2011 – 2013)
Anna Maria Island Chamber of Commerce - Board of Directors (2011 – Present)
Anna Maria Island Community Center; Board of Directors (2005 – Present); Chair (2013); Vice
Chairman (2008 - Present)
Manatee County Gator Club - Board of Directors (2005 – 2009)
City of Holmes Beach Personnel Board (2006-2008)
Leadership Manatee Alumni Association

Awards and Recognitions

Voted Reader's Choice for Attorney (2006-2009, 2011, 2012); Anna Maria Island Sun
Newspaper

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Greg Foster

From: Maggie Mooney-Portale <mmooney-portale@sarasotalawfirm.com>
Sent: Thursday, April 04, 2013 9:46 AM
To: Peter Altman
Cc: Greg Foster; Andy Cohen
Subject: RE: Lexington CDD

Peter,

Thank you for forwarding the ad regarding the CDD attorney position at Lakeside Plantation CDD. Unfortunately, at this time, we just do not think that we can apply for this position. I would highly recommend Mark Barnebey or Scott Rudacille with the law firm of Blalock Walters in Bradenton. I believe they are going to apply for the position - and they will do a good job for the CDD.

Thanks again,
-Maggie

From: Peter Altman [paltman@dms-us.com]
Sent: Wednesday, April 03, 2013 10:43 PM
To: Maggie Mooney-Portale
Cc: Greg Foster
Subject: RE: Lexington CDD

Maggie,

I have copied Greg Foster who is our new logistics coordinator. The meeting is scheduled for May 13th as per the attached copy of the ad.

Pete

From: Maggie Mooney-Portale [mailto:mmooney-portale@sarasotalawfirm.com]
Sent: Tuesday, March 12, 2013 1:22 PM
To: Peter Altman
Subject: Lexington CDD

Peter,
I hope this finds you doing well. Can you please let me know the date of the next meeting of the Lexington CDD Board of Supervisors and the corresponding deadline to have an item included on the agenda?

Thank you. -Maggie

Maggie D. Mooney-Portale, Esq.
Hankin, Persson, McClenathen, Cohen & Darnell
1820 Ringling Blvd.
Sarasota, FL 34236-5917
Ph: (941) 365-4950 | Fax: (941) 365-3259
Board Certified by the Florida Bar in
City, County and Local Government Law

Response to Request for Qualifications for Legal Services

Submitted to Lakeside Plantation
Community Development District
City of North Port, Florida

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Suite 300

Tallahassee, Florida 32301








Ph: (850) 222-7500

Fax: (850) 224-8551

On behalf of Hopping Green & Sams, P.A. (“HGS”), we appreciate the opportunity to submit this proposal to provide legal representation to the Lakeside Plantation Community Development District (“District”). HGS is a professional association with its practice focused in the areas of administrative and governmental law, appellate practice, utility law, state and local tax, public contract law, and commercial trial practice. Many of our lawyers are devoted to an extensive environmental and land use law practice.

HGS is located in Tallahassee, Florida at the following address and phone number:

119 S. Monroe Street, Suite 300
Tallahassee, Florida 32301
Ph: (850) 222-7500
Fax: (850) 224-8551
www.hgslaw.com

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Why HGS?

HGS has decades of experience at every level of government and in virtually every part of our home state of Florida. We have navigated the labyrinths of governmental law, from permitting electric power plants to financing infrastructure via special districts to guiding complex real estate transactions to advocating for the passage of legislation that governs your procedural rights before Florida regulatory agencies.

As a tribute to our founders' shared vision, our firm still exists in largely the same structure as it did at its inception. We remain committed to their approach of a client-centric practice of law, where our attorneys accrue distinct subject matter competencies, and then based on a client's needs, the most appropriate attorney – or team of attorneys – will help that client achieve his or her objectives.

Several publications have recognized HGS for the service and value we bring to clients:

- Sixteen of our firm's attorneys were ranked in the 2012 edition of the *Florida Super Lawyers* publication and eight were ranked in *Florida Trend* magazine's 2012 edition of "Florida's Legal Elite."
- Two-thirds of our firm's shareholders are peer rated AV or BV by Martindale-Hubbell.
- Fifteen HGS attorneys were listed in the 2012 edition of the *Best Lawyers in America* publication by Woodward/White Inc., including several who have held this rank for more than ten years. This includes attorneys in the fields of environmental law, energy law, land use and zoning law, real estate law, tax law, and water law.
- Nine attorneys were ranked in *Chambers USA 2012*.
- Since 2010, HGS has consistently had attorneys named in their practice area as the "Best Lawyers' (specialty practice area) Tallahassee Lawyer of the Year."
- Our firm is ranked in the "Best Law Firms Rankings" from U.S. News & World Report and Best Lawyers. HGS received "Metropolitan (Tallahassee) 1st Tier rankings" in the following practice areas: Energy Law, Environmental Law, Land Use & Zoning Law, Litigation-Environmental, Litigation-Land Use & Zoning, Real Estate, and Water Law.
- The firm is listed in *Legal 500 U.S. 2012*, nationally as Tier 3 for Real Estate and Land Use & Zoning law.

When you hire HGS, you hire a legal team with decades of experience at every level of government and in virtually every part of our state.

HGS At A Glance

Hopping Green & Sams, P.A., located in Tallahassee, Florida, is a professional association, established in 1979, with its practice focused in the areas of administrative and governmental law, appellate practice, utility law, state and local tax, public contract law, and commercial trial practice. Many of our lawyers are devoted to an extensive environmental and land use law practice.

The competence and experience of our lawyers are critical to providing the highest level of client service. We endeavor to recruit the best and most experienced lawyers and law students to our firm. Our lawyers have diverse backgrounds and include graduates of law schools at Duke University, Florida State University, Georgetown University, Oklahoma City University, Stetson University College of Law, Suffolk University, Texas Tech University, University of Florida, University of Georgia, University of Miami, University of Michigan, University of North Carolina at Chapel Hill, University of Richmond College of Law, University of South Carolina, University of Tennessee, and University of Wisconsin at Madison.

HGS currently has a staff of approximately 100 employees. Of the 100 employees, HGS has fifty-one attorneys, four paralegals, nineteen legal assistants and four or five law clerks per semester and summer term.

Unparalleled Knowledge of Community Development Districts

HGS has attorneys experienced in counseling persons interested in the establishment and effective operation of community development districts such as the District. The establishment of a community development district is only part of a much larger process which includes possible bond validation, financing and development of the project's infrastructure. Having assisted in the creation of numerous districts and now serving as general counsel to many districts, we are quite familiar with this process. We regularly provide advice to districts in contractual matters, bidding, budgeting, and the many other issues with which district boards are confronted on a day-to-day basis. We currently represent approximately 20 districts in Southwest Florida including Charlotte, Sarasota, Collier and Lee Counties.

It is extremely important that counsel to the District be familiar with the significant responsibilities and obligations of the members of the Board of Supervisors. It is also critical that counsel function effectively as a part of the District's "staff" or management team to ensure that the operations of the District are effectively and smoothly administered. In that regard, we have worked with a variety of engineers, consultants, and other attorneys and fully understand the importance of functioning as a team.

HGS has unparalleled knowledge of Chapter 190, Florida Statutes. We have 15 attorneys who personally spend nearly 100% of their legal practice in this area. Our knowledge and experience means that our lawyers can provide services efficiently, and we offer flexible and competitive pricing arrangements based on client needs and circumstances. To ensure responsiveness, we are able to work in small teams, while keeping costs low by using an associate lawyer or paralegal where appropriate. Additional information about us can be found at www.hgslaw.com.

Extensive Community Development District Experience

HGS has been providing clients with advice regarding the operation of community development districts since 1985. Lawyers from our firm presently serve as general counsel to approximately one hundred and fifty (150) community development districts and other special taxing districts throughout Florida and have established a number of others.

We regularly address all aspects of legal issues affecting CDDs, including public finance, procurement, rulemaking, open meetings and records, ethics, real property conveyances, contracts, construction, boundary amendments, mergers, assessments, foreclosure, and other such issues. Notable clients include some of the largest and most complex special districts in Florida, such as the Tolomato Community Development District, which encompasses over 11,000 acres in St. Johns County; Lakewood Ranch Stewardship District, which encompasses over 23,000 acres and has issued \$110,224,000 in revenue bonds; the Boggy Creek Improvement District, home to the new “medical city” in Orlando; and the Babcock Ranch Community Independent Special District, a special district located in Charlotte County that validated \$10.5 billion in revenue bonds.

We are also adept at addressing the needs of resident-elected boards of supervisors and serve as counsel to numerous such boards around the state. Notable resident-board clients include such districts as the Marshall Creek Community Development District, Julington Creek Plantation Community Development District, Falcon Trace Community Development District, Poinciana Community Development District and Fleming Island Plantation Community Development Districts.



Attorney Profiles

On the following pages you will find biographical profiles of the lawyers who we expect would be involved in providing services to the District. However, if unique issues or circumstances present themselves such that another attorney in the firm is better suited and able to lend expertise, we will suggest that lawyer be brought into the matter.

Hopping Green & Sams

Attorneys and Counselors



Michael C. Eckert

Raised in Southwestern Ohio, Michael has always looked for opportunities to broaden his experiences. As a starting defender on the Hiram College soccer team, Michael traveled the Midwest. He has completed coursework in Cambridge, England, studied botany on Andros Island and backpacked by himself through Europe.

Michael moved to Florida to attend law school in St. Petersburg, Florida. After completing law school in 2 1/2 years, Michael took and passed the Florida and Ohio bar examinations. The day he was sworn into the bar, Michael opened his own law practice in Ohio where he enjoyed practicing in local government, consumer and employment law.

After six years of practice in Ohio, Michael and his wife, Terri, missed the sunshine and moved their family of four back to Florida for Michael to practice local government law with Hopping Green & Sams. Michael's practice focuses on the relationship between local government and its citizens. Michael also has significant litigation experience in both state and federal courts.

Experience

- Provides legal services in the establishment of community development districts and other special districts.

- Provides legal services to community development districts and other special districts on matters related to contracts, real property, public procurement, construction, finance, and local governments.
- Provides legal services to local governments in the foreclosure of special assessment liens and the defense of special assessment liens in bankruptcy court.
- Prior representation of Ohio municipalities and school districts.
- Civil litigation experience in state and federal trial and appellate courts.

Representative Published Decisions

- *Bach v. First Union National Bank*, No. 04-3899, 149F. App'x 354 6th Circuit (August 22, 2005)
- *Bach v. First Union National Bank*, 486 F.3d 150, 6th Circuit (2007)
- *Wolfe v. Walsh*, Ohio-185 (2008)

Education

- Hiram College, B.A. 1993, cum laude
- Stetson University College of Law J.D., 1995

Bar & Court Admissions

- Florida, 1996
- Ohio, 1996
- U.S. District Court, Southern District of Ohio, 1998
- U.S. Court of Appeals, 6th Circuit, 2004
- U.S. District Court, Middle District of Florida, 2009
- U.S. District Court, Northern District of Florida, 2010
- U.S. District Court, Southern District of Florida, 2012

Professional Affiliations

- City, County and Local Government Law section of the Florida bar, Member.

Hopping Green & Sams

Attorneys and Counselors



Jere L. Earlywine

Jere's practice focuses primarily on special taxing districts and related foreclosure and bankruptcy litigation. In this arena, he represents a variety of clients, including both developer and resident controlled districts, as well as bondholders who have interests in such districts. He previously served as a Senior Assistant General Counsel with the Florida Department of Environmental Protection, assisting primarily with the Apalachicola-Chattahoochee-Flint River Basin litigation and Everglades restoration issues. He also previously worked as a federal judicial law clerk with the Honorable G. Kendall Sharp, United States District Judge.

When not practicing law, Jere enjoys spending time with his wife, Rachel, and their two children.

Experience

- Experience representing landowners and developers regarding the use of special taxing districts as a way to finance and manage infrastructure for development
- Experience serving as general counsel to special taxing districts, addressing among other issues, district establishment, boundary amendments, bond validation, bond issuance and financing, contracts, real property issues, procurement (and bid protests), Sunshine law and public records issues, and other local government issues

- Experience representing special district issuers and bondholders in complex, agreed upon debt restructuring transactions, including bond redemptions, tender offers, forbearance / forgiveness agreements, deeds-in-lieu of foreclosure, bond restructurings, and other “work-out” arrangements
- Experience representing special district issuers and bondholders in foreclosure and bankruptcy proceedings
- Experience representing clients in state and federal bankruptcy, trial and appellate courts, before the Florida Division of Administrative Hearings, before state and federal agencies, and in mediation proceedings

Education

- Florida State University College of Law, J.D., Summa Cum Laude, 1998
 - Graduated 1st of 217; Law Review
- University of South Florida, B.S., Summa Cum Laude, 1994

Bar & Court Admissions

- Florida, 1998
- U.S. District Courts, Northern (2000), Middle (2000), and Southern (2005) Districts of Florida (including U.S. Bankruptcy Courts for each)
- U.S. Court of Appeals, Eleventh Circuit, 2011

Professional Affiliations

- Florida Bar Association

Publications & Presentations

- *The Sun Also Rises: CDDs, Lenders & the Economic Recovery*, Florida Bar Real Property Section, Real Property Finance and Lending Committee (Feb. 2013) (Co-Presenter).
- *Secrets of CDDs: Unveiling the Mysteries and Unlocking the Possibilities*, Florida Bar CLE, Environmental & Real Property Sections (Jan. 2013) (Co-Chair).
- *Law of Easements: Legal Issues and Practical Considerations* (Co-Presenter), Lorman Education Services, February 2009.

Hopping Green & Sams

Attorneys and Counselors



Darby K. Scott

Darby counsels special taxing districts on a variety of matters including contracts, property, public procurement, ethics, public records, open meetings and litigation. Prior to serving her clients in this capacity, she served the people of the State of Florida as a Senior Law Clerk to The Honorable Robert T. Benton, II, who currently serves as the Chief Judge of Florida's First District Court of Appeal.

Darby is a north Florida native, born and raised in Pensacola, Florida. She spent time in many places, including Wallingford, Connecticut; Boulder, Colorado; and Winston-Salem, North Carolina, before returning home to Florida and settling down in Tallahassee in 2005. When not working, she enjoys spending time outdoors, running, and traveling with her husband, Robert.

Experience

- Represented special taxing districts in matters relating to contracting, property, public procurement, ethics, public records and open meetings.
- Represented special taxing districts in various disputes including foreclosures and appellate matters.

- Served as a Senior Law Clerk to The Honorable Robert T. Benton, II, Florida's First District Court of Appeal, from 2007 to 2010.

Education

- Florida State University College of Law, J.D., 2010, with High Honors, Order of the Coif
 - Certificate, International Law, 2007, with High Honors
 - Journal of Transnational Law & Policy
- University of Colorado at Boulder, B.A., 2004, Spanish and International Affairs
 - Universidad de Alcalá, Alcalá de Henares, Spain, 2003

Bar & Court Admissions

- Florida

Professional Affiliations

- Florida Bar, Section on City, County and Local Government Law
- Tallahassee Bar Association, Young Lawyers' Division, Treasurer, Board of Directors
 - Chair, Christmas in July event for local area foster children, 2011 & 2012
 - Secretary, Board of Directors, 2011-2012
- Volunteer, Legal Services of North Florida Advice Hotline

Billing Information

For services as counsel to the District, we propose to charge an hourly rate for the attorney performing the work plus direct out-of-pocket expenses for travel costs, telephone, postage, and copying charges, etc. The hourly rates for district counsel services to the District are:

Attorney	Rate
Michael Eckert	\$325.00
Jere Earlywine	\$295.00
Darby Scott	\$225.00
Paralegal	\$145.00
Law Clerk	\$125.00

As a firm, we are committed to providing cost effective legal services. While we believe our depth and breadth of experience allows us to meet our clients' needs in a more timely manner, we are also open to negotiate alternative fee structures and arrangements which might best suit a particular client's needs.

We typically charge an hourly rate for general fund, litigation or other routine legal tasks. For matters related to issuance of debt, if any, we may propose a 'not to exceed' flat fee prior to each such issuance or may track our time hourly depending on the District board's preference. Our rates vary depending generally on the experience of that attorney. Associates who are most likely to assist in this work are billed at \$215 to \$245 per hour depending upon experience. Other work by attorneys in the firm would also be performed at their established rates. Our rates are reviewed annually and may be adjusted from time to time in conjunction with such reviews, after providing notice to you. We assure you that we will make every effort to keep legal costs as low as possible while providing services consistent with our professional responsibilities. Itemized bills showing all time spent for services are rendered monthly and are due upon receipt.

A copy of the firm's policy with respect to expenses can be found on the next page. To the extent that Chapter 112, F.S., conflicts with these policies, Chapter 112, F.S., will govern.

CDD Expense Reimbursement Policy

The following is Hopping Green & Sams' standard expense reimbursement policy for community development district representation. This policy applies unless a different arrangement has been negotiated based on the unique circumstances of a particular client or matter.

All expenses are billed monthly. Billings ordinarily reflect expenses for the most recent month, except where there are delays in receiving bills from third party vendors.

Telephone. All telephone charges are billed at an amount approximating actual cost.

Photocopying and Printing. In-house photocopying and printing is charged at \$0.25 per page (black & white) and \$.50 per page (color). Outside copying is billed as a pass-through of the outside vendor's charges.

Facsimile. Outgoing facsimile transmissions are charged at \$1.00 per page. There is no charge for incoming faxes.

Postage. Postage is billed at actual cost.

Overnight Delivery. Overnight delivery is billed at actual cost.

Local Messenger Service. Local messenger service is billed at 44.5 cents per mile pursuant to Section 112.061, Florida Statutes. Should the State increase the mileage allowance specified in Section 112.061, Florida Statutes, HGS shall, without further action, be entitled to reimbursement at the increased rate.

Computerized Legal Research. Charges for computerized legal research are billed at an amount approximating actual cost.

Travel. Travel (including air fare, rental cars, taxicabs, hotel, meals, tips, etc.) is billed at actual cost. Where air travel is required, coach class is used wherever feasible. Out-of-town mileage is billed at 44.5 cents per mile pursuant to Section 112.061, Florida Statutes. Should the State increase the mileage allowance specified in Section 112.061, Florida Statutes, HGS shall, without further action, be entitled to reimbursement at the increased rate. Reasonable travel-related expenses for meals, lodging, gratuities, taxi fares, tolls, parking fees and business-related telephone, telegraph and facsimile charges shall also be reimbursed.

Consultants. Unless prior arrangements are made, consultants are ordinarily employed directly by the client. Where consultants are employed by the firm, their charges are passed-through with no mark-up. The client is responsible for notifying the firm of any particular billing arrangements or procedures which the client requires of the consultant.

Other Expenses. Other outside expenses, such as court reporters, agency copies, etc. are billed at actual cost.

Word Processing and Secretarial Overtime. No charge is made for word processing. No charge is made for secretarial overtime except in major litigation matters where unusual overtime demands are imposed.

**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: May 1, 2013
Re: RFP for Management Companies

Attached to this memo is a copy of the request for proposals that my office received earlier this week. From my discussion with the Chair of this item, she has indicated that she had contacted our current attorney to move the process forward. While I had believed that this item was to become the first task for your new attorney, I have been advised that certain firms have been asked to provide costs. I understand that proposals will be collected by Mr. Vericker and provided along with firms which have been invited to attend the meeting to make presentations to the Board. I have reviewed the attached scope of services and due to the differences in it and in our current contract as well as our proposed scope of services, believe that the Board will need to determine if the proposals meet its expectations of management services to be delivered. Due to the existence of the current amenities contract, I believe that it is critical that a clear understanding of the levels of field services which will be allocated to the District Manager exist before the Board enters into any new agreements.

DMS would like to present our proposal to the Board and will be willing to adjust it to fit the Board's desires if an approach that is different than currently exists is taken.

STRALEY & ROBIN

Attorneys At Law

1510 W. Cleveland Street
Tampa, Florida 33606
Tel: (813) 223-9400
Fax: (813) 223-5043

Writer's Direct Dial: (813) 901-4945
Writer's E-mail: jvericker@srwlegal.com

April 29, 2013

Via U.S. Mail and E-Mail

District Management Services, LLC
Attn: Peter Altman
5680 W. Cypress Street, Suite 5680A
Tampa, FL 33607

**Re: Solicitation for Proposal for District Management Services for Lakeside
Plantation Community Development District in North Port, Florida**

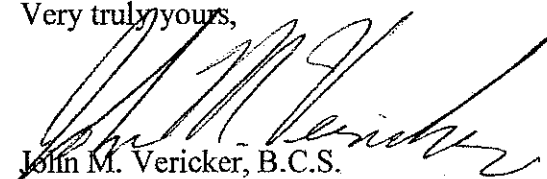
Dear Pete:

Attached is the Solicitation for Proposal for District Management Services for Lakeside Plantation Community Development District.

If you are interested in submitting a proposal, please return 8 written proposals to me by May 3, 2013. The Board of Supervisors will be reviewing proposals at its meeting on May 8, 2013, at 7:00 p.m.

Please call if you should have any questions.

Very truly yours,



John M. Vericker, B.C.S.

Board Certified City, County & Local Government Law

cc: Patricia Durham, Chairman of the Board of Supervisors
(via email)

***Solicitation for Proposal for District Management Services for
Lakeside Plantation Community Development District***

The Board of Supervisors of the Lakeside Plantation Community Development District ("District") is requesting proposals for district management services. The District is located in North Port, Florida, and is responsible for operating public infrastructure and recreational amenities for the community. The Scope of Services (the "Scope") is attached to this notice, and is intended to incorporate all services that are necessarily performed by the District Manager in the effective operation of the District in compliance with federal, state, or local regulation. If a specific task is not identified in the Scope, but is necessary for the effective operation of the District or compliance with federal, state, or local regulation, it is expected that the District Manager will include such task in the performance of its general management duties unless an additional charge is identified in your proposal and agreed to by the District in writing.

The District generally meets on a monthly basis. The Board has previously elected to receive its meeting materials in electronic form prior to the meeting and receive a hard copy at the meeting site. The District anticipates that the District Manager will bill the District a pro rata portion of its annual cost for General Management, Administrative, and Accounting Services on a monthly basis. The approved proposal for district management services will be incorporated into a standard form of agreement approved by the District's counsel. The term of the agreement will be for a single year with an automatic renewal, subject to a sixty (60) day termination provision available to either party.

Please review the attached Scope and provide the proposed annual cost for (1) District Management, Administrative, and Accounting Services and (2) Financial Services. Please be aware District has contracted with an amenity services company to perform all services pertaining to the amenities center, facilities maintenance and programming. As Miscellaneous Expenses will be incurred on an "as needed" basis, identify the rate of the fees and charges classified as miscellaneous expenses on an attachment to the proposal. For purposes of the Board's review, please provide an estimate of the Miscellaneous Expenses projected based on information provided above. Finally, identify any other additional work and associated costs that would not be included as (1) General Management, Administrative, and Accounting Services; (2) Financial Services; or (3) Miscellaneous Expenses for which the District would be charged.

Please submit 8 written proposals by May 3, 2013 to Straley & Robin, 1510 W. Cleveland St., Tampa, FL 33606, Attn., John Vericker, Esq., (813) 223-9400. The Board will be reviewing proposals at its meeting on May 8, 2013, at 7:00 p.m. Thank you for your interest in working with the District.

Lakeside Plantation Community Development District

I. MEETINGS, HEARINGS, WORKSHOPS, ETC.

The District Manager will organize, conduct, and provide minutes for all meetings of the District. This includes, but is not limited to, scheduling meetings, providing agenda packages and meeting materials in the form requested by the Board of Supervisors, and publishing Board meeting, public hearing notices, and landowner election notices pursuant to Florida law.

The District Manager will consult with the Board of Supervisors and its designated representatives, and when necessary, organize such meetings, discussions, project site visits, workshops, and hearings as may pertain to the administration and accomplishment of the various projects and services provided by the District.

II. RECORDS

The District Manager will maintain "Record of Proceedings" for the District within the boundaries of the local government in which the District is located and include meeting minutes, agreements, resolutions and other records required by law or contract and provide access to such records as necessary for proper District function or compliance with Florida's public records laws.

III. DISTRICT OPERATIONS

The District Manager will act as the primary point of contact for District-related matters.

The District Manager will consult with and advise the District on matters related to the operation and maintenance of the District's public infrastructure and oversee the operation and maintenance of that infrastructure.

The District Manager will make recommendations and assist in matters relating to solicitation, approval, rejection, amendment, renewal, and cancellation of contracts for services to the District. In advance of expiration of contracts, the Manager will advise the Board as to need for renewal or additional procurement activities and implement same.

On or before October 1st of every year, the District Manager will prepare an annual inventory of all District owned tangible personal property and equipment in accordance with all applicable rules and standards.

The District Manager will recommend and advise the Board, in consultation with the District Engineer of the appropriate amount and type of insurance and be responsible for procuring all necessary insurance.

The District Manager will ensure compliance with all statutes affecting the District by performing the following tasks (and such other tasks required by law but not specifically identified herein):

File name and location of the Registered Agent and Office location annually with Department of Community Affairs and the County.

Provide legal description and boundary map as provided by District Engineer to the Supervisor of Elections.

Provide the regular meeting schedule of the Board to County.

File all required financial reports to the Department of Revenue, Auditor General, the County, and other governmental agencies with jurisdiction in compliance with Florida law.

File request letter to the Supervisor of Election of the County for number of registered voters as of April 15, each year. Report annually the number of registered voters in the District by June 1, of each year.

Transmit Public Facilities Report and related updates to appropriate agencies.

Prepare and file annual public depositor report.

IV. ACCOUNTING AND REPORTING

The District Manager will implement an integrated management reporting system compliant with Generally Accepted Accounting Principles (GAAP) for government and fund accounting which will allow the District to represent fairly and with full disclosure the financial position of the District. The District's accounting activities will be overseen by a degreed accountant.

The District Manager will prepare reports as appropriate under applicable law, accounting standards, and bond trust indenture requirements. The Manager will track the District's general fund and bond fund activities and provide monthly and annual financial statements (including budget to actual summary).

The District Manager will administer the processing, review and approval, and timely payment of all invoices and purchase orders.

The District Manager will oversee District's capital and general fund accounts.

The District Manager will recommend and implement investment policies and procedures pursuant to State law, and provide Cash Management services to obtain maximum earnings for District operations through investment of surplus funds to the State Board of Administration.

V. AUDITS

The District Manager will provide audit support to auditors for the required Annual Audit, and will ensure completion and submission of audit and Annual Financial Statements to the County, Auditor General, and other appropriate government entities in compliance with Florida law.

VI. BUDGETING

The District Manager will prepare and provide for a proposed budget for Board approval and submission to County in compliance with state law. The District Manager will prepare final budget and backup material for and present the budget at all budget meetings, hearings and workshops. The Manager will ensure that all budget meetings, hearings, and workshops are properly noticed.

The District Manager will administer the adopted budget and prepare budget amendments on an ongoing basis as necessary.

VII. CAPITAL PROGRAM ADMINISTRATION

The District Manager will maintain proper capital fund and project fund accounting procedures and records.

The District Manager will coordinate with District staff to provide for appropriate bid and or proposal/qualification processes for Capital Project Construction.

The District Manager will oversee and implement bond issue related compliance, i.e., coordination of annual arbitrage report, transmittal of annual audit and budget to the trustee, transmittal of annual audit to bond holders and underwriters, annual/quarterly disclosure reporting, etc.

VIII. ASSESSMENTS & REVENUE COLLECTION

The District Manager will develop and administer the annual assessment roll for the District. This includes administering the tax roll for the District for assessments collected by the County and administering assessments for Off Tax Roll parcels/lots.

The District Manager will provide payoff information and pre-payment amounts as requested by property owners, and collect prepayment of assessments as necessary.

The District Manager will monitor development of the District and perform Assessment True-up Analysis when appropriate.

The District Manager will issue estoppel letters as needed for property transfers.

The District Manager will maintain the District's Lien Book, in which is recorded the details of any District debt and the related debt service assessments. The Lien Book will account for all District debt and show the allocation of debt principal to assessed properties within the District.

Please identify on a separate attachment to your proposal any reimbursable expenses such as postage, courier services, printing, binding, computer, rentals and leases, and travel expenses that may be charged to the District. Include on this attachment a good faith estimate as to the amount of miscellaneous expenses that may be charged to the District on an annual basis. If these expenses are included in the General Management, Administrative, and Accounting Services cost, please state so in your proposal.

**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: April 3, 2013
Re: Modified DMS Contract

At the last meeting, the Board took action to bring the amenity service provider Vesta in for a six month contract. This action resulted in the release of the local employees from DMS to allow Vesta to take the amenity management over. By most accounts, this has been accomplished with a smooth transition and with a positive attitude by all parties involved.

One of the requests made by the Chair was for DMS to reduce its basic services contract to account for functions that it had previously been responsible for and for which the amenity services contract would best handle. I have reviewed the original contract and have modified the scope of services to reduce the level of services in the area of field services as well as other areas where I believe there can be further saving to the District resulting from the oversight and training components of Vesta.

I have provided the attached revised proposed contract with a substantial and further reduction to the cost of management for the District. I am requesting that the Board accept our offer to reduce our contract fees and to allow us to develop the team approach that we think will work best for the district over the next six months with Vesta. We would request that you redirect the savings to the automation of the meeting books and improvements to the website and other communication tools. As you have already determined that you will want to put the amenity services out for proposal in six months, we would suggest that the simultaneous request for management proposals would allow for the Board to consider more options to include both single service providers and firms who provide both services.

Regarding DMS, for the record, we do provide staffing services in other communities but those services are primarily in smaller communities where only a few employees are in place. We also do have communities where DMS is responsible for more than just a few employees, but those employees are employees of those Districts and not of DMS, and there is on-sight management which has more management experience than currently exists at Lakeside. My advice to Lakeside was made specifically for your community and due in part to the location and specific expertise needed for your community which I believe that Vesta could best offer. I look forward to the chance to participate in a successful budget process and an active summer of events and activities. I fully intend to stay engaged and participate in the improvement of the maintenance and the services provided to your community.

**AGREEMENT BETWEEN
LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT
AND DISTRICT MANAGEMENT SERVICES, LLC
FOR MANAGEMENT AND FINANCIAL SERVICES**

THIS AGREEMENT, is made and entered into as of the _____ day of April, 2013 by and between the Lakeside Plantation Community Development District, (the "**District**"), whose mailing address is 5680 W. Cypress Street, Suite A, Tampa, Florida 33607 and the firm of District Management Services, LLC (the "**Manager**"), whose mailing address is 5680 W. Cypress Street, Suite A, Tampa, Florida 33607.

WITNESSETH:

WHEREAS, the District desires to employ the services of the Manager for the purpose of providing non-exclusive management, financial and miscellaneous services for the Lakeside Plantation Community Development District, as required to meet the needs of the District during the contract period; and

WHEREAS, the Manager desires to assist the District with such matters.

NOW, THEREFORE, in consideration of the mutual covenants and agreements expressed herein the parties agree as follows:

1. The District hereby engages the Manager for the services described in **Exhibit "A"** attached hereto and incorporated by reference herein (the "**Scope of Services**").
2. The District agrees to compensate the Manager in accordance with the fee schedule set forth in **Exhibit "B"** attached hereto and incorporated by reference herein (the "**Fee Schedule**"), which amount shall be payable in equal monthly installments no later than the last day of each month for which the services are provided, and may be amended annually as evidenced by the budget approved by the Board of Supervisors of the District (the "**Board**"). The total and cumulative amount of this Agreement shall not exceed the amount of funds annually budgeted for these services. In addition, the District agrees to compensate the Manager for reasonable, reimbursable expenses incurred during the course of performance of this Agreement, including, but not limited to, out-of-pocket expenses for travel, express mail, computerized research, word processing charges, long distance telephone, postage, photocopying, courier, and computer services as outlined within the Fee Schedule. The fees for the first and last month services under this agreement, shall be pro-rated based upon the number of days in which the Manager provided services during that month.
3. Subject to the provisions for termination as set forth below, the term of this Agreement shall begin on September __, 2012. This agreement shall be automatically renewable each Fiscal Year of the District (October 1 – September 30), unless otherwise terminated by either party. The Agreement may be terminated as follows:
 - a. Upon written notice by the District for "good cause" which shall include misfeasance, malfeasance, nonfeasance or dereliction of duties by Manager, unless Paragraph "C" of this section applies; or

- b. Upon the dissolution or court-declared invalidity of the District; or
 - c. By either party, for any reason, upon sixty (60) days written notice provided; however, should this Agreement be terminated, Manager will take all reasonable and necessary actions to transfer all the books and records of the District in his possession in an orderly fashion to the District or its designee.
4. The Manager shall devote such time as is necessary to complete the duties and responsibilities assigned to the Manager under this Agreement.
 5. The Manager shall indemnify and hold harmless the District from and against any and all liabilities, claims, losses, actions, damages, judgments, costs and expenses of whatever nature, including counsel fees and costs, incurred by reason of or arising out of any injury to or death of any person(s), damage to property, loss of use of any property, violations of law, or otherwise in connection with: (i) the acts or omissions of the Manager or its related parties relating in any way to the performance or nonperformance, as the case may be, of the services in connection with the Agreement or (ii) the failure by the Manager to comply with the requirements or provisions of the Agreement.
 6. Prior to commencing the services under this Agreement, at all times during the term of this Agreement, the Manager shall maintain in full force and effect, at the Manager's expense, the following insurance: (i) Workers' Compensation insurance as required by applicable law, (ii) Commercial General Liability insurance, including personal injury, with limits not less than one million dollars (\$1,000,000) per occurrence, and (iii) Errors and Omissions insurance with limits not less than two million dollars (\$2,000,000). Manager shall require the insurers to give the District at least thirty (30) days prior written notice of modification or cancellation, and shall provide that the District be named as "a named additional insured". Upon execution of this Agreement, and thereafter from time to time upon request by the District, Manager shall provide the District with a certificate evidencing such insurance.
 7. The signature on this Agreement by the Manager shall act as the execution of a truth-in-negotiation certificate certifying that the wage rates and costs used to determine the compensation provided for in the Agreement are accurate, complete and current as of the date of this Agreement.
 8. The Manager represents that it presently has no interest and shall acquire no interest either direct or indirect, which would conflict in any manner with the performance of services required hereunder, as provided for in the standard set forth in Section 112.311, Florida Statutes. The Manager further represents that no person having any interest shall be employed for said performance.
 9. The Manager shall promptly notify the District in writing by certified mail of all potential conflicts of interest for any prospective business association, interest or other circumstance which may influence or appear to influence the Manager's judgment or quality of services being provided hereunder. Such written notification shall identify the prospective business association, interest or circumstance, the nature of work that the Manager may undertake and request an opinion of the District as to whether the association, interest or circumstance would, in the opinion of the District, constitute a conflict of interest if entered into by the Manager. The District agrees to notify the

Manager of its opinion by certified mail within thirty (30) days of receipt of notification by the Manager. If, in the opinion of the District, the prospective business association, interest or circumstance would not constitute a conflict of interest by the Manager, the District shall so state in its opinion and the association, interest, or circumstance shall not be deemed in conflict of interest with respect to services provided to the District by the Manager under the terms of this Agreement. This Agreement does not prohibit the Manager from performing services for any other special purpose-taxing district, and such Assignment shall not constitute a conflict of interest under this Agreement.

10. The Manager warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for the Manager to solicit or secure this Agreement and that it has not paid or agreed to pay any person, company, corporation, individual, or firm other than a bona fide employee working solely for the Manager any fee, commission, percentage, gift or any other consideration contingent upon or resulting from the award or making of this Agreement.
11. The Manager warrants and represents that all of its employees are treated equally during employment without regard to race, color, physical handicap, religion, sex, age or national origin.
12. The Manager hereby represents and warrants that it has and will continue to conduct its business activities in a professional manner and that all services shall be performed by skilled and competent personnel to the highest professional standards.
13. The District acknowledges that the Manager is not an attorney and may not render legal advice or opinions. Although the Manager may participate in the accumulation of information necessary for use in documents required by the District in order to finalize any particular matters, such information shall be verified by the District as to its correctness provided, however, that the District shall not be required to verify the correctness of any information originated by the Manager or the correctness of any information originated by the Manager which the Manager has used to formulate its opinions and advice given to the District.
14. This Agreement shall be governed by the laws of the State of Florida. Any and all legal action necessary to enforce the Agreement will be held in Sarasota County, Florida. No remedy herein conferred upon any party is intended to be exclusive of any other remedy and each and every such remedy shall be cumulative and shall be in addition to every other remedy given hereunder or now or hereafter existing at law or in equity or by statute or otherwise. No single or partial exercise by any party of any right, power, or remedy hereunder shall preclude any other or further exercise thereof.

In any action brought by either party for the enforcement of the obligations of the other party, the prevailing party shall be entitled to recover reasonable attorney's fees and costs.

15. All notices required in this Agreement shall be sent by certified mail, return receipt requested, and if sent to the District shall be mailed to the following parties:

**District Management Services, LLC,
5680 W. CYPRESS STREET, SUITE A
TAMPA, FLORIDA 33607
ATTENTION: BRIAN K. LAMB**

and

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
5680 W. CYPRESS STREET, SUITE A
TAMPA, FLORIDA 33607
ATTENTION: BRIAN K. LAMB**

with a copy to:

**District's Counsel
Straley & Robin
Attn: Mark K. Straley, Esq.
1510 W. Cleveland Street
Tampa, Florida 33606**

16. The foregoing terms and conditions constitute the entire Agreement between the parties hereto and any representation not contained herein shall be null and void and no force and effect. Further this Agreement may be amended only in writing upon mutual consent of the parties hereto. This Agreement supersedes and replaces all previous agreements between the Manager and the District
17. No amendments and/or modifications of this Agreement shall be valid unless in writing and signed by each of the parties. The District will consider price adjustments each twelve (12) month period to compensate for market conditions and the anticipated type and amount of work to be performed during the next twelve (12) month period. Such evidence of price adjustments will be approved by the District in its adopted Fiscal Year Budget.

(Intentionally left blank)

IN WITNESS WHEREOF, the Board of Supervisors of the Lakeside Plantation Community Development District has made and executed this Contract on behalf of the District and the Manager have each, respectively, by an authorized person or agent, hereunder set their hands and seals on the date and year first above written.

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT**

Signature

_____, Chairman of the Board of Supervisors

Signed and Sealed in the presence of:

DISTRICT MANAGEMENT SERVICES, LLC

Brian K. Lamb, Manager

Exhibit "A"

Scope of Services

A. Management Services

1. **District Management Services** - District Management Services to be provided to the CDD shall include the following:
 - Attending all meetings of the Board of Supervisors ("Board") and provide the Board with meaningful dialogue of the issues before the Board for action.
 - Identification of significant policies, including analysis of policy implementation with administrative and financial impact statement and effect on the District
 - Preparation of District Budget.
 - Implementation of budget directives.
 - Assist the District with obtaining grants and alternative funding for relevant goods and services as appropriate
 - Preparation of specifications and coordination for the following services:
 - Insurance, General Liability along with Directors and Offices Liability
 - Independent Auditor Services
 - Such other services as may be identified from time to time
 - Provide all required annual disclosure information to the local government in the County in which the District resides:
 - Public Facilities Report
 - Designation of Registered Office and Registered Agent
 - Public Meeting Schedule
 - Audited Financial Statement
 - Ensure compliance with the following statutory requirements:
 - Facilitate, provide workspace and all documentation needed for Annual Financial Audit
 - Annual Financial Report
 - Public Depositor Report
 - Proposed Budget
 - Map and Amendments
 - Public Facilities Report
 - Registered Office and Registered Agent
 - Regular Public Meeting Schedule
 - Provide Oath of Office and notary public for all newly elected members of the Board
 - Update District reporting requirements as the legislature periodically updates reporting requirements

Coordinate with Sarasota County Supervisor of Elections for the election of the Board of Supervisor seats on the general election ballot as appropriate

Serve as District liaison to applicable local, state, and federal government agencies and departments

Visit the CDD site and facilities twice a month for operations and administration review, provided recommendations to CDD site staff to enhance services and gather information to report to the Board on status.

2. **Administrative Services** - Recording Secretary Services to be provided to the District shall include the following:
 - Prepare all Board Agendas and coordinate receipt of sufficient material for Board of Supervisors to make informed policy decisions

- Prepare and advertise all notices of meetings in an authorized newspaper of general circulation in the County in which the District is located
- Record and prepare minutes of all meetings of the Board of Supervisors including regular meetings, special meetings, workshops and public hearings
- Record meetings of the Board to maintain an accurate public record
- Maintain minutes and resolutions in perpetuity for the District and send to the appropriate governmental agencies in accordance with Florida Law
- Maintain District Seal
- Postage and Reproduction
- Printing and Binding of documents
- Satisfying public records requests in a timely manner
- **Penalty Clause-** Failure to meet deadlines results in \$100 fine if reoccurring increase \$100 up to \$500

3. Personnel Management Services

- District Manager will oversee the activities of the amenities service provider, and provide advice and guidance as appropriate.

4. Facilities Management

- Protect and monitor the maintenance and repair of District facilities to include; all structures, improvements and facilities on District land including landscaping, drainage, wetlands, clubhouse and amenities.
- Oversee the task list administered by the amenities provider to insure the prompt and complete resolution of repairs, improvements and significant issues.
- Develop, maintain and update a Reserve for Repair and Replacement Schedule to identify, plan and fund major capital repairs or replacements as needed. Include annual review and adjustment of the schedule in annual budget presentation.
- Solicit proposals and/or bids, provide analyses for the Board and oversee all projects which are identified on the Repair and Replacement Schedule or over \$5,000.00 in value.
- Maintain site maps and logs explaining locations of District facilities and insurance information.
- Provide on-call services for emergencies.

5. Field Services

- Monitor all Landscaping, Irrigation, Wetland and Pond Maintenance Contracts for compliance issues and meet with vendors on-site to resolve failures or disputes raised or identified.
- Provide in-house expertise to provide vendor and staff oversight as it pertains to the maintenance of the District's landscaping, aquatics, and facilities.
- Within the first 30 days of the Agreement, evaluate the performance of all existing operational vendors, the scopes of services under which maintenance is currently conducted, and provide the Board with a report and recommendations.
- Develop and manage Requests for Proposals to include attendance at pre-bid meetings, bid openings and evaluation and recommendations to the Board.
- The Operations Manager will personally conduct monthly inspections of all landscaping, facilities and staff and provide reports to the Board.
- Once per month, the Operations Manager will conduct a walk-through with each major vendor. At a minimum, these vendors shall include the landscape maintenance vendor, aquatics vendor, pool maintenance vendor, and any other vendor as requested by the Board.
- All tasks and directives to the District's vendors shall be tracked and updated through an action item database specifically tailored to the District's needs.
- The Field Operations Inspector shall conduct community inspections on a minimum of once a month and work with the site employee to develop skills necessary to oversee pool maintenance, access card maintenance and contract compliance. The purpose of the inspections are to identify any community deficiencies, be available to assist the District's employees in their daily tasks, and

report on vendor progress, and communicate community status and issues to the Operations Manager.

- Schedule and meet with residents and the appropriate staff members and/or vendors to provide direction, assistance and or recommendations as appropriate in response to requests for information or assistance.
- Provide cease and desist notices, and other appropriate communication in response to violations of rules and policies relating to conservation lands and SWFWMD compliance issues and community rule violations.
- Oversee the process of enforcement of parking rules and other directives as identified by the Board of Supervisors relating to the parks and other District lands.
- Schedule tasks for ongoing maintenance or repair of District lands and facilities and verify completion or progress. Use web-based task management program and keep current.
- Develop proposals and suggestions for improvements to the efficiency and/or quality of maintenance programs.
- Provide a monthly update to the District Manager for inclusion in his management report to the Board.

6. **Miscellaneous Services** - Miscellaneous Services provided to the District shall be authorized as requested by the Board and separately negotiated.

B. Financial Services - Financial Services to be provided to the District shall include the following:

1. **Accounting** - Accounting Services to be provided to the District shall include the following:
 - Prepare a Budget that achieves maximum cost-to-benefit equity for approval
 - Submit a Preliminary Budget to Board in accordance with Chapter 190, Florida Statutes
 - Modify Preliminary Budget for consideration by Board at the District's advertised Public Hearing
 - Prepare a Budget and Assessment Resolutions as required by Chapter 190, Florida Statutes
 - Establish Budget Public Hearing(s) and dates
 - Establish Board workshop dates (if required)
 - Coordinate Budget preparation with District Board, Engineer and Attorney
 - Prepare Budget Resolution approving the District Manager's Budget and authorization to set public hearing
 - Prepare Budget Resolution adopting the District Manager's Budget, as modified by the Board
 - Prepare Assessment Resolution levying the assessments on the property in the District and assessment roils, unless the preparation of the assessment roles is separately contracted out by the District
 - Prepare and maintain a property database by using information obtained by local Property Appraiser secured-roil
 - Review and compare information received from the Property Appraiser to prior years' roils, to ensure that the District roils are in compliance with the law and all pertinent information is reviewed to prepare accurate assessments
 - Periodically update the database for all activity such as transfer of title, payment of annual assessment, prepayment of principal
 - Act as the primary contact to answer Property Owner questions regarding special assessments, tax, bills, etc.
 - Provide payoff information to Property Owner upon request
 - Upon adoption of the budget and assessments, coordinate with the office of the Property Appraiser and Tax Collector to ensure correct application of assessments and receipt of District funds
 - Attend workshop(s) and public hearing(s) and be available to answer questions by the Board and the public.
 - Prepare and coordinate applications for:
 - Federal I.D. Number
 - Tax Exemption Certificate

- Establish and maintain Government Fund Accounting System in accordance with the Uniform Accounting System prescribed by Department of Banking and Finance for Government Accounting, Generally Accepted Accounting Principles (GAAP) and Government Accounting Standards Board (GASB)
- Prepare Required Investment Policies and Procedures pursuant to Chapter 218, Florida Statutes
- Prepare Annual Financial Report for Units of Local Government and Distribution to the State Comptroller
- Prepare Public Depositor's Report and distribution to State Treasurer
- Coordinate and Distribute Annual Public Facilities Report and distribution to appropriate agencies
- Administer purchase order system and periodic payment of invoices
- Coordinate tax collection and miscellaneous receivables
- Prepare bid specifications for the purchase of services and commodities pursuant to Florida Statutes
- Prepare all required schedules for year end audit
- Prepare schedule of Bank Reconciliations
- Prepare cash and Investment Confirmations for distribution to Authorized Public Depositories and Trustee of District Bond Issues
- Prepare analysis of Accounts Receivable
- Prepare schedule of Inter-fund Accounts
- Prepare schedule of Payables from the Governments
- Prepare schedule of all Prepaid Expenses
- Prepare debt Confirmation Schedules
- Prepare schedule of Accounts Payable
- Prepare schedule of Changes in Fund Balances
- Prepare schedule of Assessment Revenue compared to Budget
- Prepare schedule of Interest Income and provide Reasonableness Test
- Prepare schedule of Investments and Accrued Interest
- Prepare analysis of All Other Revenue
- Prepare analysis of Interest expenses and Calculate Accrued Interest Expense at Year End
- Prepare schedule of Operating Transfers
- Prepare schedule of Cash Receipts and Cash Disbursements
- Prepare analysis of Cost of Development and Construction in Progress
- Prepare analysis of Reserves for Encumbrances
- Prepare analysis of Retainage Payable
- Prepare Amortization and Depreciation Schedules
- Prepare General Fixed Asset and General Long-Term Debt Account Groups
- General Fixed Asset Accounting
- Assets constructed by or donated to the District for maintenance
- Prepare inventory of District property in accordance with the Rules of the Auditor General
- Application of the special assessment allocation methodology and required modifications due to such items as: 1) changes in land uses or densities, 2) re-configured parcels, or 3) platting of lots
- Update special assessments pursuant to the requirements of a true-up mechanism outlined in the special assessment allocation methodology
- Assist in the levy and collection of special assessments and operation and maintenance assessments
- Preparation and certification of the annual non-ad valorem capital and operation and maintenance assessment roll
- Financial or cash flow analysis

2. Investment Management

- Develop an investment policy statement
- Manage the investment process in coordination with the Trustee regarding the purchase and sale of qualified investments
- Maintain adequate accounting statements of all investments

- Provide quarterly presentations to the District

Exhibit "B"

Fee Schedule

Our philosophy with respect to our District Management Service fee is to provide the lowest "all-inclusive" cost for our clients. The fees below represent a flat fee. There will be no additional charges related to printing, production, fax, telephone and travel, within the Scope of Services. This ensures our clients' fee expectations are met efficiently and within budget. We can ensure our ability to meet this objective through the utilization of modern technology and our firm's available resources and commitment to provide the highest level of service.

The fees assessed by District Management Services, LLC ("Manager") for service is separated based on the needs of the District, determined by development and operational needs.

"All-Inclusive Fees"		
District Management and Financial Services		
	Monthly	Annually
Management and Accounting Services	\$3,600	\$43,200

ADDITIONAL FEE SCHEDULE

In the event that the Board authorizes work outside of the Scope of Services, this additional fee schedule shall apply. These additional fees are for the production of communication distributed to the community at large and for items above and beyond the scope of this contract at the direction of the Board of Supervisors.

Photocopying, Printing, and Scanning: In-house photocopying, printing, and scanning is charged at \$0.15 per page for black and white copies single side, \$0.20 per page for double-sided and \$0.50 per page for color copies. Contracted copy service is billed at cost.

Postage & Mailing Fees: Invoiced at cost plus 5%.

Additional Hourly Services: Services as requested, detailed and approved by the Board of Supervisors, in a "not to exceed" total with an estimated hourly and professional requirement, applicable for requested services outside the standard scope of services. The fees for the professionals shall be billed at the following rates:

District Manager	\$225.00 per hour	Financial Consultant	\$175.00 per hour
Accountant	\$ 75.00 per hour	Operations Manager	\$ 75.00 per hour
Secretarial	\$ 45.00 per hour		

PENALTIES

For any failure to perform any item described in the Scope of Services of this agreement, the Board may assess a penalty of \$100.00. Any subsequent failure of that service may be assessed an additional \$100.00 (for a total of \$200.00). The level of penalty cannot exceed \$500.00.

**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: May 1, 2013

Re: Review of Landscaping Services Proposal

Attached is a copy of the revised scope of services and proposed inspection services from PSA. Tom Picciano has attended two meetings, made inspections and will be visiting Bloomings to determine a plan to continue with a new contract if the results of the two month improvement process are deemed acceptable to the Board. This item will be listed on the next agenda and action on the inspection services can wait until next month.

3. PAYMENT TERMS: The fees noted above are payable in the following manner:

Upon the signing of this agreement, fifty percent (50%) of *Section A1-A6* or *A2 Only* will be payable to PSA. Upon the completion of the landscape contract bid tabulation, or the landscape contract in case of *A2 Only*, the remaining fifty percent (50%) will be due within 30 days. PSA shall still be paid in full, in the case a vendor is not chosen by the Client.

The fee noted in Section B is payable to PSA within thirty days of the completed monthly landscape inspection. Fee will be five hundred and fifty (\$550.00) dollars per inspection. This fee is in effect for twelve monthly inspections. After the completion of these twelve inspections PSA may increase its monthly fee up to five (5%) percent. The commencement date of the contract year is to coincide with the first landscape inspection in _____, 2013

Late fee of 1.5% per month applies to all past due amounts over thirty days delinquent from the date of the landscape inspection.

4. SERVICES: PSA will perform the following services:

A. PSA SPECIFICATION DEVELOPMENT

1. PSA will develop a Request for Proposal (RFP) document. The document will be sent to qualified landscape maintenance contractors. The RFP will include information about site visits, bidding forms, pricing information, deadlines and delivery information. Specifications and standards developed by PSA and the Client will also be included.

2. PSA will develop a customized set of standards and specifications based on the Clients needs and budget. Maintenance for the care of turf, shrubs, trees, annuals and perennials, and the irrigation system will be included. Other entities maintained by the landscape contractor will also be noted when developing the specifications.

3. PSA will conduct the bidding process by selecting qualified contractors to bid on the project, conducting an on-site bid meeting, and answering all contractor inquiries regarding any aspects of the specifications or bidding process.

4. PSA will review all the bids received from the contractors. A bid tabulation document and other bid forms will be presented to the client for review.

5. PSA will assist the Client with reviewing the bid tabulation, and other pertinent information. Assist the Client in selecting the contractor based upon all the data available, including level of experience, references, financial stability, and horticultural expertise. In the event the bids are higher than the Clients anticipated budget, PSA will negotiate with the contractor on behalf of the Client, or by modifying the specifications. Substantial modifications to the specifications will be charged at a cost of one hundred and seventy-five dollars (\$175) per hour.

6. PSA will prepare the specifications for execution by assisting in setting up key contacts, billing information, emergency information, and service dates. PSA will meet with the contractor and Client to review the inspection process that PSA will perform monthly.

B. MONTHLY CONTRACT ADMINISTRATION

1. PSA will perform a monthly quantitative grounds inspection. PSA, the Client, and a representative from the landscape maintenance contractor will perform a thorough inspection of all pertinent landscape areas. The contractor must pass this quantitative inspection with a score of 85% or higher. Lower scoring will result in the contractor having a percentage of their regular monthly payment deducted for unacceptable job performance.

2. PSA will produce a report based on the findings from the grounds inspection. PSA will document areas in need of service, or problem areas in writing and /or by digital photographs. The report will be distributed to the Client and the landscape contractor.

3. PSA will review the score of the monthly inspection with the client and the contractor. The results of this inspection will determine if the contractor receives his full monthly payment or if a percentage of his payment is permanently withheld.

5. OPTIONAL SERVICES:

A. IRRIGATION SYSTEM INSPECTION-PSA will perform a zone-by-zone “wet check” inspection of the irrigation system. All deficiencies and corrective actions will be documented in a written report organized by irrigation timer and by zone.

Fee for Irrigation System Inspection \$550 per day

Accepted: Client Initials _____

6. INDEMNIFICATION: The Client shall indemnify and hold PSA harmless of and from all expenses, court costs, attorney's fees, penalties or damages of any kind whatsoever, incurred in connection with the services provided to the Client; in connection with any liability arising out of injuries sustained by any person in or about the property; in connection with any violation of any federal, state or municipal law, regulation or ordinance or any claim for taxes or other charges which may be made against PSA by reason of the services provided to the Client, except when due to gross negligence or malfeasance of PSA

7. DISPUTE RESOLUTION: All dispute resolution will be in accordance with the laws of the State of Florida. In the event of any dispute, Client shall have the right to litigate such claims in any state or federal court in Pasco County, Florida and Contractor consents to the exclusive and mandatory venue in such courts.

8. SIGNATURES: The parties entering into this Agreement hereby represent that each is an authorized representative, with the authority to enter this Agreement on behalf of their respective companies.

PSA Horticultural Inc.

Lakeside Plantation CDD

Signature _____
Print Name _____
Title _____
Date Signed _____

Signature _____
Print Name _____
Title _____
Date Signed _____

Lakeside Plantation

Community Development District

Proposed Budget Fiscal Year 2014

May 8, 2013



**Lakeside Plantation
Community Development District**

**Proposed Budget
Fiscal Year 2014**

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Section 1: **Budget Introduction**

Section 2: **Operating Budget Fund Balance Projections**

Section 3: **Operating Budget Comparative Analysis**

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Section 6: **Schedule of Annual Assessments**

Lakeside Plantation Community Development District

Budget Introduction

Fiscal Year 2014

Background Information

The Lakeside Plantation Community Development District is a local special purpose government authorized by Chapter 190, Florida Statutes, as amended. The Community Development District (CDD) is an alternative method for planning, financing, acquiring, operating and maintaining community-wide infrastructure in master planned communities. The CDD also is a mechanism that provides a “solution” to the State’s needs for delivery of capital infrastructure to service projected growth without overburdening other governments and their taxpayers. CDD’s represent a major advancement in Florida’s effort to manage its growth effectively and efficiently. This allows the community to set a higher standard for construction along with providing a long-term solution to the operation and maintenance of community facilities.

The following report represents the District budget for Fiscal Year 2014, which begins on October 1, 2013. The District budget is organized by fund to segregate financial resources and ensure that the segregated resources are used for their intended purpose, and the District has established the following funds.

<u>Fund Number</u>	<u>Fund Name</u>	<u>Services Provided</u>
001	General Funds	Operations and Maintenance of Community Facilities Financed by Non-Ad Valorem Assessments.
200	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 1999A Special Assessment Revenue Bonds

Facilities of the District

The District’s existing facilities include storm-water management (lake and water control structures), wetland preserve areas, street lighting, landscaping, entry signage, entry features, irrigation distribution facilities, recreational center, parks, pool facility, tennis courts and other related public improvements.

Maintenance of the Facilities

In order to maintain the facilities, the District conducts hearings to adopt an operating budget each year. This budget includes a detailed description of the maintenance program along with an estimate of the cost of the program. The funding of the maintenance budget is levied as a non-ad valorem assessment on your property by the District Board of Supervisors.

Lakeside Plantation
Community Development District
Fiscal Year 2014 Proposed Budget
General Fund

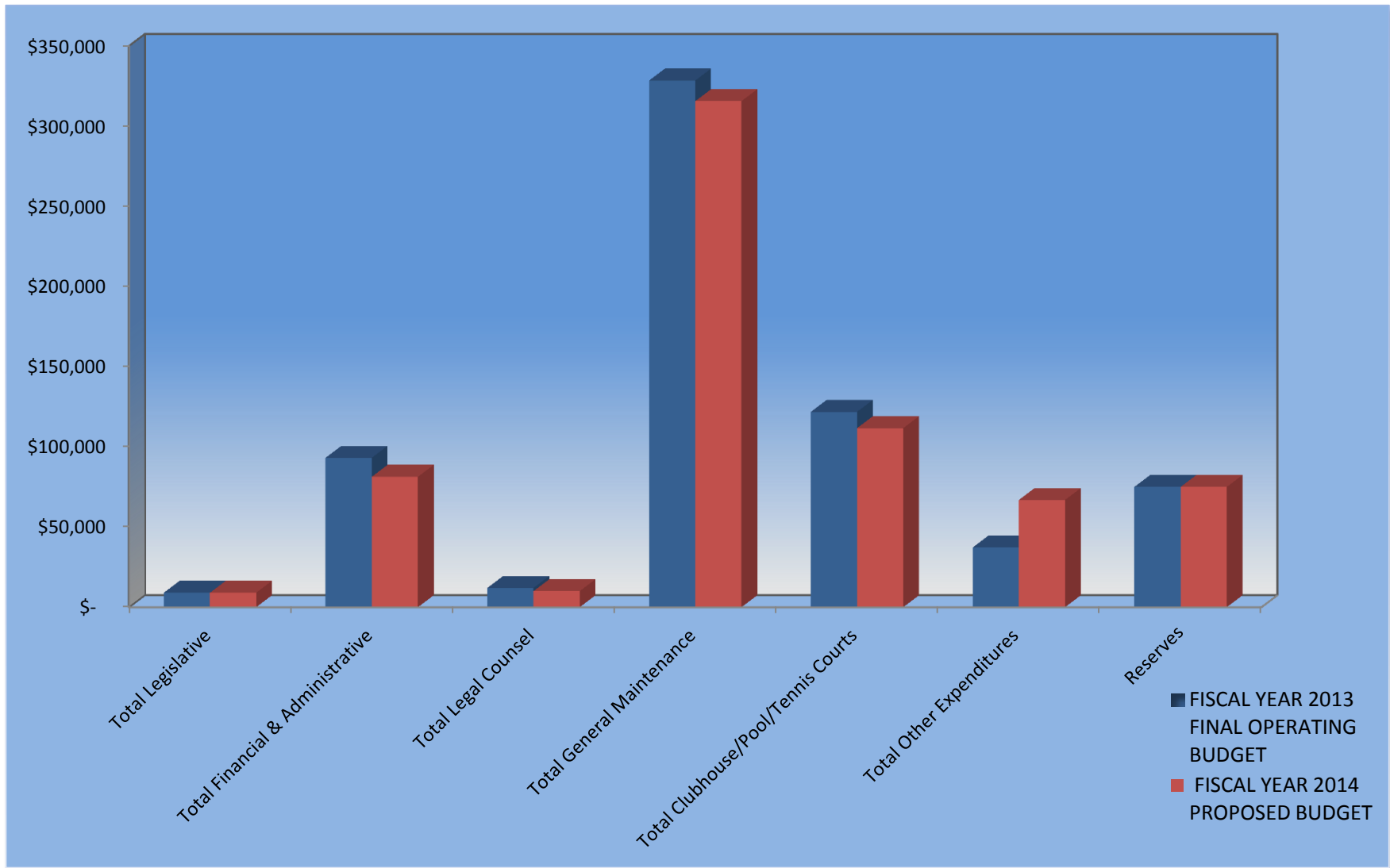
	Fiscal Year 2013 Final Operating Budget	Current Period Actuals Through 03/31/13	Projected Revenues & Expenditures 04/01/13 to 09/30/13	Total Actuals and Projections, Through 9/30/13	Over/(Under) Budget Through 9/30/13	Fiscal Year 2014 Proposed Budget	Increase / (Decrease) from FY 2013 to FY 2014 Budget
REVENUES							
Other Miscellaneous Revenues							
Tennis Club	12,000	7,509	7,509	15,017	3,017	12,000	-
Activities	9,000	5,710	1,000	6,710	(2,290)	2,000	(7,000)
Clubhouse Rentals	3,000	2,477	1,000	3,477	477	3,000	-
Transfer From Reserves	-	-	-	-	-	-	-
Miscellaneous	-	200	500	700	700	-	-
Interest Earnings	700	156	156	311	(389)	500	(200)
Special Assessments							
Operations & Maintenance Assmts - Levied On Roll (1)	651,844	545,934	75,000	620,934	(30,910)	651,844	-
Total Revenues	\$ 676,544	\$ 561,986	\$ 145,164	\$ 707,150	\$ 30,606	\$ 669,344	\$ (7,200)
EXPENDITURES							
Legislative							
Supervisor Fees	9,000	5,800	6,000.00	11,800	2,800	9,000	-
Total Legislative	\$ 9,000	\$ 5,800	\$ 6,000	\$ 11,800	\$ 2,800	\$ 9,000	\$ -
Financial & Administrative							
District Manager	45,500	26,542	18,958	45,500	0	42,000	(3,500)
District Engineer	7,000	5,474	5,000	10,474	3,474	10,000	3,000
Disclosure Report	1,000	1,000	-	1,000	-	1,000	-
Trustee Fees	2,000	2,833	785	3,618	1,618	3,750	1,750
Audit Fees	8,000	4,500	3,500	8,000	-	8,000	-
Arbitrage Rebate Calculation	1,200	-	1,200	1,200	-	1,200	-
Postage, Phone, Faxes, Copies	300	884	281	1,166	866	300	-
Public Communications	500	-	250	250	(250)	500	-
General Liability Insurance	6,000	1,784	3,116	4,900	(1,100)	5,000	(1,000)
Legal Advertising	1,000	268	500	768	(232)	850	(150)
Dues, Licenses & Fees	185	202	-	202	17	200	15
Other Current Charges	1,200	87	600	687	(513)	1,500	300
Property Insurance	10,000	5,652	-	5,652	(4,348)	7,000	(3,000)
Tax Collector Fees	9,259	-	-	-	(9,259)	-	(9,259)
Total Financial & Administrative	\$ 93,144	\$ 49,226	\$ 34,190	\$ 83,416	\$ (9,728)	\$ 81,300	\$ (11,844)
Legal Counsel							
District Counsel	12,000	6,850	5,150	12,000	-	10,000	(2,000)
Total Legal Counsel	\$ 12,000	\$ 6,850	\$ 5,150	\$ 12,000	\$ -	\$ 10,000	\$ (2,000)
General Maintenance							
Personnel Services	151,000	84,894	80,592	165,486	14,486	155,000	4,000
Road & Street Repairs & Maintenance	10,000	450	3,000	3,450	(6,550)	7,500	(2,500)
Common Area Renewal & Maintenance	20,000	250	1,500	1,750	(18,250)	5,000	(15,000)
Street Light/ Decorative Light Maintenance	18,000	587	7,500	8,087	(9,913)	15,000	(3,000)
Landscape Maintenance - Contract	78,000	48,757	48,757	97,514	19,514	78,000	-
Plant Replacement Program	12,000	900	6,000	6,900	(5,100)	12,000	-
Irrigation Maintenance	2,500	32	1,250	1,282	(1,218)	3,000	500
Lake Maintenance	12,000	5,796	5,796	11,592	(408)	12,000	-
Lake Bank Restoration	10,000	-	5,000	5,000	(5,000)	10,000	-
Electric Utility Services - Entrance Feature	8,500	3,385	3,385	6,770	(1,730)	6,000	(2,500)
Water Utility Services - Entrance Feature	2,000	135	750	885	(1,115)	5,000	3,000
Repairs & Maintenance - Entrance Feature	2,000	105	750	855	(1,145)	750	(1,250)
Miscellaneous Tools, Equipment and Supplies	2,400	876	876	1,752	(648)	3,000	600
Landscape Inspection Services	-	-	2,750	2,750	2,750	3,300	3,300
Total General Maintenance	\$ 328,400	\$ 146,168	\$ 165,156	\$ 314,074	\$ (14,326)	\$ 315,550	\$ (12,850)
Clubhouse/Pool/Tennis Courts							
Clubhouse - Activities	19,000	15,257	6,000	21,257	2,257	12,000	(7,000)
Clubhouse - Licenses/Fees	600	291	309	600	-	600	-
Clubhouse - General Supplies	4,000	4,782	4,782	9,565	5,565	5,000	1,000
Clubhouse - Maintenance	10,000	5,336	5,336	10,672	672	10,000	-
Clubhouse - Renewal & Replacements	5,000	707	1,500	2,207	(2,793)	3,000	(2,000)
Clubhouse - Office Supplies	1,200	999	999	1,998	798	2,500	1,300
Clubhouse - Pest Control	900	1,013	450	1,463	563	900	-
Clubhouse - Security	2,000	708	900	1,608	(392)	2,000	-
Clubhouse - AED	300	-	-	-	(300)	300	-
Clubhouse - Telephone & Internet Service	3,500	2,012	1,500	3,512	12	3,500	-
Clubhouse - Exercise Equipment	7,000	-	1,500	1,500	(5,500)	4,000	(3,000)
Clubhouse - Furniture	3,000	-	1,500	1,500	(1,500)	4,000	1,000
Clubhouse - Janitorial Supplies	3,000	1,361	1,250	2,611	(389)	1,750	(1,250)
Clubhouse - Electric	12,500	7,173	9,325	16,499	3,999	16,500	4,000
Clubhouse - Gas Utility	200	167	167	334	134	200	-
Garbage Collection	1,600	600	800	1,400	(200)	1,400	(200)
Water Utility Services - Clubhouse	3,000	2,363	2,363	4,726	1,726	3,000	-
Electric Utility Services - Pool	21,000	9,471	12,312	21,782	782	17,500	(3,500)
Pool Furniture	5,000	-	2,500	2,500	(2,500)	2,500	(2,500)
Pool Maintenance - Other	6,000	5,564	5,564	11,128	5,128	7,500	1,500
Tennis Courts - Maintenance	4,000	3,420	17,000	20,420	16,420	3,500	(500)
Tennis Courts - Programs	2,000	2,158	2,158	4,316	2,316	2,000	-
Water Utility Services - Tennis Courts & Pool	7,000	3,578	4,000	7,578	578	8,000	1,000
Total Clubhouse/Pool/Tennis Courts	\$ 121,800	\$ 66,959	\$ 82,215	\$ 149,174	\$ 27,374	\$ 111,650	\$ (10,150)
Other Expenditures							
Capital Improvements	37,200	124,435	12,250	136,685	99,485	66,844	29,644
Total Other Expenditures	\$ 37,200	\$ 124,435	\$ 12,250	\$ 136,685	\$ 99,485	\$ 66,844	\$ 29,644
Reserves							
Reserves	75,000	-	-	-	(75,000)	75,000	-
Total Reserves	\$ 75,000	\$ -	\$ -	\$ -	\$ (75,000)	\$ 75,000	\$ -
Total Expenditures	\$ 676,544	\$ 399,439	\$ 304,961	\$ 707,150	\$ 30,606	\$ 669,344	\$ (7,200)
Excess of Revenues Over (Under) Expenditures	\$ -	\$ -	\$ (159,797)	\$ (0)	\$ (0)	\$ -	\$ -

0.590411

Notations:

(1) Personnel expenses are level with the Fiscal Year 2012 Adopted Budget. Expenses are indicated on one line item in the Fiscal Year 2013 Proposed Budget, as payroll taxes, worker's comp, and other personnel items are paid by Management.

Lakeside Plantation Community Development District



**Lakeside Plantation
Community Development District**

**Fiscal Year 2014 Budget Descriptions
General Fund 001**

Legislative

Supervisor Fees

The amount paid to each Board Supervisor for the time devoted to the District business and monthly meetings.

Financial & Administrative

District Manager

The District retains the services of a consulting manager, who is responsible for the daily administration of the District's business, including any and all financial work related to the Bond Funds and Operating Funds of the District and preparation of the minutes of the Board of Supervisors. In addition, the District Manager prepares the Annual Budget, implements all policies of the Board of Supervisors and attends all meetings of the Board of Supervisors.

Recording Secretary

As part of the consulting managers contract, the District retains a Recording Secretary to prepare and record the minutes of the official district records of proceeding.

District Engineer

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

Disclosure Report

This is required of the District as part of the bond indentures.

Trustees Fees

This is required of the District as part of the bond indentures.

Collection Agent

The consulting manager provides the service of collection agent. This service includes providing payoff information for lot closings, maintaining logs and records, depositing closing funds in the proper trust accounts, and preparing lien releases.

Accounting Services

As part of the consulting managers contract, the District retains Accounting Services to process invoices, prepare tax-rolls and record the District's transactions in compliance with governmental accounting standards.

Auditing Services

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

Arbitrage Rebate Calculation

This is required of the District as part of the bond indentures.

Travel Per Diem

This applies at the current rate of mileage reimbursement for official District business.

Postage, Phone, Faxes, Copies

Cost of materials and service to produce agendas and conduct day-to-day business of the District.

Rentals & Leases

This is required of the District to store its official records.

Public Officials Insurance

The District carries Public Officials Liability in the amount of \$1,000,000.

Legal Advertising

This is required to conduct the official business of the District in accordance with the Sunshine Law and other advertisement requirements as indicated by the Florida Statutes.

Bank Fees

The District operates a checking account for expenditures and receipts.

Dues, Licenses & Fees

The District is required to file with the County and State each year.

Miscellaneous Fees

To provide for unbudgeted administrative expenses.

Investment Reporting Fees

This is for the monitoring and strategic planning of the investment of various debt, construction, and operational funds.

Office Supplies

Cost of daily supplies required by the District to facilitate operations.

Technology Services

This is to upgrade and keep current the operating components to comply with new governmental accounting standards along with basic website maintenance.

Website Administration

This is for maintenance and administration of the District's official website.

Capital Outlay

This is to purchase new equipment as required.

**Lakeside Plantation
Community Development District**

**Fiscal Year 2014 Budget Descriptions
General Fund 001**

Legal Counsel

District Counsel

Requirements for legal services are estimated at an annual expenditures as needed and also cover such items as attendance at scheduled meetings of the Board of Supervisor's, Contract preparation and review, etc.

Electric Utility Services

Electric Utility Services

This item is for street lights, pool, recreation facility and other common element electricity needs.

Garbage/Solid Waste Control Services

Garbage Collection

This item is for pick up at the recreation facility and parks as needed.

Water-Sewer Combination Services

Water Utility Services

This item is for the potable and non-potable water used for irrigation, recreation facility and the pool.

Other Physical Environment

Field Manager

The District retains the services of a Field Manager. The Field Manager is responsible for the day-to-day field operations. These responsibilities include, but are not limited to, preparing and bidding of services and commodities, contract administration, hiring and maintaining qualified personnel, preparation of and implementation of operating schedules and policies, insuring compliance with all operating permits, prepare and implement field operating budgets, provide information/education to public regarding District programs. The fee for this service is reviewed annually.

Waterway Management System

This item is for maintaining the multiple waterways that compose the District's waterway management system and aids in controlling nuisance vegetation that may otherwise restrict the flow of water.

Property & Casualty Insurance

The District carries \$1,000,000 in general liability and also has sovereign immunity.

Entry & Walls Maintenance

This item is for maintaining the main entry feature and other common area walls.

Landscape Maintenance

The District contracts with a professional landscape firm to provide service through a public bid process. This fee does not include replacement material or irrigation repairs.

Miscellaneous Landscape

This item is for any unforeseen circumstances that may effect the appearance of the landscape program.

Plant Replacement Program

This item is for landscape items that may need to be replaced during the year.

Irrigation Maintenance

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

Road & Street Facilities

Street Light / Decorative Light Maintenance

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

Street Sweeping

This item is for sweeping the streets.

Signage Repairs

This item is for miscellaneous repairs to the signage in the community as needed.

Parks & Recreation

Staff

This item is intended to fund part time individuals to staff during peak use events and seasons. The staff also provide some cleaning and ensures authorized individuals are utilizing the facility.

Security Patrol

This item is for the contractual service of the Sheriff's office or a private vendor to provide random patrols of the District assets and the community as a whole.

Club Facility Maintenance

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

Pool Maintenance

This item is necessary to contract with a vendor to maintain the pool within State Guidelines for public use.

Clubhouse Supplies

This item is for the basic commodities and other items for Clubhouse events.

Park Facility Maintenance

This item is for repairs to the tennis courts, volleyball courts and other park infrastructure.

Special Events

This item is intended to fund District held functions such as Fall, Winter, Spring & Summer Festivals or other events that may be deemed beneficial to the character and quality of life within the community.

Security

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

Lakeside Plantation
Community Development District
Fiscal Year 2014 Proposed Budget
Debt Service Fund 200, Series 1999A Bonds

REVENUES	
	Series 1999A Bonds
Debt Service Special Assesment - Levied On Roll	\$ 187,185.31
TOTAL REVENUES	\$ 187,185.31

EXPENDITURES	
Series 1999A Bond Principal Payment	\$ 55,000.00
Series 1999A May Bond Interest Payment	\$ 64,635.00
Series 1999A November Bond Interest Payment	\$ 62,723.75
Miscellaneous Expenses	4,826.56
TOTAL EXPENDITURES	\$ 187,185.31
EXCESS OF REVENUES OVER EXPENDITURES	\$ -

ANALYSIS OF BONDS OUTSTANDING	
Bonds Outstanding - Period Ending 11/1/2013	\$ 1,860,000.00
Principal Payment Applied Toward Series 1999A Bonds	\$ 55,000.00
Bonds Outstanding - Period Ending 11/1/2014	\$ 1,805,000.00

Lakeside Plantation
Community Development District
Schedule of Approved
Fiscal Year 2014 Annual Assessments
Annual Assessments ⁽¹⁾

Lot Size ⁽²⁾	ERU Value	DS Unit Count	O&M Unit Count	Fiscal Year 2013			Fiscal Year 2014			Total Inc/(Dec) in Annual Assmt ⁽⁴⁾
				Debt Service Per Unit	O&M Per Unit	Fiscal Year 2013 Total Assessment	Debt Service Per Unit ⁽³⁾	O&M Per Unit	Fiscal Year 2014 Total Assessment	
Commercial	8.085	10.10	13.18	\$3,287.00	\$8,286.91	\$11,573.91	\$3,287.00	\$8,286.91	\$11,573.91	\$0.00
Multi-Family	0.675	0	236	\$0.00	\$691.86	\$691.86	\$0.00	\$691.86	\$691.86	\$0.00
Single-Family	1.000	241	243	\$410.00	\$1,024.97	\$1,434.97	\$410.00	\$1,024.97	\$1,434.97	\$0.00
Villa	0.800	192	192	\$328.00	\$819.98	\$1,147.98	\$328.00	\$819.98	\$1,147.98	\$0.00
Total		443.10	684.18							

Notations:

- ⁽¹⁾ Annual assessments are adjusted for early payment discounts of 4.0%.
- ⁽²⁾ The commercial product type is allocated assessments on a per acre basis, while residential product types are allocated assessments on a per unit basis.
- ⁽³⁾ Debt service assessments are flat to the Fiscal Year 2011 assessment levels.
- ⁽⁴⁾ A positive figure denotes an increase in assessments; conversely, a negative figure denotes a decrease in assessments.

RESOLUTION 2013-05

A RESOLUTION OF THE BOARD OF SUPERVISORS APPROVING A PROPOSED BUDGET FOR THE LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT FOR FISCAL YEAR 2014, SETTING A HEARING FOR PUBLIC CONSIDERATION OF THE SAME

WHEREAS, the Lakeside Plantation Community Development 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 (hereinafter the "District"); and

WHEREAS, the District now believes it appropriate to make reasonable provision with respect to the manner in which the District's Board of Supervisors (hereinafter the "Board") will incur expenses and provide revenues necessary for its operation and any proposed improvement; and

WHEREAS, the District Manager has heretofore prepared and submitted to the District's Board, a proposed operating budget for Fiscal Year 2014; and

WHEREAS, the Board has considered the proposed budget and now desires to set the required public hearing thereon.

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

Section 1. The **Proposed Budget** for the Lakeside Plantation Community Development District for Fiscal Year 2014, attached hereto as **Exhibit "A"** is hereby approved as the basis for conducting a public hearing to adopt the same.

Section 2. A Public Hearing on the proposed budget as approved by the District's Board is hereby declared and set for _____.

Section 3. Notice of this Public Hearing shall be published in accordance with Section 190.008(2)(a), Florida Statutes.

Section 4. The District's Secretary is directed to submit the proposed budget to Sarasota County and the City of North Port not less than sixty (60) days prior to its scheduled final adoption (Public Hearing).

Section 5. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 8th DAY OF MAY, 2013.

LAKESIDE PLANTATION COMMUNITY
DEVELOPMENT DISTRICT

ATTEST:

CHAIRMAN

SECRETARY

Lakeside Plantation Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Monthly Contract				
Bloomings Landscape	2013 00477	\$ 32.00		Irrigation Inspection - Feb
District Management Services	6066	4,009.24		Contractual Services - Apr
Lake Masters Aquatic	13 02524	966.00		Waterway & Canal Treatment - Apr
Monthly Contract Sub-Total		\$ 5,007.24		
Variable Contract				
DMK Associates	8186	\$ 1,513.16		Professional Services thru 03/22
Florida Municipal Insurance Trust	0906 030113	3,127.50		Insurance Services thru 04/01
Straley & Robin	9515	1,414.85		Legal Services thru 03/01
Variable Contract Sub-Total		\$ 6,055.51		
Utilities				
Comcast Communications	15515 999177 02 9 031413	\$ 113.45		Cable, TV, & Internet thru 04/23
Florida Power & Light Company	04126 05586 032513	561.00		Electric Service thru 03/25
Florida Power & Light Company	57421 67439 032513	1,207.35		Electric Service thru 03/25
Florida Power & Light Company	84595 15071 032513	1,707.05	\$ 3,475.40	Electric Service thru 03/25
North Port Solid Waste District	54883 159826 040213	120.00		Waste Management Service thru 03/31
North Port Utilities	43123 154656 040113	690.81		Water Service thru 03/20
North Port Utilities	43123 154658 040113	20.18		Water Service thru 03/20
North Port Utilities	43123 156052 040113	362.85	\$ 1,073.84	Water Service thru 03/20
TECO Peoples Gas	10332096 032213	12.77		Gas Service thru 03/20
Verizon Florida LLC	0624684505 03 030113	504.53		Internet, TV, and Phone Service thru 03/31
Utilities Sub-Total		\$ 5,299.99		
Regular Services				
Florida Department of Revenue	LSPFDR040913	\$ 224.48		Sales Tax Return - Jan - Mar 2013
Regular Services Sub-Total		\$ 224.48		

Lakeside Plantation Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
Additional Services				
A-1 Superior Pest Control, Inc.	183167	\$ 150.00		Pest Control - 03/18
Alliance Fire & Safety	SPE18365	140.00		BFP-FIRE4 Backflow Cert. Fire Line
Alliance Fire & Safety	SPE18366	185.00	\$ 325.00	Annual Sprinkler Inspection - 2013
Carr, Riggs & Ingram, LLC	716535	4,500.00		Initial Billing Audit FY2012
Culligan Water	1017805 033113	146.03		Water Cooler Service thru 03/31
Ken Tyner Electric Inc.	765	487.00		Wired Shed
Ken Tyner Electric Inc.	786	105.00	\$ 592.00	Check Power to Fountain Pumps
Milan M. Fiser	MF032813	96.27		Reimbursement for Tennis Balls - 03/24
Milan M. Fiser	MF56	60.00		Junior Clinics (Ages 8-10) - March
Milan M. Fiser	MF58	120.00		Adult Beginner Clinics - March
Milan M. Fiser	MF59	180.00		Ladies Team Drill - March
Milan M. Fiser	MH57	120.00	\$ 576.27	Junior Clinics (Ages 7-10) - March
Pool Boy INC.	63896	120.00		Pool Filter Cleaning & Maintenance
Pool Boy INC.	64459	300.00	\$ 420.00	Repair Water Leaks
Rapid Security Solutions, LLC	4989	128.75		Serviced Network & Port Forwarding
Robert M. Beckman, INC	RB032513	250.00		Sidewalk Removal - Entrance
Sam's Club	7715 0901 1476 2388 032713	877.85		Misc Clubhouse Supplies thru 03/27
Security Alarm Corp.	116782	286.22		Annual Fire Alarm Inspection
Sparkle Brite Pool of North Port, LLC	11640	142.94		Misc. Pool Supplies - 03/21
Staples Credit Plan	6035 5178 7230 1865 031513	109.41		Misc. Clubhouse Office Supplies thru 03/11
US Bank	3358376	563.56		Trustee Legal Expenses thru 03/21
Wal-Mart Community	6032 2020 1028 8471 031613	223.01		Misc. Clubhouse Supplies
Welch Tennis Courts, Inc.	22020	595.12		Canopy Replacement 6 x 8
Welch Tennis Courts, Inc.	22064	495.04	\$ 1,090.16	Removal of 35 Bags
Additional Services Sub-Total		\$ 10,381.20		

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

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
TOTAL:		\$ 26,968.42		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

Chairman Vice Chairman Assistant Secretary



Invoice

5824 Bee Ridge Rd #165, Sarasota, FL 34233

RECEIVED

Date Invoice #

MAR 13 2013

3/10/2013 2013-00477

Bill To:

Lakeside Plantation CDD
 c/o District Management Services, Inc.
 Attn: Debby Hukill
 5680 W Cypress Street, Suite 5680A
 Tampa, FL 33607

Due Date 3/10/2013

Terms Due on receipt

Description	Qty	Rate	Amount
February Irrigation Inspection			
Repairs completed during inspection			
Nozzle	5	2.00	10.00
1/2" Spiral Elbow	2	1.50	3.00
6" Popup	2	9.00	18.00
1/2" Swing Joint Pipe	1	1.00	1.00

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

Total	\$32.00
Payments/Credits	\$0.00
Balance Due	\$32.00

Phone #
 (941) 927-9765

Fax #
 (941) 929-9356

E-mail
 carla@bloomingslandscape.com

Web Site www.bloomingslandscape.com

Approved 4/3/2013 by paltman

DMS, LLC 2013

5680 W. Cypress
Suite A
Tampa, FL 33607

INVOICE

Invoice Number: 6066
Invoice Date: Apr 1, 2013
Page: 1
Duplicate

Voice:
Fax:

Bill To:
Lakeside Plantation CDD
5680 W. Cypress Street
Ste A
Tampa, FL 33607

Ship to:

Customer ID	Customer PO	Payment Terms	
322		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Airborne		4/1/13

Quantity	Item	Description	Unit Price	Amount
	AS	Accounting Services		1,125.00
	DMS	District Management Services		2,666.67
1,347.00	Copies - .15	Copies - .15	0.15	202.05
20.00	Copies - .50	Color Copies - .50	0.50	10.00
	Postage	Postage		5.52

P. G.

Subtotal	4,009.24
Sales Tax	
Total Invoice Amount	4,009.24
Payment/Credit Applied	
TOTAL	4,009.24

Check/Credit Memo No:

Approved 3/29/2013 by Glen

Lake Masters Aquatic Weed Control, Inc.
 P.O. Box 2300
 Palm City, FL 34991
 Toll Free: 1-877-745-5729
 Fax: 772-220-6603 Local: 772-220-2224

RECEIVED
 APR 03 2013

Invoice

DATE	INVOICE #
4/1/2013	13-02524

BILL TO
LAKESIDE PLANTATION CDD C/O DMS 5680 W. CYPRESS STREET, STE. 5680A TAMPA, FL 33607

E-mail	P.O. NO.	TERMS	REP	MAIL STOP ID
susano1@aol.com		Net 30		4696

QUANTITY	DESCRIPTION	RATE	AMOUNT
	Monthly Service-Treatment of Waterways & Canals as per map	966.00	966.00

Thank you for your business.	Payments/Credits	\$0.00
	Balance Due	\$966.00

Approved 4/9/2013 by paltman



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

April 2, 2013

RECEIVED
APR 03 2013
RECEIVED
APR 03 2013

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

DMK Project: 07-0117
Lakeside Plantation CDD
Invoice: 8186

For Professional Engineering Services rendered between January 26 and March 22, 2013. Project management and oversight for sidewalk repairs and punchlist items including clarifications to contractor and coordination with Client regarding Scarlett Avenue repairs. Field inspection of lakes for erosion control report; preparation of Lakes Erosion Report.

Lakes Erosion Report

Professional Consultant 4	3.00 hrs @ \$125.00=	\$ 375.00
Field Tech 5	9.00 hrs @ \$ 85.00=	\$ 765.00
Admin 2	0.50 hrs @ \$ 45.00=	\$ 22.50
Reimbursables – Mileage	=	\$ 55.66
Subtotal	=	\$ 1,218.16

Sidewalk and Pavement Repairs

Professional Consultant 4	1.00 hrs @ \$125.00=	\$ 125.00
Field Tech 5	2.00 hrs @ \$ 85.00=	\$ 170.00
Subtotal		\$ 295.00

TOTAL AMOUNT DUE THIS INVOICE \$1,513.16

To receive invoices by email, please email your address to ap@dmkassoc.com.

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 4/9/2013 by paltman



Florida Municipal Insurance Trust (FMIT) Third Installment Billing - 12/13 Fund Year

FMIT # 0906

Invoice Date: 3/1/2013

Due Date: 4/1/2013

ATTN: Myranda Acosta
Lakeside Plantation Community Development District
2200 Plantation Blvd North
North Port, FL 34289

Please make check payable to:
Florida Municipal Insurance Trust
P.O. Box 1757
Tallahassee, FL 32302-1757

Policy Summary

	General Liability	Auto Liability	Auto Physical Damage	Property	Workers Compensation	Total
Gross Premium	\$4,912.00	\$92.00	\$0.00	\$7,506.00	\$0.00	\$12,510.00
Total Net Premium	\$4,912.00	\$92.00	\$0.00	\$7,506.00	\$0.00	\$12,510.00

Previous Activity

Previous Invoices	\$6,255.00
Payment Received On 9/5/2012	(\$3,127.50)
Payment Received On 1/14/2013	(\$3,127.50)
Total Balance Forward	\$0.00

Current Installment

Coverage	Premium	Total Net Premium
General Liability Coverage	\$1,228.00	\$1,228.00
Auto Liability Coverage	\$23.00	\$23.00
Property Coverage	\$1,876.50	\$1,876.50
Total Installment Amount		\$3,127.50

Total Due by 4/1/2013 **\$3,127.50**

NOTE: Any change in premium from the previous installment is due to endorsement(s) to your policy. These endorsements are available to you on the FMIT website: <http://insurance.flcities.com>

Please see reverse side for a copy of our Premium Installment Plan and Penalty Policy.

PINK COPY - Please return with your payment

WHITE COPY - For your records

STRALEY & ROBIN

Attorneys At Law
1510 W. Cleveland Street
Tampa, Florida 33606
Telephone (813) 223-9400 * Facsimile (813) 223-5043
Federal Tax Id. - 20-1778458

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT
c/o DISTRICT MANAGEMENT SERVICES
5680 W. CYPRESS ST., STE. 5680A
TAMPA, FL 33607

March 21, 2013
Client: 001384
Matter: 000001
Invoice #: 9515

Page: 1

RE: General Representation

For Professional Services Rendered Through March 15, 2013

SERVICES

Date	Person	Description of Services	Hours	
03/07/2013	JMV	REVIEW AND REVISE LEGAL NOTICES.	0.5	
03/08/2013	JMV	PREPARE RULES OF PROCEDURE; DRAFT EMAIL TO P. ALTMAN.	4.1	
03/08/2013	LH	REVIEW EMAIL FROM M. ACOSTA RE NOTICE OF RULE DEVELOPMENT; FOLLOW UP WITH J. VERICKER RE SAME; PREPARE DRAFT PUBLIC HEARING NOTICE.	0.7	
03/11/2013	JMV	TELEPHONE CALL TO P. ALTMAN RE: CDD BOARD MEETING NOTICES; REVIEW EMAIL FROM M. ACOSTA; REVIEW AND REVISE LEGAL NOTICES.	0.8	
03/12/2013	JMV	REVIEW AGENDA FOR CDD BOARD MEETING; TELEPHONE CALL TO P. ALTMAN.	0.4	
Total Professional Services			6.5	\$1,403.00

PERSON RECAP

Person		Hours	Amount
JMV	John M. Vericker	5.8	\$1,305.00
LH	Lynn Hoodless	0.7	\$98.00

Approved 3/28/2013 by paltman



RECEIVED

MAR 20 2013

Account Number	15515 999177-02-9
Billing Date	03/14/13
Total Amount Due	\$113.45
Payment Due by	04/01/13
	Page 1 of 3

Contact us: @ www.business.comcast.com 800-391-3000

LAKESIDE PLANTATION CDD

For service at:
2200 PLANTATION BLVD
NORTH PORT FL 34289-9472

Monthly Statement Summary

Previous Balance	259.49
Payment - 03/08/13- thank you	-259.49
New Charges - see below	113.45
Total Amount Due	\$113.45
Payment Due by	04/01/13

New Charges Summary

Comcast Bundled Services	-20.00
Additional Cable Television Services	81.89
Additional High-Speed Internet Services	66.95
Comcast Digital Voice®	24.28
Partial Month Charges & Credits	-45.92
<i>Changes were made to your account this month. See the following pages for more details.</i>	
Taxes, Surcharges & Fees	6.25
Total New Charges	\$113.45

Thank you for being a valued Comcast customer!

037959 1/2

Application by Glen

1 3 6

Detach and enclose this coupon with your payment. Please write your account number on your check or money order. Do not send cash.



12641 CORPORATE LAKES DRIVE
FT MYERS FL 33913-7907

AB 01 037959 05299 E 116 B

LAKESIDE PLANTATION CDD

LAKESIDE PLANTATION CDD

5680 WEST CPRESS ST

TAMPA FL 33607-7002

Account Number	15515 999177-02-9
Payment Due by	04/01/13

Total Amount Due **\$113.45**

Amount Enclosed \$ _____

Make checks payable to Comcast

COMCAST COMMUNICATIONS

PO BOX 105184

ATLANTA GA 30348-5184

15515 999177 02 9 7 011345

032513



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

B 5,7,8 5517 2

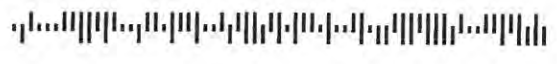


AUTO **CO 0720
 1 149043

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

RECEIVED
 MAR 29 2013

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	\$561.00	Apr 15 2013	\$

Your electric statement

Account number: 04126-05586

For: Feb 22 2013 to Mar 25 2013 (31 days)
 Customer name: LAKESIDE PLANTATION
 Service address: 2200 PLANTATION BLVD # FNTN

Statement date: Mar 25 2013
 Next meter reading: Apr 24 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
557.29	557.29 CR	0.00	0.00	561.00	\$561.00	Apr 15 2013

Meter reading - Meter 6N25462

Current reading 82849
 Previous reading - 77284
 kWh used 5565

Amount of your last bill 557.29
 Payment received - Thank you 557.29 CR
 Balance before new charges \$0.00

Energy usage

	Last Year	This Year
kWh this month	6303	5565
Service days	32	31
kWh per day	196	179

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

Electric service amount	507.74**
Storm charge	7.79
Gross receipts tax	13.22
Franchise charge	32.25
Total new charges	\$561.00

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

Customer charge: \$6.89
 Fuel: \$173.18
 (\$0.031120 per kWh)
 Non-fuel: \$327.67
 (\$0.058880 per kWh)

Total amount you owe \$561.00

- Payment received after **June 14, 2013** is considered **LATE**; a late payment charge of 1% will apply.
- As part of a four-year rate agreement approved in 2012, a base rate increase will take effect in 30-60 days when a new power plant begins serving you. It will be largely offset by a fuel charge reduction thanks to the plant's advanced efficiency. Visit: FPL.com/answers

Approved 4/2/2013 by Glen





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

2 149043

/ 27

5517574216743975370210000

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

RECEIVED

MAR 29 2013

B 5,8 5517 7

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	\$1,207.35	Apr 15 2013	\$

Your electric statement

Account number: 57421-67439

For: Feb 22 2013 to Mar 25 2013 (31 days)

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

Statement date: Mar 25 2013
Next meter reading: Apr 24 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
1,126.78	1,126.78 CR	0.00	0.00	1,207.35	\$1,207.35	Apr 15 2013

Meter reading - Meter 6LL6205

Current reading 49131
Previous reading - 48212
kWh constant x 10
kWh used **9190**

Demand reading 5.80
kW constant x 10.00
Demand kW **58**

Energy usage

	Last Year	This Year
kWh this month	7000	9190
Service days	32	31
kWh per day	218	296

Amount of your last bill 1,126.78
Payment received - Thank you 1,126.78 CR
Balance before new charges \$0.00

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

Electric service amount 1,100.30**
Storm charge 9.19
Gross receipts tax 28.45
Franchise charge 69.41
Total new charges \$1,207.35

Total amount you owe \$1,207.35

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

Customer charge: \$18.00
Fuel: \$285.99
(\$0.031120 per kWh)
Non-fuel: \$175.71
(\$0.019120 per kWh)
Demand: \$620.60
(\$10.70 per kW)

- Payment received after **June 14, 2013** is considered **LATE**; a late payment charge of 1% will apply.
- As part of a four-year rate agreement approved in 2012, a base rate increase will take effect in 30-60 days when a new power plant begins serving you. It will be largely offset by a fuel charge reduction thanks to the plant's advanced efficiency. Visit: FPL.com/answers

Approved 4/2/2013 by Glen



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

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

3 149043 / 27

5517845951507155070710000

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

RT
 M. 8/1/13

B 5,8 5517 5

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	\$1,707.05	Apr 15 2013	\$

Your electric statement

Account number: 84595-15071

For: Feb 22 2013 to Mar 25 2013 (31 days)

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

Statement date: Mar 25 2013
 Next meter reading: Apr 24 2013

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
1,635.53	1,635.53 CR	0.00	0.00	1,707.05	\$1,707.05	Apr 15 2013

Meter reading - Meter 6L17180

Current reading 78566
 Previous reading - 58744
 kWh used 19822

Demand reading 49.58
 Demand kW 50

Energy usage

	Last Year	This Year
kWh this month	15092	19822
Service days	32	31
kWh per day	471	639

Amount of your last bill 1,635.53
 Payment received - Thank you 1,635.53 CR
 Balance before new charges \$0.00

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

Electric service amount 1,548.86**
 Storm charge 19.83
 Gross receipts tax 40.22
 Franchise charge 98.14
 Total new charges \$1,707.05

Total amount you owe \$1,707.05

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

Customer charge: \$15.00
 Fuel: \$616.86
 (\$0.031120 per kWh)
 Non-fuel: \$379.00
 (\$0.019120 per kWh)
 Demand: \$535.00
 (\$10.70 per kW)

- Payment received after June 11, 2012 is considered LATE - late payment charge of 1% will apply.
- As part of a four-year rate agreement approved in 2012, a base rate increase will take effect in 30-60 days when a new power plant begins serving you. It will be largely offset by a fuel charge reduction thanks to the plant's advanced efficiency. Visit: FPL.com/answers

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

040113

Approved 4/2/2013 by Glen



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



NORTH PORT UTILITIES

SERVICE ADDRESS			CURRENT CHARGES	DUE DATE
ACCOUNT NUMBER	CYCLE	BILL DATE		
2200 PLANTATION BLVD TENNI COURT				
43123-154656	18-29	4/01/13		4/26/13

H₂O PROGRAM DONATION:

\$1 \$5

\$10 OTHER \$ _____

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

Total Current Charges **690.81**
 PAST DUE - MUST PAY NOW .00
 Total Amount Due **690.81**

\$ _____
 AMOUNT ENCLOSED

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



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

Check here for a change of address on the reverse side

000043123000154656000000690812

4416 LAKE

SERVICE ADDRESS			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
2200 PLANTATION BLVD TENNI COURT			
43123-154656	18-29	4/01/13	4/26/13

↑ Please return this upper portion with your payment ↑

Rate Class : COMMERCIAL
 Last payment amount/date: 703.59 3/18/13

Last Bill Amount 703.59
 Payments 703.59-
 Adjustments .00
 BALANCE FORWARD .00

Service Period	Days	Meter Number	Mult	Units	Current Usage	Previous Usage
WA 2/21/13 3/20/13	27	1100033965	1.000	TGAL	4545	4458
					USAGE FOR 3/12	84.00

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	20.00	199.20	
WA Usage block 5	7.00	89.46	
TOTAL WATER			690.81

Total Current Charges 690.81
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 690.81

PLEASE MAIL ALL PAYMENTS TO:
 North Port Utilites PO Box 511130 Punta Gorda, FL 33951-1130

FREE income tax preparation provided by the United Way call 941-308-4357 for more information.

Treasuring our Natural Resources! Reverse Osmosis Grand Opening and Utilities 20th Anniversary Celebration April 5th, 10AM, at the City's Myakkahatchee Creek WTP (5755 North Port Blvd).

RECEIVED
 APR 04 2013

Approved 4/9/2013 by Glen

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
ACCOUNT NUMBER	CYCLE	BILL DATE		
2200 PLANTATION BLVD FRONT FOUNT				
43123-154658	18-29	4/01/13		4/26/13

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

4417 LAKE

↑ Please return this upper portion with your payment ↑

SERVICE ADDRESS			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
2200 PLANTATION BLVD FRONT FOUNT			
43123-154658	18-29	4/01/13	4/26/13

Rate Class : COMMERCIAL
 Last payment amount/date: 23.73 3/18/13

Last Bill Amount 23.73
 Payments 23.73-
 Adjustments .00
 BALANCE FORWARD .00

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage	
	2/21/13	3/20/13	27	83717471	1.000	TGAL	1075	1074	
							USAGE FOR	3/12	18.00

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 MAIL ALL PAYMENTS TO:
 North Port Utilites PO Box 511130 Punta Gorda, FL 33951-1130

FREE income tax preparation provided by the United Way call 941-308-4357 for more information.

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 twenty four hours a day, seven days a week



NORTH PORT UTILITIES

SERVICE ADDRESS			CURRENT CHARGES
2200 PLANTATION BLVD CLUB HOUSE			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	4/01/13	4/26/13

H₂O PROGRAM DONATION:

\$1 \$5

\$10 OTHER \$ _____

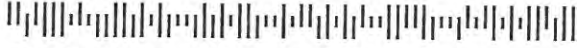
Benefits North Port utility customers in need of assistance with their water bills.

Total Current Charges **362.85**
 PAST DUE - MUST PAY NOW .00
 Total Amount Due **362.85**

\$ _____
 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

000043123000156052000000362855

4418 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	4/01/13	4/26/13

Last Bill Amount 209.86
 Payments 209.86-
 Adjustments .00
 BALANCE FORWARD .00

Rate Class : COMMERCIAL
 Last payment amount/date: 209.86 3/18/13

WA	Service Period	Days	Meter Number	Mult	Units	Current	Previous	Usage
	2/21/13 3/20/13	27	80000038	1.000	TGAL	421	397	24
						USAGE FOR 3/12		19.00

Service	Consumption	Charge	Total
WA Base facility chg		38.72	
WA Usage block 1	10.00	35.50	
WA Usage block 2	10.00	53.20	
WA Usage block 3	4.00	29.84	
TOTAL WATER			157.26
SE Base facility chg		66.63	
SE Consumption	24.00	138.96	
TOTAL SEWER			205.59

Total Current Charges 362.85
 PAST DUE - MUST PAY NOW .00
 Total Amount Due 362.85

PLEASE MAIL ALL PAYMENTS TO:

North Port Utilities PO Box 511130 Punta Gorda, FL 33951-1130

FREE income tax preparation provided by the United Way call 941-308-4357 for more information.

Treasuring our Natural Resources! Reverse Osmosis Grand Opening and Utilities 20th Anniversary Celebration April 5th, 10AM, at the City's Myakkahatchee Creek WTP (5755 North Port Blvd).

RECEIVED
 APR 04 2013

Approved 4/9/2013 by Glen

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

PLEASE REMIT PAYMENT TO:

CUSTOMER INVOICE



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

A

ACCOUNT NUMBER
10332096

AMOUNT NOW DUE
12.77

THIS MONTH'S CHARGE DUE BEFORE
04/14/13

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!

PLEASE RETAIN THIS LOWER PORTION FOR YOUR RECORDS.

DIRECT ALL INQUIRIES TO:



POST OFFICE BOX 31017
TAMPA, FL 33631-3017

1-877-832-6747

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

RECEIVED
MAR 26 2013

AMOUNT NOW DUE
12.77

THIS MONTH'S CHARGE DUE BEFORE
04/14/13

ACCOUNT NUMBER
10332096

AVERAGE DAILY THERM USAGE
MAR 13 0.0
MAR 12 0.0

NEXT SCHEDULED READ DATE
04/22/13

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

THIS MONTH'S BILLING DATES

TO	NUMBER OF DAYS	STATEMENT DATE
03/20/13	29	03/22/13

THIS MONTH'S METER INFORMATION

METER NUMBER	METER READS PRES - PREV	=	CCF	X	BTU	X	CONVER	=	THERMS USED
RHE73410	274	274	0	1.0340	1.00000				0.0
TOTAL THERMS =									0.0

THIS MONTH'S BILLING INFORMATION

RESIDENTIAL SERVICE 1 (RS1)	
PREVIOUS BALANCE	12.77
PAYMENT	12.77-
CUSTOMER CHARGE	
DISTRIBUTION 0.0 THMS @	0.33637 12.00
PGA 0.0 THMS @	0.80106 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

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

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

Approved 4/2/2013 by Glen

Verizon News

Enjoy Your Verizon Solutions Bundle!
In addition to taxes and surcharges, your first bill may include pro-rated charges from the start of your services and charges for up to 1 month in advance.

New Promotions
This month your discounts will begin on the following items:
 FIOS Router 100% Discount
 Online Promotional Credit
 Additional Line Promotion
 FIOS Activation Credit
 TV Activation Credit

Quick Bill Summary for
LAKESIDE PLANTATION COMMUNIT

RECEIVED

APR 05 2013

Previous Balance	\$0.00
No Payment Received	\$0.00
Balance Forward	\$0.00

New Charges

Verizon Solutions for Business (See pg 3)	\$220.99
TV Additional Services	\$55.94
Internet Additional Services	\$19.96
Specials and Promotions	-\$211.95
Change in Service and Partial Month	\$299.10
Taxes, Governmental Surcharges and Fees	\$62.84
Verizon Surcharges and Other Charges & Credits	\$57.65
Total New Charges Due by March 25, 2013	\$504.53
Total Amount Due by March 25, 2013	\$504.53

Direct Payment Enrollment verizon.com/businessbillpay	Online Billing & Payment verizon.com/businessbillview	Questions about your bill? verizon.com or 1-800-483-5700
---	--	--



Please return this remit slip with payment

New Charges Due Mar 25, 2013
 Account Number 15 4331 0624684505 03
Total Amount Due: \$504.53 030113

Make check payable to Verizon

\$

KEYLINE
 LAKESIDE PLANTATION COMMUNIT
 2200 PLANTATION BLVD
 NORTH PORT FL 34289-9472

VERIZON FLORIDA LLC
 PO BOX 920041
 DALLAS TX 75392-0041



15 4331 0624684505 03N00000000000 00000050453 00

Approved 4/9/2013 by Glen

LAKESIDE PLANTATION CDD
DISTRICT CHECK REQUEST FORM

Today's Date 4/9/2013

District Name Lakeside Plantation CDD

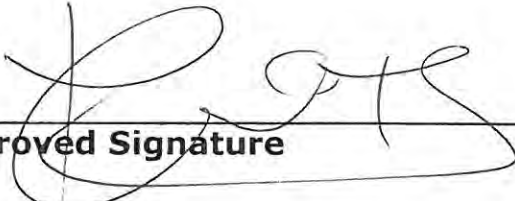
Check Amount \$ 224.48

Payable To Florida Department of Revenue

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

Check Description Sales Tax Return - Jan - Mar 2013

Special Instructions DO NOT MAIL
Please give the check to Ali Evans



Approved Signature

Effective Date <u>3/31/2013</u>
FUND <u>001</u>
GL CODE <u>21780</u>

Approved 4/10/2013 by Glen

INVOICE

3/19/2013

RECEIVED

MAR 22 2013

A-1 Superior Pest Control

A-1 Superior Pest Control
340 Tamiami Trail
Port Charlotte, FL 33953
(941) 624-2111
(941) 906-8333

BILL TO

C/O DISTRICT MANAGEMENT SERVICES
MR. STEVEN CONNOLLY
5680 W. CYPRESS STREET STE 5680A
TAMPA, FL 33607-

SERVICE

Lakeside Plantation Comm.

2200 Plantation Blvd.
North Port FL 34289

Service	PO # / Terms	Invoice	Completed	Amount	Tax	Total	Credits
Pest Control		183167	3/18/2013	\$150.00	\$0.00	\$150.00	

PLEASE REMIT: \$150.00

Approved 3/28/2013 by paltman

A-1 Superior Pest Control

340 Tamiami Trail
Port Charlotte, FL 33953
(941) 624-2111

Please complete THIS portion and return with payment. Thank you.

Service: Pest Control
Account Key: 2112

Please Remit: \$150.00

@2112@

Invoice



RECEIVED
MAR 25 2013

Date: 3/12/2013
Customer ID: 3941
Invoice No.: SPE18365
Reference: Work Order 23553 / Field Invoice

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

Bill to:

Service at:

Lakeside Plantation CDD
C/O District Management Services
5680 West Cypress Street
Tampa, FL 33607-2393

Lakeside Plantation Clubhouse
2200 Plantation Blvd.
North Port, FL 34286

P.O. Number:

Terms: DUE UPON RECEIPT

Description:
Work Order 23553 Backflow Certification

Item	Description	Quantity	Unit Price	Amount
Flat Rate				
	BFP-FIRE4 Backflow Certification Fire Line 4" <i>*Backflow certification(s) complete - device(s) Passed.</i>	1.00	\$140.0000	\$140.00
Flat Rate Subtotal:				\$140.00

Additional Notes:

Subtotal:	\$140.00
Sales Tax:	\$0.00
Payments:	\$0.00
Total Due:	\$140.00



Thank You For Your Business

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

Approved 3/28/2013 by paltman

Invoice



RECEIVED
MAR 25 2013

Date: 3/12/2013
 Customer ID: 3941
 Invoice No.: SPE18366
 Reference: Work Order 23473 / Field Invoice

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

Bill to:

Service at:

Lakeside Plantation CDD
 C/O District Management Services
 5680 West Cypress Street
 Tampa, FL 33607-2393

Lakeside Plantation Clubhouse
 2200 Plantation Blvd.
 North Port, FL 34286

P.O. Number:

Terms: DUE UPON RECEIPT

Description:
 Work Order 23473 Sprinkler Fire Inspecti

Item	Description	Quantity	Unit Price	Amount
Flat Rate				
	INS-2 Sprinkler Inspection Annual	1.00	\$185.0000	\$185.00
	<i>*Inspection(s) complete, control valves Open, FACP Normal, and please see report for any comments.</i>			
		Flat Rate Subtotal:		\$185.00

Approved 3/28/2013 by paltman

Additional Notes:

Subtotal:	\$185.00
Sales Tax:	\$0.00
Payments:	\$0.00
Total Due:	\$185.00



Thank You For Your Business

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

RECEIVED
APR 01 2013

Lakeside Plantation CDD
c/o DMS
5680 W. Cypress Street, Ste A
Tampa, FL 33607

Invoice No. 716535 (include on check)
Date 03/29/2013
Client No. 20-03196.000

Professional services rendered as follows:

Initial progress billing on audit of financial statements
as of September 30, 2012.

\$ 4,500.00

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
4,500.00	0.00	0.00	0.00	0.00	4,500.00

We accept Mastercard, Visa and American Express. Please complete the following information, or contact our office to submit your payment over the phone.

Date: _____ Client Name: _____ Client # _____

Name as it appears on card: _____

Billing Address: _____

Card # _____ Exp Date: _____ Security # _____

Amount: _____ Signature: _____

Approved 4/3/2013 by paltman

Culligan[®]

of Nokomis

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

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

<input type="checkbox"/> VISA	<input type="checkbox"/> MasterCard	<input type="checkbox"/> AMERICAN EXPRESS	<input type="checkbox"/> DISCOVER	<input type="checkbox"/> PLEASE CHECK BOX TO ENROLL IN AUTOMATIC BILL PAYMENT
CARD NUMBER			V. CODE	
SIGNATURE			EXP. DATE	
DATE	PAY THIS AMOUNT	ACCOUNT NUMBER		
03/31/2013	\$146.03	1017805		
PAY BY DATE: APR 15				AMOUNT PAID \$

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:	AMOUNT	BALANCE
						\$58.22
02/28/2013	1.00	CONE CUPS CADDY PACK	800248914		17.99	76.21
02/28/2013	6.00	DRINKING WATER 4.73	800248914		28.38	104.59
02/28/2013	1.00	DELIVERY CHARGE	800248914		1.00	105.59
03/12/2013	-1.00	Payment	3406		-58.22	47.37
03/14/2013	5.00	DRINKING WATER 4.73	800251233		23.65	71.02
03/14/2013	1.00	DELIVERY CHARGE	800251233		1.00	72.02
03/28/2013	2.00	CONE CUPS CADDY PACK	800253543		35.98	108.00
03/28/2013	6.00	DRINKING WATER 4.73	800253543		28.38	136.38
03/28/2013	1.00	DELIVERY CHARGE	800253543		1.00	137.38
03/31/2013	1.00	COOK & COLD COOLER			8.65	146.03

RECEIVED
 APR 05 2013

Service 04/01-04/30

Pay on-line at: www.culligansarasota.com

ACCOUNTS ARE SUBJECT TO A LATE PAYMENT FINANCE CHARGE				PLEASE PAY NEW BALANCE BEFORE	APR 15	Balance Due	\$146.03
OVER \$	PERIODIC RATE	ANNUAL RATE	MIN CHARGE				
0	0.00%	0.10%	5.00				
TO	0.00%	0.10%					
0-30	31-60	61-90	Over 90				
146.03	0.00	0.00	0.00				
Next Deliveries: 04/12/13 04/26/13 05/14/13 05/29/13							
CULLIGAN WATER 1099 ENTERPRISE CT NORTH VENICE, FL 34275-3621 (941) 485-7526							
SERVICE ADDRESS: LAKESIDE PLANTATION 2000 PLANTATION BLVD NORTH FORT FL 34289							
STATEMENT DATE		ACCOUNT NUMBER		NAME			
03/31/2013		1017805		LAKESIDE PLANTATION			

Approved 4/10/2013 by Glen

Ken Tyner Electric Inc

License # ER13012605

8380 Swiss Blvd

Punta Gorda, FL 33982

Phone: 941-505-2778 Fax: 941-505-8999

E-mail kentynerelectric@yahoo.com

Invoice

Date	Invoice #
3/18/2013	765

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289 O-941-423-5500 F-941-423-5501 lakesideplantation@comcast.net

Job Address
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289

Terms	Due on receipt
-------	----------------

Description	Amount
1. WIRED SHED	
LABOR	300.00
MATERIAL	187.00

Thank you for your business.	Total	\$487.00
	Payments/Credits	\$0.00
	Balance Due	\$487.00

Approved 3/28/2013 by paltman

Ken Tyner Electric Inc

License # ER13012605

8380 Swiss Blvd

Punta Gorda, FL 33982

Phone: 941-505-2778 Fax: 941-505-8999

E-mail kentynerelectric@yahoo.com

Invoice

Date	Invoice #
3/26/2013	786

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289 O-941-423-5500 F-941-423-5501 Lakesideplantation@verizon.net

Job Address
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34289 Bill-815-2740

Terms	Due on receipt
-------	----------------

Description	Amount
1. CHECK POWER TO FOUNTAIN PUMPS	105.00

Thank you for your business.	Total	\$105.00
	Payments/Credits	\$0.00
	Balance Due	\$105.00

Approved 4/3/2013 by paltman

DISTRICT CHECK REQUEST FORM

Today's Date 3/28/13

District Name Lakeside Plantation

Check Amount \$96.27

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
 North Port, Florida 34289

Check Description Tennis Balls

Special Instructions

Approved Signature

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

Approved 4/3/2013 by paltman

DISTRICT CHECK REQUEST FORM

Today's Date 4/2/2013

District Name Lakeside Plantation

Check Amount \$60.00

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
North Port, Florida 34289

Check Description Junior Tennis Clinic

Special Instructions

Approved Signature

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

Approved 4/10/2013 by paltman

DISTRICT CHECK REQUEST FORM

Today's Date 4/2/2013

District Name Lakeside Plantation

Check Amount \$120.00

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
North Port, Florida 34289

Check Description Adult Beginner Clinic

Special Instructions

Approved Signature

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

Approved 4/10/2013 by paltman

DISTRICT CHECK REQUEST FORM

Today's Date 4/2/2013

District Name Lakeside Plantation

Check Amount \$180.00

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
North Port, Florida 34289

Check Description Ladies Team Drill

Special Instructions

Approved Signature

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

Approved 4/10/2013 by paltman

DISTRICT CHECK REQUEST FORM

Today's Date 4/2/2013

District Name Lakeside Plantation

Check Amount \$120.00

Payable to: Milan Fiser

Mailing Address 1536 Scarlett Ave
North Port, Florida 34289

Check Description Junior Tennis Clinic

Special Instructions

Approved Signature

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

Approved 4/10/2013 by paltman



PO Box 380714
MURDOCK, FL 33938

www.poolboyinc.com

Invoice # 63896

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

3/26/2013

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	Amount
REPAIR LABOR	Labor: Cleaned filters to allow pumps to prime, John showed the maintenance man how to properly clean them.	120.00
Thank you for your business.		
Join our email list below to get instant updates on services and receive our newsletter.		Current Charges \$120.00
		Total Amount Due \$120.00 <small>Current Charges + Previous Balance</small>

Approved 4/10/2013 by paltman

QUESTIONS OR CONCERNS? CALL 941-255-1900

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

Total Amount Due	\$120.00	Payment Amt	\$	MC	Visa	Discover	AmEx	Check
Credit Card Number						Exp Date		
Name on Card				Signature				
Invoice #	63896	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 _____



PO Box 380714
MURDOCK, FL 33938
www.poolboyinc.com

Invoice # 64459

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

4/6/2013

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

Terms

Due on receipt

Item	Description	Amount
REPAIR LABOR	Labor: Fixed small water leaks in 3 of the heaters, water was leaking at the hot gas line going into the heat exchangers.	300.00
Thank you for your business.		

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

Current Charges	\$300.00
Total Amount Due <small>Current Charges + Previous Balance</small>	\$1,845.00

Approved 4/10/2013 by paltman

QUESTIONS OR CONCERNS? CALL 941-255-1900

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

Total Amount Due	\$1,845.00	Payment Amt	\$	MC	Visa	Discover	AmEx	Check
Credit Card Number						Exp Date		
Name on Card				Signature				
Invoice #	64459	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 _____



Rapid Security Solutions, LLC
 1920 Northgate Blvd. # A9
 Sarasota, FL 34234
 Tel: 941.219.4190
 Fax: 941.866.0439

RECEIVED
 MAR 21 2013

Invoice

Invoice Number 4989	Date 3/19/2013
Customer Number 10087	Due Date 3/19/2013

To: **Tanya**
Lakeside Plantation CDD
C/O DMS
5680 W. Cypress St.-Suite 5680A
Tampa, FL 33607

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

Amount Enclosed: _____

Net Due: \$128.75

Detach And Return Top Portion With Your Payment

Customer Name	Customer Number	PO Number	Invoice Date	Due Date
Lakeside Plantation CDD	10087		3/19/2013	3/19/2013

Quantity	Description	Rate	Amount
<i>Lakeside Plantation CDD, 2200 Plantation Drive Northport, FL</i>			
1.00	1st Hour of Service Labor	110.00	110.00
0.25	Service Labor	75.00	18.75
		Subtotal:	\$128.75
	Tax		0.00
	Payments/Credits Applied		0.00
Invoice Balance Due:			\$128.75

Please Remember To Test Your Systems Monthly! RSS Service
 (941) 219-4194

Date	Invoice #	Description	Amount	Balance Due
3/19/2013	4989	System Service (1725)	\$128.75	\$128.75

Redid the networking and port forwarding for the dvr.



Rapid Security Solutions, LLC
 1920 Northgate Blvd. # A9
 Sarasota, FL 34234
 Tel: 941.219.4190
 Fax: 941.866.0439

Approved 3/28/2013 by paltman

From: Bob Beckman [mailto:rbeckman222@comcast.net]
Sent: Monday, March 25, 2013 12:22 PM
To: Allan Heinze
Subject: INVOICE

.....INVOICE.....

March 25, 2013

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

To: DMS

Re: Lakeside Plantation

Job Site: Streets at entrance

Job Type: Remove and replace 250 square feet of concrete sidewalk

Amount Due: \$250.00

Thank you,
Robert Beckman

[cid:5FE22A78-5823-4010-9619-799972DA8955]



RECEIVED
APR 01 2013

Get stacks of supplies
for plenty of productivity.

It's easy to keep your office well-stocked all year long with your Sam's Club® Business Credit card. Stay on budget while getting all your everyday essentials, including:

- Computers and Printers
- Paper and Ink
- Storage Solutions
- Desk Supplies
- Snacks and Beverages
- And More!



Visit your local club or shop online at SamsClub.com/office.

9-123
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		Payment Information	
Previous Balance	\$191.88	New Balance	\$877.85
- Payments	\$191.88	Total Minimum Payment Due	\$50.00
+ Purchases/Debits	\$877.85	Payment Due Date	04/21/2013
New Balance	\$877.85		
Credit Limit	\$1,500.00		
Available Credit	\$622.00		
Statement Closing Date	03/27/2013		
Days in Billing Cycle	28		

Transaction Summary				
Tran Date	Post Date	Reference Number	Description of Transaction or Credit	Amount
03/01	03/01	P9280001Z01F8JDL5	MURDOCK CIR PT CHARLOTTE FL	\$201.94
03/07	03/07	P9280002501K4YOMJ	MURDOCK CIR PT CHARLOTTE FL	\$65.00
03/12	03/12	P9280002A01NEP70W	MURDOCK CIR PT CHARLOTTE FL	\$111.56
03/19	03/19	P9280002H01SW40XS	MURDOCK CIR PT CHARLOTTE FL	\$499.35
			TOTAL FOR AUTHORIZED BUYER NO 42	\$877.85
03/15	03/15	P9280002Q01K4D5GT	PAYMENT - THANK YOU	(\$191.88)

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)	\$0.00	\$0.00	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: 8EST583. Or call toll-free 1-800-203-5764.

6709 0003 A7H 1 7 27 130327 PAGE 1 of 3 9280 5000 MP17 01EH6709 46174

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	Payment Due Date	New Balance
\$50.00	04/21/2013	\$877.85

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

46174
1209



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



00050000019188 000500000087785 000771509 0114762 38822

Approved 4/3/2013 by paltman

040213

Security Alarm Corp.

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



RECEIVED
MAR 25 2013

Invoice Number **116782**
Sale Date 3/22/2013
Due Date 4/1/2013

Lakeside Plantation CDD
Care Of: DMS
5680 W. Cypress St., Suite A
Tampa, FL 33607

Service Address

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

Description	Qty	Price	Net	Tax	Total
Fire Alarm Inspection	1	\$286.22	\$286.22	\$0.00	\$286.22
For Service Provided As Per Work Order Number 53979 Performed Fire Alarm Inspection.		TOTALS			
		\$286.22	\$0.00	\$286.22	

Approved 3/28/2013 by paltman

Return Stub Below

Please return this portion of your invoice with your payment. Thank you!



Customer : Lakeside Plantation CDD

Invoice Number 116782
Bill Payer ID: 11765
(Primary) CSID:
Date Remitted

Acct. Bal. \$286.22 Amount Remitted

Payment Method Check Check Number

Charge* Card Number Billing Zipcode
Name On Card Exp Date
Signature Card ID

*Please Note : If paying by charge card, we can only accept payment by : Mastercard, Visa
Please remit to : Security Alarm Corp., 17776 Toledo Blade Blvd., Port Charlotte, FL 33948

Inv No. 116782

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 #: 11640
Account #: 235
Date: 3/21/2013 Time: 10:55:06 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
01	CHLORINE 2.5 GAL JUG CHLORINE (Qty: 2.5) 4 @ \$5.00	\$20.00
91945113	MURIATIC ACID 1GAL 4 @ \$4.50	\$18.00
658536081AJG	LION TELEPOLE 8-16	\$36.99
840036000TAY	R-0004 20Z	\$6.29
840036000TAY	R-0001 20Z	\$9.44
840036000TAY	R-0002 20Z	\$8.39
855931002	PELICAN SILT NET	\$25.99
780548300AAA	DE FILTER POWDER 2	\$17.84
Sub Total		\$142.94
Sarasota County		\$0.00
Total		\$142.94
House Account		\$142.94
Previous Balance		\$630.74
New Balance		\$773.68
Change Due		\$0.00



11640

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

DUPLICATE RECEIPT

Approved 3/28/2013 by paltman



that was easy:



Customer Service: staples.accountonline.com

MAR 25 2013

Commercial Account: LAKESIDE PLANTATION CDD



Account Inquiries: 1-800-767-1291 Fax 1-801-779-7425

Account Number: 6035 5178 7230 1865

Summary of Account Activity

Previous Balance	\$0.00
Payments	-\$0.00
Credits	-\$0.00
Purchases	+\$109.41
Debits	+\$0.00
FINANCE CHARGES	+\$0.00
Late Fees	+\$0.00
New Balance	\$109.41

Payment Information

Current Due	\$25.00	
Past Due Amount	+	\$0.00
Minimum Payment Due	=	\$25.00
Payment Due Date	04/09/13	

Credit Line	\$750
Credit Available	\$640
Closing Date	03/15/13
Next Closing Date	04/15/13
Days in Billing Period	30

Send Notice of Billing Errors and Customer Service Inquiries to: STAPLES CREDIT PLAN PO Box 790449, St. Louis, MO 63179-0449

TRANSACTIONS

Trans Date	Location/Description	Reference #	Amount
03/11	#9238276159-000-001 ORLANDO FL		\$ 109.41

FINANCE CHARGE SUMMARY

Type of Balance	Annual Percentage Rate (APR)	Daily Periodic Rate	Balance Subject to Finance Charge	Finance Charge
PURCHASES				
REGULAR REVOLVING CREDIT PLAN	23.99%	0.06572%	\$0.00	\$0.00

Your Annual Percentage Rate (APR) is the annual interest rate on your account.

NOTICE: SEE REVERSE SIDE FOR IMPORTANT INFORMATION Page 1 of 6 This Account is Issued by Citibank, N.A.



that was easy:

Please detach this portion and return with your payment to insure proper credit. Retain upper portion for your records.



For proper credit, please write 6035 5178 7230 1865 on your check and enclose with this payment coupon.

Your Account Number	Payment Due Date	New Balance	Past Due Amount	Minimum Payment Due	Amount Enclosed
6035 5178 7230 1865	04/09/13	\$109.41	\$0.00	\$25.00	\$



SAVE STAMPS, TIME AND TREES!

Register now for Online Bill Pay and more at staples.accountonline.com

044 6035517872301865 0010941 0002500 0029575 091 000 9

00027804 BB 10Z 074 KSTTUKST AM3 8 KBAVST1

LAKESIDE PLANTATION CDD
BILL CAPOZZI
SUITE A
5680 W CYPRESS ST
TAMPA, FL 33607-7002

STAPLES CREDIT PLAN
DEPT 51 - 7872301865
PO BOX 689020
DES MOINES IA 50368-9020

Print address changes above in blue or black ink.

Make Checks Payable to: STAPLES CREDIT PLAN

Approved 3/28/2013 by palman



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

RECEIVED
MAR 29 2013

Invoice Number: 3358376
Account Number: 6753328
Invoice Date: 03/21/2013
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

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

\$563.56

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: 3358376
Account Number: 6753328
Current Due: \$563.56

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 # 3358376
Attn: Fee Dept St. Paul

Please mail payments to:

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



RECEIVED
MAR 21 2013

**Walmart
Community Card**

LAKESIDE PLANTATION CDD
Account Number: 6032 2020 1028 8471

Visit us at walmart.com/credit
Customer Service: 1-877-294-1086

Summary of Account Activity		Payment Information	
Previous Balance	\$282.31	New Balance	\$223.01
- Payments	\$282.31	Total Minimum Payment Due	\$223.01
+ Purchases/Debits	\$223.01	Payment Due Date	04/11/2013
New Balance	\$223.01		
Credit Limit	\$3,000		
Available Credit	\$2,630		
Statement Closing Date	03/16/2013		
Days in Billing Cycle	28		

Transaction Summary				
Tran Date	Post Date	Reference Number	Description of Transaction or Credit	Amount
02/17	02/17	P9273001K017QRYQ0	WLMRT - PORT CHARLOTTE PORT CHARLOTT FL	\$14.99
02/25	02/25	P9273001V01QFPKMP	WLMRT - PORT CHARLOTTE PORT CHARLOTT FL	\$37.58
02/27	02/27	P9273001Y01DNX7YT	WLMRT - PORT CHARLOTTE PORT CHARLOTT FL	\$64.18
03/07	03/07	P9273002501K1D1R5	WLMRT - PORT CHARLOTTE PORT CHARLOTT FL	\$41.11
03/05	03/05	P9273002301HV3GXF	TOTAL FOR AUTHORIZED BUYER NO 01 WLMRT - PORT CHARLOTTE PORT CHARLOTT FL	\$157.86 \$65.15
03/03	03/03	P9273001Z01LKAKK7	TOTAL FOR AUTHORIZED BUYER NO 02 PAYMENT - THANK YOU	\$65.15 (\$282.31)

Late Charge Summary			
	Annual Percentage Rate	Balance Subject to Late Charge	Late Charge
	18.00%	\$0.00	\$0.00

1-2

Approved 4/11/2013 by Glen

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

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

5404 0003 BEH 3 7 16 130315 PAGE 1 of 3 9273 2000 N122 01DH5404 93169

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



Account Number: 6032 2020 1028 8471

Total Minimum Payment Due	Payment Due Date	New Balance
\$223.01	04/11/2013	\$223.01

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

New address or email? Print changes on back.

LAKESIDE PLANTATION CDD
BILL CAPOZZI
5680 W CYPRESS ST
TAMPA FL 33607-7002

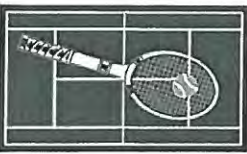
93169
I209



Make Payment To: WALMART COMMUNITY/GECRB
P.O. BOX 530934
ATLANTA, GA 30353-0934



00223010028231 002230100022301 000603220 2010288 47122



Invoice

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

RECEIVED

MAR 28 2013

Date	Invoice #
3/26/2013	22020

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	4/25/2013	Tanya	Shannon Wilder		3/26/2013

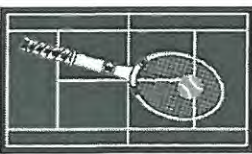
Notes

Quantity	Units	Description	Options	Unit Price	Amount
1	ea	Canopy Replacement 6 x 8 - Solid Blue		555.49	555.49
1		Shipping & Handling		39.63	39.63

Thank you for your business.	Total	\$595.12
------------------------------	-------	----------

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

Approved 4/3/2013 by paltman



Invoice

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

RECEIVED

MAR 28 2013

Date	Invoice #
3/27/2013	22064

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	4/26/2013	Tennis - Tan...	Lynn Miller		3/27/2013

Notes

Quantity	Units	Description	Options	Unit Price	Amount
1.3		Coarse 75# bags 1.3 Tons has 35 bags.		288.49	375.04
1		Delivery to Sarasota, Pasco, Polk, Hardee, Desoto Counties		120.00	120.00

Thank you for your business.	Total	\$495.04
------------------------------	-------	----------

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

Approved 4/3/2013 by paltman

Lakeside Plantation

Community Development District

Financial Statements
(Unaudited)

Period Ending
March 31, 2013



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 3/31/2013

(In Whole Numbers)

	General Fund	Debt Service Fund	General Fixed Assets Account Group	General Long-Term Debt Account Group	TOTAL
Assets					
Cash	185,596	0	0	0	185,596
Investments--Current	463,131	180,005	0	0	643,135
Accounts Receivable	0	0	0	0	0
Prepaid Items	1,342	0	0	0	1,342
Due From Other Funds	0	2,987	0	0	2,987
Amount Available In Debt Service Fund	0	0	0	182,992	182,992
Amount To Be Provided Debt Service	0	0	0	1,727,008	1,727,008
Fixed Assets	0	0	8,040,406	0	8,040,406
Total Assets	<u>650,069</u>	<u>182,992</u>	<u>8,040,406</u>	<u>1,910,000</u>	<u>10,783,466</u>
Liabilities					
Accounts Payable	15,408	0	0	0	15,408
Accrued Expenses Payable	0	0	0	0	0
Deferred Revenue	0	0	0	0	0
Due To Other Funds	2,987	0	0	0	2,987
Revenue Bonds Payable--Long Term	0	0	0	1,910,000	1,910,000
Total Liabilities	<u>18,395</u>	<u>0</u>	<u>0</u>	<u>1,910,000</u>	<u>1,928,395</u>
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	162,547	90,405	0	0	252,952
Total Fund Equity & Other Credits Contributed Capital	<u>631,673</u>	<u>182,992</u>	<u>8,040,406</u>	<u>0</u>	<u>8,855,071</u>
Total Liabilities & Fund Equity	<u>650,069</u>	<u>182,992</u>	<u>8,040,406</u>	<u>1,910,000</u>	<u>10,783,466</u>

Lakeside Plantation Community Development District

Comparable - Income Stmt - General Fund

General Fund - 001

From 10/1/2012 Through 3/31/2013

(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	545,934	105,910	16.24%
Interest Earnings				
Interest Earnings	700	156	544	77.75%
Other Miscellaneous Revenues				
Miscellaneous	0	200	(200)	0.00%
Clubhouse Rentals	3,000	2,477	523	17.42%
Activities	9,000	5,710	3,290	36.55%
Tennis Club	12,000	7,509	4,491	37.42%
Total Revenues	676,544	561,986	114,558	16.93%
Expenditures				
Legislative				
Supervisor Fees	9,000	5,800	3,200	35.55%
Financial & Administrative				
District Manager	45,500	26,542	18,958	41.66%
District Engineer	7,000	5,474	1,526	21.80%
Disclosure Report	1,000	1,000	0	0.00%
Trustees Fees	2,000	2,833	(833)	(41.66)%
Audit Fees	8,000	4,500	3,500	43.75%
Arbitrage Rebate Calculation	1,200	0	1,200	100.00%
Postage, Phone, Faxes, Copies	300	884	(584)	(194.75)%
Public Communications	500	0	500	100.00%
General Liability Insurance	6,000	1,784	4,216	70.26%
Legal Advertising	1,000	268	732	73.23%
Dues, Licenses & Fees	185	202	(17)	(9.18)%
Other Current Charges	1,200	87	1,113	92.75%
Property Insurance	10,000	5,652	4,348	43.47%
Tax Collector Fees	9,259	0	9,259	100.00%
Legal Counsel				
District Counsel	12,000	6,850	5,150	42.91%
General Maintenance				
Personnel Services	151,000	84,894	66,106	43.77%
Roadway Maintenance	10,000	450	9,550	95.50%
Common Area Renewal & Replacement	20,000	250	19,750	98.75%
Street Lighting	18,000	587	17,413	96.73%
Lawn Service/Landscaping-Contractual	78,000	48,757	29,243	37.49%
Plant Replacement Program	12,000	900	11,100	92.50%
Irrigation Maintenance	2,500	32	2,468	98.72%
Lake Maintenance	12,000	5,796	6,204	51.70%
Lake Bank Restoration	10,000	0	10,000	100.00%

Lakeside Plantation Community Development District

Comparable - Income Stmt - General Fund

General Fund - 001

From 10/1/2012 Through 3/31/2013

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget to Actual Variance	Budget Percent Remaining
Entrance Feature - Electric	8,500	3,385	5,115	60.17%
Entrance Feature-Utilities/Water	2,000	135	1,865	93.23%
Entrance Feature - Repairs/Maint.	2,000	105	1,895	94.75%
Misc. Tools, Equipment & Supplies	2,400	876	1,524	63.49%
Clubhouse/Pool/Tennis Courts				
Clubhouse - Activities	19,000	15,257	3,743	19.69%
Clubhouse - Licenses/Fees	600	291	309	51.50%
Clubhouse - General Supplies	4,000	4,782	(782)	(19.56)%
Clubhouse - Maintenance	10,000	5,336	4,664	46.64%
Clubhouse - Renewal & Replacements	5,000	707	4,293	85.86%
Clubhouse - Office Supplies	1,200	999	201	16.76%
Clubhouse - Pest Control	900	1,013	(113)	(12.55)%
Clubhouse - Security	2,000	708	1,292	64.61%
Clubhouse - AED	300	0	300	100.00%
Clubhouse - Telephone & Internet	3,500	2,012	1,488	42.50%
Clubhouse - Exercise Equipment	7,000	0	7,000	100.00%
Clubhouse - Furniture	3,000	0	3,000	100.00%
Clubhouse - Janitorial Supplies	3,000	1,361	1,639	54.64%
Clubhouse/Tennis - Electric	12,500	7,173	5,327	42.61%
Clubhouse - Gas	200	167	33	16.58%
Club/Pool - Waste Removal/Refuse	1,600	600	1,000	62.50%
Clubhouse/Pool - Water & Sewer	3,000	2,363	637	21.23%
Pool - Electric	21,000	9,471	11,529	54.90%
Pool - Furniture	5,000	0	5,000	100.00%
Pool - Maintenance	6,000	5,564	436	7.26%
Tennis Court - Maintenance	4,000	3,420	580	14.50%
Tennis Court - Programs	2,000	2,158	(158)	(7.89)%
Tennis Court - Water	7,000	3,578	3,422	48.89%
Other Expenses				
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>399,439</u>	<u>277,105</u>	<u>40.96%</u>
Subtotal: Rev Over / (Under) Exp	0	162,547	(162,547)	0.00%
Total: Revenues Over / Under Expenditures	<u>0</u>	<u>162,547</u>	<u>(162,547)</u>	<u>0.00%</u>

Lakeside Plantation Community Development District

Statement of Revenues and Expenditures

Debt Service Fund - 200

From 10/1/2012 Through 3/31/2013

(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	156,774	30,411	16.24%
Interest Earnings				
Interest Earnings	0	4	(4)	0.00%
Total Revenues	187,185	156,778	30,407	16.24%
Expenditures				
Financial & Administrative				
Miscellaneous Fees	5,830	0	5,830	100.00%
Debt Service Payments				
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	90,405	(90,405)	0.00%
Exc of Rev./Other Sources Over Expend./Other Uses	0	90,405	(90,405)	0.00%

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 3/31/2013
Cash Account: 10101 Cash-BB&T Operating A/C

Bank Balance	206,204.72
Less Outstanding Checks/Vouchers	22,052.08
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	184,152.64
Balance Per Books	<u>184,152.64</u>
Unreconciled Difference	<u><u>0.00</u></u>

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

Reconciliation Date: 3/31/2013

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>
3422	3/22/2013	System Generated Check/Voucher	200.00	Jane Gallo
3426	3/22/2013	System Generated Check/Voucher	19.77	Morton's Ace Hardware
3429	3/22/2013	System Generated Check/Voucher	200.00	Sharon Greisz
3433	3/29/2013	System Generated Check/Voucher	150.00	A-1 Superior Pest Control, Inc.
3434	3/29/2013	System Generated Check/Voucher	325.00	Alliance Fire & Safety
3435	3/29/2013	System Generated Check/Voucher	113.45	Comcast Communications
3435	3/29/2013	System Generated Check/Voucher	(113.45)	Comcast Communications
3436	3/29/2013	System Generated Check/Voucher	4,009.24	District Management Services, LLC
3437	3/29/2013	System Generated Check/Voucher	3,127.50	Florida Municipal Insurance Trust
3438	3/29/2013	System Generated Check/Voucher	487.00	Ken Tyner Electric Inc.
3439	3/29/2013	System Generated Check/Voucher	11,451.40	Lakeside Plantation CDD
3440	3/29/2013	System Generated Check/Voucher	128.75	Rapid Security Solutions, LLC
3441	3/29/2013	System Generated Check/Voucher	286.22	Security Alarm Corp.
3442	3/29/2013	System Generated Check/Voucher	142.94	Sparkle Brite Pool of North Port, LLC
3443	3/29/2013	System Generated Check/Voucher	109.41	Staples Credit Plan
3444	3/29/2013	System Generated Check/Voucher	1,414.85	Straley & Robin
Outstanding Checks/Vouchers			22,052.08	



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LAKESIDE PLANTATION CDD
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TAMPA FL 33607-1775

Your consolidated statement

For 03/29/2013

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Summary of your accounts

ACCOUNT NAME	BALANCE(\$)
BASIC PUBLIC FUND CHECKING	206,204.72
PUBLIC FUND MONEY RATE SAVINGS	462,736.11
COMMUNITY CHECKING	758.78
Total checking and money market savings accounts	\$669,699.61



Checking and money market savings accounts

■ BASIC PUBLIC FUND CHECKING

Account summary

Your previous balance as of 02/28/2013	\$235,904.09
Checks	- 129,699.37
Other withdrawals, debits and service charges	- 0.00
Deposits, credits and interest	+ 100,000.00
Your new balance as of 03/29/2013	= \$206,204.72

Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
03/06	3345	200.00	03/08	3397	259.49	03/04	3404	12.77
03/05	*3347	200.00	03/06	3398	200.00	03/04	3405	282.31
03/04	*3371	200.00	03/05	3399	200.00	03/12	3406	58.22
03/06	3372	200.00	03/11	3400	200.00	03/18	3407	7,275.00
03/05	3373	200.00	03/05	3401	1,693.00	03/11	3408	557.29
03/04	*3395	11,519.46	03/07	3402	207.35	03/11	3409	1,126.78
03/04	3396	200.00	03/07	3403	200.00	03/11	3410	1,635.53

continued

■ BASIC PUBLIC FUND CHECKING

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
03/19	3411	966.00	03/26	3418	810.10	03/25	3425	480.00
03/18	3412	88,380.71	03/25	3419	7,095.50	03/26	*3427	86.90
03/18	3413	191.88	03/27	3420	200.00	03/26	3428	275.00
03/20	3414	120.00	03/25	3421	200.00	03/25	*3430	455.42
03/18	3415	703.59	03/26	*3423	360.48	03/26	3431	200.00
03/18	3416	23.73	03/27	3424	487.00	03/27	3432	1,826.00
03/18	3417	209.86						

* indicates a skip in sequential check numbers above this item

Total checks = \$129,699.37

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	100,000.00
Total deposits, credits and interest		= \$100,000.00

■ PUBLIC FUND MONEY RATE SAVINGS

Account summary

Your previous balance as of 02/28/2013	\$550,074.18
Checks	- 0.00
Other withdrawals, debits and service charges	- 100,747.66
Deposits, credits and interest	+ 13,409.59
Your new balance as of 03/29/2013	= \$462,736.11

Interest summary

Interest paid this statement period	\$20.10
2013 interest paid year-to-date	\$64.93
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	250.47
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	497.19
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	100,000.00
Total other withdrawals, debits and service charges		= \$100,747.66

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/29	TAX DIST BARBARA FORD LAKESIDE PLANTATION	13,389.49
03/29	EFFECTIVE DATE 3-31-13 INTEREST PAYMENT	20.10
Total deposits, credits and interest		= \$13,409.59

■ COMMUNITY CHECKING

Account summary

Your previous balance as of 02/28/2013	\$516.87
Checks	- 0.00
Other withdrawals, debits and service charges	- 255.28
Deposits, credits and interest	+ 497.19
Your new balance as of 03/29/2013	= \$758.78

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/01	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 02-27 PORT CHATLOTT FL 9150	9.69
03/04	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 03-01 PORT CHATLOTT FL 9150	4.37
03/13	BB&T CHECK CARD PURCHASE LTM PARTY - PT. CH 03-12 PT. CHARLOTTE FL 9143	123.43
03/18	BB&T CHECK CARD PURCHASE DOUGHBOYS 03-15 PORT CHARLOTT FL 9143	110.80
03/27	BB&T CHECK CARD PURCHASE PUBLIX #1180 03-26 NORTH PORT FL 9150	6.99
Total other withdrawals, debits and service charges		= \$255.28

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	497.19
Total deposits, credits and interest		= \$497.19

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 3/31/2013
Cash Account: 10102 Cash-BB&T Activities A/C

Bank Balance	734.67
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>(50.00)</u>
Reconciled Bank Balance	684.67
Balance Per Books	<u>684.67</u>
Unreconciled Difference	<u><u>0.00</u></u>

Lakeside Plantation Community Development District
Reconcile Cash Accounts
Outstanding Suspense Items

Reconciliation Date: 3/31/2013

Cash Account: 10102 Cash-BB&T Activities A/C

<u>Item Number</u>	<u>Date</u>	<u>Description</u>	<u>Amount</u>
1	1/22/2013	Ck # 2269	(50.00)
Outstanding Suspense Items			(50.00)
			<hr/> <hr/>



864-02-01-00 50368 0 C 001 29 50 004
 LAKESIDE PLANTATION CDD
 ACTIVITIES ACCT
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Your account statement

For 03/29/2013

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■ BASIC PUBLIC FUND CHECKING

Account summary

Your previous balance as of 02/28/2013	\$789.53
Checks	- 305.33
Other withdrawals, debits and service charges	- 0.00
Deposits, credits and interest	+ 250.47
Your new balance as of 03/29/2013	= \$734.67

Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
03/25	2261	25.00	03/27	2275	220.00	03/27	2276	20.33
03/05	*2274	40.00						

* indicates a skip in sequential check numbers above this item

Total checks = \$305.33

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	250.47
Total deposits, credits and interest		= \$250.47

**Lakeside Plantation CDD
Reconciliation Detail
BB&T, Period Ending 03/31/2013**

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						789.53
Cleared Transactions						
Checks and Payments - 4 items						
Check	2/21/2013	2274	North Port Travel	X	-40.00	-40.00
Check	3/25/2013	2275	North Port Travel	X	-220.00	-260.00
Check	3/25/2013	2261	Patricia Durham	X	-25.00	-285.00
Check	3/25/2013	2276	Camille Stephens	X	-20.33	-305.33
Total Checks and Payments					-305.33	-305.33
Deposits and Credits - 2 items						
Deposit	3/8/2013			X	0.47	0.47
Deposit	3/8/2013			X	250.00	250.47
Total Deposits and Credits					250.47	250.47
Total Cleared Transactions					-54.86	-54.86
Cleared Balance					-54.86	734.67
Uncleared Transactions						
Checks and Payments - 1 item						
Check	1/22/2013	2269	Gwynne Balson		-50.00	-50.00
Total Checks and Payments					-50.00	-50.00
Deposits and Credits - 1 item						
Check	8/27/2012		BB&T Service Charge		2.00	2.00
Total Deposits and Credits					2.00	2.00
Total Uncleared Transactions					-48.00	-48.00
Register Balance as of 03/31/2013					-102.86	686.67
New Transactions						
Deposits and Credits - 3 items						
Deposit	4/3/2013				92.00	92.00
Deposit	4/3/2013				128.00	220.00
Deposit	4/3/2013				198.00	418.00
Total Deposits and Credits					418.00	418.00
Total New Transactions					418.00	418.00
Ending Balance					315.14	1,104.67

2:26 PM

04/15/13

Lakeside Plantation CDD
Reconciliation Summary
BB&T, Period Ending 03/31/2013

	<u>Mar 31, 13</u>
Beginning Balance	789.53
Cleared Transactions	
Checks and Payments - 4 items	-305.33
Deposits and Credits - 2 items	250.47
Total Cleared Transactions	<u>-54.86</u>
Cleared Balance	<u>734.67</u>
Uncleared Transactions	
Checks and Payments - 1 item	-50.00
Deposits and Credits - 1 item	2.00
Total Uncleared Transactions	<u>-48.00</u>
Register Balance as of 03/31/2013	<u>686.67</u>
New Transactions	
Deposits and Credits - 3 items	418.00
Total New Transactions	<u>418.00</u>
Ending Balance	<u>1,104.67</u>

2:28 PM

04/15/13

Accrual Basis

Lakeside Plantation CDD Profit & Loss Detail March 2013

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
Income								
Expense								0.00
Activities								
Credit Card Charge	3/1/2013		Tennis Club			Sam's Club Cr...	23.94	23.94
Total Activities							23.94	23.94
Clubhouse Supplies								
Credit Card Charge	3/1/2013		Clubhouse Supplies			Sam's Club Cr...	178.00	178.00
Credit Card Charge	3/19/2013		Clubhouse Supplies			Sam's Club Cr...	30.92	208.92
Total Clubhouse Supplies							208.92	208.92
Events								
Credit Card Charge	3/12/2013		Pizza Night			Sam's Club Cr...	28.55	28.55
Credit Card Charge	3/12/2013		St. Patty's			Sam's Club Cr...	95.80	124.35
Credit Card Charge	3/12/2013		Coffee & Muffins			Sam's Club Cr...	21.91	146.26
Credit Card Charge	3/12/2013		St. Patty's			Sam's Club Cr...	111.56	257.82
Credit Card Charge	3/18/2013		Wine & Cheese			Wal-Mart Cred...	78.87	336.69
Credit Card Charge	3/19/2013		Wine & Cheese			Sam's Club Cr...	322.88	659.57
Credit Card Charge	3/21/2013		Easter Egg Hunt			Wal-Mart Cred...	117.45	777.02
Check	3/25/2013	2275	Casino Trip			BB&T	220.00	997.02
Check	3/25/2013	2276	St. Patty's	Reimburse...		BB&T	20.33	1,017.35
Check	3/25/2013	2261	New Years Eve Party	Reimburse...		BB&T	25.00	1,042.35
Credit Card Charge	3/26/2013		Ice Cream Social			Wal-Mart Cred...	33.28	1,075.63
Total Events							1,075.63	1,075.63
Office Supplies								
Credit Card Charge	3/19/2013		Office			Sam's Club Cr...	145.55	145.55
Total Office Supplies							145.55	145.55
Total Expense							1,454.04	1,454.04
Net Income							-1,454.04	-1,454.04

2:28 PM
 04/15/13
 Accrual Basis

Lakeside Plantation CDD
 Balance Sheet Detail
 As of March 31, 2013

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance	
ASSETS									
Current Assets								-5,223.47	
Checking/Savings								-5,223.47	
BB&T								-5,223.47	
Deposit	3/8/2013			Deposit	X	Main Activities...	701.53	701.53	
Deposit	3/8/2013			Deposit	X	Main Activities...	250.00	951.53	
Check	3/25/2013	2275	North Port Travel		X	Events	0.47	952.00	
Check	3/25/2013	2276	Camille Stephens		X	Events	-220.00	732.00	
Check	3/25/2013	2261	Patricia Durham		X	Events	-20.33	711.67	
Total BB&T								-25.00	686.67
Main Activities Account								-14.86	686.67
Deposit	3/8/2013		Deposit for Activities	Deposit		BB&T	-4,604.00	-4,604.00	
Deposit	3/8/2013		Activities Fund	Deposit		BB&T	-250.00	-4,854.00	
Total Main Activities Account								-0.47	-4,854.47
O & M								-250.47	-4,854.47
Total O & M									-1,321.00
Total Checking/Savings									-1,321.00
Accounts Receivable								-265.33	-5,488.80
Total Accounts Receivable									0.00
Other Current Assets									0.00
Total Other Current Assets									0.00
Total Current Assets									0.00
Fixed Assets								-265.33	-5,488.80
Total Fixed Assets									0.00
Other Assets									0.00
Total Other Assets									0.00
TOTAL ASSETS									0.00
LIABILITIES & EQUITY								-265.33	-5,488.80
Liabilities									-5,223.47
Current Liabilities									7,123.47
Accounts Payable									7,123.47
Accounts Payable									0.00
Total Accounts Payable									0.00
Total Accounts Payable									0.00
Total Accounts Payable									0.00

2:28 PM
 04/16/13
 Accrual Basis

Lakeside Plantation CDD
 Balance Sheet Detail
 As of March 31, 2013

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
Credit Cards								
BB&T Debit Card								7,123.47
Total BB&T Debit Card								298.99
Green Card Debit								298.99
Total Green Card Debit								492.24
Sam's Club Credit Card								492.24
Credit Card Charge	3/1/2013		Sam's Club					2,710.85
Credit Card Charge	3/12/2013		Sam's Club			-SPLIT-	201.94	2,912.79
Credit Card Charge	3/12/2013		Sam's Club			-SPLIT-	146.26	3,059.05
Credit Card Charge	3/19/2013		Sam's Club			Events	111.56	3,170.61
Total Sam's Club Credit Card						-SPLIT-	499.35	3,669.96
Wal-Mart Credit Card							959.11	3,669.96
Credit Card Charge	3/18/2013		Wal-Mart					3,621.39
Credit Card Charge	3/21/2013		Wal-Mart			Events	78.87	3,700.26
Credit Card Charge	3/26/2013		Wal-Mart			Events	117.45	3,817.71
Total Wal-Mart Credit Card						Events	33.28	3,850.99
Total Credit Cards							229.60	3,850.99
Other Current Liabilities							1,188.71	8,312.18
Payroll Liabilities								0.00
Total Payroll Liabilities								0.00
Total Other Current Liabilities								0.00
Total Current Liabilities								0.00
Long Term Liabilities							1,188.71	8,312.18
Total Long Term Liabilities								0.00
Total Liabilities								0.00
Equity							1,188.71	8,312.18
Opening Balance Equity								-12,346.94
Total Opening Balance Equity								2,613.28
Retained Earnings								2,613.28
Total Retained Earnings								-10,452.30
								-10,452.30

2:28 PM
04/16/13
Accrual Basis

Lakeside Plantation CDD
Balance Sheet Detail
As of March 31, 2013

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
Net Income								
Total Net Income							-1,454.04	-4,507.92
Total Equity							-1,454.04	-5,961.96
TOTAL LIABILITIES & EQUITY							-1,454.04	-13,800.98
							-265.33	-5,488.80

2:30 PM

04/15/13

Accrual Basis

Lakeside Plantation CDD
Profit & Loss by Job
March 2013

	Casino Trip	Clubhouse Supplies	Coffee & Muffins	Easter Egg Hunt
Income	0.00	0.00	0.00	0.00
Expense				
Activities	0.00	0.00	0.00	0.00
Clubhouse Supplies	0.00	208.92	0.00	0.00
Events	220.00	0.00	21.91	117.45
Office Supplies	0.00	0.00	0.00	0.00
Total Expense	220.00	208.92	21.91	117.45
Net Income	-220.00	-208.92	-21.91	-117.45

2:30 PM

04/16/13

Accrual Basis

Lakeside Plantation CDD
Profit & Loss by Job
March 2013

	Ice Cream Social	New Years Eve Party	Office	Pizza Night
Income	0.00	0.00		
Expense			0.00	0.00
Activities	0.00	0.00	0.00	0.00
Clubhouse Supplies	0.00	0.00	0.00	0.00
Events	33.28	25.00	0.00	28.55
Office Supplies	0.00	0.00	145.55	0.00
Total Expense	33.28	25.00	145.55	28.55
Net Income	-33.28	-25.00	-145.55	-28.55

2:30 PM

04/15/13

Accrual Basis

Lakeside Plantation CDD
Profit & Loss by Job
March 2013

	St. Patty's	Tennis Club	Wine & Cheese	TOTAL
Income	0.00	0.00	0.00	0.00
Expense				
Activities	0.00	23.94	0.00	23.94
Clubhouse Supplies	0.00	0.00	0.00	208.92
Events	227.69	0.00	401.75	1,075.63
Office Supplies	0.00	0.00	0.00	145.55
Total Expense	227.69	23.94	401.75	1,454.04
Net Income	-227.69	-23.94	-401.75	-1,454.04

Lakeside Plantation Community Development District
Reconcile Cash Accounts

Reconciliation Date: 3/31/2013
Cash Account: 10107 Cash - BB& T - Petty Cash

Bank Balance	758.78
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	758.78
Balance Per Books	<u>758.78</u>
Unreconciled Difference	<u><u>0.00</u></u>

■ BASIC PUBLIC FUND CHECKING

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
03/19	3411	966.00	03/26	3418	810.10	03/25	3425	480.00
03/18	3412	88,380.71	03/25	3419	7,095.50	03/26	*3427	86.90
03/18	3413	191.88	03/27	3420	200.00	03/26	3428	275.00
03/20	3414	120.00	03/25	3421	200.00	03/25	*3430	455.42
03/18	3415	703.59	03/26	*3423	360.48	03/26	3431	200.00
03/18	3416	23.73	03/27	3424	487.00	03/27	3432	1,826.00
03/18	3417	209.86						

* indicates a skip in sequential check numbers above this item

Total checks = \$129,699.37

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	100,000.00
Total deposits, credits and interest		= \$100,000.00

■ PUBLIC FUND MONEY RATE SAVINGS

Account summary

Your previous balance as of 02/28/2013	\$550,074.18
Checks	- 0.00
Other withdrawals, debits and service charges	- 100,747.66
Deposits, credits and interest	+ 13,409.59
Your new balance as of 03/29/2013	= \$462,736.11

Interest summary

Interest paid this statement period	\$20.10
2013 interest paid year-to-date	\$64.93
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	250.47
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	497.19
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	100,000.00
Total other withdrawals, debits and service charges		= \$100,747.66

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/29	TAX DIST BARBARA FORD LAKESIDE PLANTATION	13,389.49
03/29	EFFECTIVE DATE 3-31-13 INTEREST PAYMENT	20.10
Total deposits, credits and interest		= \$13,409.59

■ COMMUNITY CHECKING

Account summary

Your previous balance as of 02/28/2013	\$516.87
Checks	- 0.00
Other withdrawals, debits and service charges	- 255.28
Deposits, credits and interest	+ 497.19
Your new balance as of 03/29/2013	= \$758.78

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/01	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 02-27 PORT CHATLOTT FL 9150	9.69
03/04	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 03-01 PORT CHATLOTT FL 9150	4.37
03/13	BB&T CHECK CARD PURCHASE LTM PARTY - PT. CH 03-12 PT. CHARLOTTE FL 9143	123.43
03/18	BB&T CHECK CARD PURCHASE DOUGHBOYS 03-15 PORT CHARLOTT FL 9143	110.80
03/27	BB&T CHECK CARD PURCHASE PUBLIX #1180 03-26 NORTH PORT FL 9150	6.99
Total other withdrawals, debits and service charges		= \$255.28

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	497.19
Total deposits, credits and interest		= \$497.19

BB&T Investment Acct

March 31, 2013

Previous Balance: **02/28/13** \$ 550,074.18

Deposits:

Tax Collector Deposits
03/29/13 13,389.49

Deposit In Transit

Transfer from Checking

Interest 03/29/13 20.10

Total Deposits: 13,409.59

Debits:

Transfers to Operating Account
Operating Acct 03/08/13 (100,000.00)
Community Checking 03/08/13 (497.19)
Activities 03/08/13 (250.47)

Total Debits (100,747.66)

Ending Balance **03/31/13** \$ 462,736.11

■ BASIC PUBLIC FUND CHECKING

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
03/19	3411	966.00	03/26	3418	810.10	03/25	3425	480.00
03/18	3412	88,380.71	03/25	3419	7,095.50	03/26	*3427	86.90
03/18	3413	191.88	03/27	3420	200.00	03/26	3428	275.00
03/20	3414	120.00	03/25	3421	200.00	03/25	*3430	455.42
03/18	3415	703.59	03/26	*3423	360.48	03/26	3431	200.00
03/18	3416	23.73	03/27	3424	487.00	03/27	3432	1,826.00
03/18	3417	209.86						

* indicates a skip in sequential check numbers above this item

Total checks = \$129,699.37

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	100,000.00
Total deposits, credits and interest		= \$100,000.00

■ PUBLIC FUND MONEY RATE SAVINGS

Account summary

Your previous balance as of 02/28/2013	\$550,074.18
Checks	- 0.00
Other withdrawals, debits and service charges	- 100,747.66
Deposits, credits and interest	+ 13,409.59
Your new balance as of 03/29/2013	= \$462,736.11

Interest summary

Interest paid this statement period	\$20.10
2013 interest paid year-to-date	\$64.93
Interest rate	0.05%
Annual percentage yield (APY) earned	0.05%

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	250.47
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	497.19
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER TO CHECKING	100,000.00
Total other withdrawals, debits and service charges		= \$100,747.66

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/29	TAX DIST BARBARA FORD LAKESIDE PLANTATION	13,389.49
03/29	EFFECTIVE DATE 3-31-13 INTEREST PAYMENT	20.10
Total deposits, credits and interest		= \$13,409.59

■ COMMUNITY CHECKING

Account summary

Your previous balance as of 02/28/2013	\$516.87
Checks	- 0.00
Other withdrawals, debits and service charges	- 255.28
Deposits, credits and interest	+ 497.19
Your new balance as of 03/29/2013	= \$758.78

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
03/01	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 02-27 PORT CHATLOTT FL 9150	9.69
03/04	BB&T CHECK CARD PURCHASE RACETRAC 95 0000 03-01 PORT CHATLOTT FL 9150	4.37
03/13	BB&T CHECK CARD PURCHASE LTM PARTY - PT. CH 03-12 PT. CHARLOTTE FL 9143	123.43
03/18	BB&T CHECK CARD PURCHASE DOUGHBOYS 03-15 PORT CHARLOTTE FL 9143	110.80
03/27	BB&T CHECK CARD PURCHASE PUBLIX #1180 03-26 NORTH PORT FL 9150	6.99
Total other withdrawals, debits and service charges		= \$255.28

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
03/08	BB&T BUSINESS ONLINE TRANSFER TRANSFER FROM CHECKING	497.19
Total deposits, credits and interest		= \$497.19

**State Board of Administration
SBA Investment Acct**

March 31, 2013

		Agency Account	Fund B
Previous Balance:	02/28/13	\$ 221.47	\$ 172.95
Deposits:			
Transfers:	03/06/13	2.28	(2.28)
Interest	03/31/13	0.05	
Total Deposits:		223.80	170.67
Debits:			
Total Debits		-	-
Total	03/31/13	\$ 223.80	\$ 170.67
Ending Balance 001-15103			\$ 394.47



RECEIVED

APR 05 2013

RECEIVED

APR 05 2013



EIVE

APR 05 2013

State Board of Administration
Local Government Surplus Funds Trust Fund
Participant Statement

AGENCY ACCOUNT 211540

3/1/2013 - 3/31/2013

Page 1 of 1

LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
5680 W CYPRESS STREET SUITE A
TAMPA, FL 33607

Participant Return: 0.23 %

Date	Transaction Type	Description	Amount	Balance
3/1/2013	BEGINNING BALANCE			221.47
3/6/2013	TRANSFER IN	RETURN OF FUNDS FROM LGIP B	2.28	223.75
3/31/2013	EARNED INCOME	INTEREST	0.05	223.80
Totals:			2.33	223.80



State Board of Administration
LOCAL GOVERNMENT SURPLUS TRUST FUNDS INVESTMENT POOL
PARTICIPANT STATEMENT OF ACCOUNT
FROM 12/1/2007 TO 3/31/2013
FUND B
(formerly known as LGIP-B)
AGENCY ACCOUNT 211540B
LAKESIDE PLANTATION, COMMUNITY DEVELOPMENT DISTRICT

Page 3 of 3

<u>Date</u>	<u>Transaction Type</u>	<u>Description</u>	<u>Amount</u>	<u>Balance</u>
03/31/2013	PRINCIPAL BALANCE		<u>\$170.67</u>	<u>\$170.67</u>
	% of Ownership:	0.00007243 %		
	Ending NAV Balance:*	\$178.50		
	Unrealized Gain (Loss):	\$7.83		

DISCLOSURE

Total NAV Fund B:	\$246,427,319.96
Reserve Account:	<u>\$0.00</u>
Total NAV for participants:	<u>\$246,427,319.96</u>

* 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.



State Board of Administration
LOCAL GOVERNMENT SURPLUS TRUST FUNDS INVESTMENT POOL
PARTICIPANT STATEMENT OF ACCOUNT
FROM 12/1/2007 TO 3/31/2013
FUND B
(formerly known as LGIP-B)
AGENCY ACCOUNT 211540B
LAKESIDE PLANTATION, COMMUNITY DEVELOPMENT DISTRICT

Page 1 of 3

<u>Date</u>	<u>Transaction Type</u>	<u>Description</u>	<u>Amount</u>	<u>Balance</u>
12/01/2007	BEGINNING BALANCE			\$0.00
12/05/2007	TRANSFER IN	TRANSFER FROM LGIP A	\$1,455.40	\$1,455.40
01/17/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$36.21)	\$1,419.19
02/08/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$375.18)	\$1,044.01
03/17/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$152.50)	\$891.51
04/18/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$76.77)	\$814.74
06/18/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$211.13)	\$603.61
06/25/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$109.00)	\$494.61
07/03/2008	TRANSFER OUT	DISTRIBUTION TO LGIP A	(\$25.13)	\$469.48
08/06/2008	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$7.53)	\$461.95
09/05/2008	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$6.74)	\$455.21
10/06/2008	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$8.51)	\$446.70
11/06/2008	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$6.30)	\$440.40
12/04/2008	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$14.85)	\$425.55
01/08/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.72)	\$419.83
02/06/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.93)	\$414.90
03/06/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.20)	\$410.70
04/07/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.78)	\$405.92
05/07/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.94)	\$399.98
06/05/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.43)	\$394.55
07/08/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.14)	\$389.41
08/06/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.90)	\$383.51
09/04/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$7.24)	\$376.27
10/06/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.83)	\$370.44
11/05/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.89)	\$365.55
12/07/2009	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.53)	\$361.02
01/07/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$25.20)	\$335.82
02/05/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$6.21)	\$329.61
03/05/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.42)	\$325.19
04/07/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.02)	\$321.17
05/06/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.20)	\$315.97
06/04/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$9.94)	\$306.03
07/08/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$6.10)	\$299.93
08/05/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.82)	\$295.11
09/07/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.06)	\$291.05
10/06/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.11)	\$286.94



State Board of Administration
LOCAL GOVERNMENT SURPLUS TRUST FUNDS INVESTMENT POOL
PARTICIPANT STATEMENT OF ACCOUNT
FROM 12/1/2007 TO 3/31/2013
FUND B
(formerly known as LGIP-B)
AGENCY ACCOUNT 211540B
LAKESIDE PLANTATION, COMMUNITY DEVELOPMENT DISTRICT

Page 2 of 3

<u>Date</u>	<u>Transaction Type</u>	<u>Description</u>	<u>Amount</u>	<u>Balance</u>
11/04/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.89)	\$283.05
12/07/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.22)	\$279.83
12/22/2010	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$16.66)	\$263.17
01/06/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.33)	\$259.84
02/07/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.11)	\$255.73
03/04/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.28)	\$252.45
04/06/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.69)	\$248.76
05/06/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.69)	\$245.07
06/07/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.11)	\$241.96
07/06/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.33)	\$238.63
08/04/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$4.22)	\$234.41
09/08/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.24)	\$231.17
10/05/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.48)	\$227.69
11/04/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.44)	\$224.25
12/06/2011	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.66)	\$221.59
01/06/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.13)	\$218.46
02/07/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.32)	\$216.14
03/05/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.84)	\$213.30
04/05/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.19)	\$210.11
05/04/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.82)	\$206.29
06/06/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.11)	\$201.18
07/05/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.95)	\$197.23
08/06/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.26)	\$193.97
09/07/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.73)	\$190.24
10/04/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$5.38)	\$184.86
11/06/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.53)	\$182.33
12/07/2012	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.41)	\$178.92
01/07/2013	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.88)	\$176.04
02/06/2013	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$3.09)	\$172.95
03/06/2013	TRANSFER OUT	DISTRIBUTION TO LGIP	(\$2.28)	\$170.67

Kathy Dent
Supervisor of Elections
Sarasota County Florida

RECEIVED
APR 23 2013

April 19, 2013

Debby Hukill
District Management Services, LLC
5680 W Cypress Street, Suite A
Tampa, Florida 33607

Subject: Lakeside Plantation Community Development District
Qualified Registered Electors

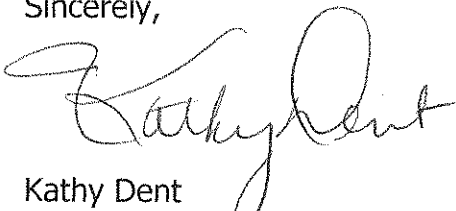
Dear Ms. Hukill:

Listed below is the total number of qualified registered voters for the Lakeside Plantation Community Development District as of April 18, 2013.

Precinct: 319
Voters: 701

If you have any questions, please feel free to contact this office.

Sincerely,



Kathy Dent
Supervisor of Elections

KD/alp
Enclosure



Carr, Riggs & Ingram, LLC
Certified Public Accountants
500 Grand Boulevard
Suite 210
Miramar Beach, Florida 32550

April 11, 2013

(850) 837-3141
(850) 654-4619 (fax)
CRlcpa.com

To the Board of Supervisors
Lakeside Plantation Community Development District

We have audited the financial statements of the governmental activities and each major fund of Lakeside Plantation Community Development District for the year ended September 30, 2012. Professional standards require that we provide you with information about our responsibilities under generally accepted auditing standards and *Government Auditing Standards*, as well as certain information related to the planned scope and timing of our audit. We have communicated such information in our letter to you dated October 8, 2012. Professional standards also require that we communicate to you the following information related to our audit.

Significant Audit Findings

Qualitative Aspects of Accounting Practices

Management is responsible for the selection and use of appropriate accounting policies. The significant accounting policies used by Lakeside Plantation Community Development District are described in Note 2 to the financial statements. In 2012, the District adopted the Governmental Accounting Standards Board Statement (GASBS) No. 61, *The Financial Reporting Entity: Omnibus* and GASBS No. 62, *Codification of Accounting and Financial Reporting Guidance Contained in Pre-November 30, 1989 FASB and AICPA Pronouncements*. We noted no transactions entered into by the District during the year for which there is a lack of authoritative guidance or consensus. All significant transactions have been recognized in the financial statements in the proper period.

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ significantly from those expected. The most sensitive estimate affecting the financial statements was the estimate of depreciation expense on capital assets. We evaluated the key factors and assumptions used to develop the estimate of depreciation expense in determining that it is reasonable in relation to the financial statements taken as a whole.

The financial statement disclosures are neutral, consistent, and clear.

Difficulties Encountered in Performing the Audit

We encountered no significant difficulties in dealing with management in performing and completing our audit.

Corrected and Uncorrected Misstatements

Professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that are trivial, and communicate them to the appropriate level of management. In connection with our audit, we have not detected any material misstatements, either individually or in the aggregate, to the financial statements taken as a whole.

Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the auditor's report. We are pleased to report that no such disagreements arose during the course of our audit.

Management Representations

We have requested certain representations from management that are included in the management representation letter dated April 11, 2013 .

Management Consultations with Other Independent Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters, similar to obtaining a "second opinion" on certain situations. If a consultation involves application of an accounting principle to the District's financial statements or a determination of the type of auditor's opinion that may be expressed on those statements, our professional standards require the consulting accountant to check with us to determine that the consultant has all the relevant facts. To our knowledge, there were no such consultations with other accountants.

Other Audit Findings or Issues

We generally discuss a variety of matters, including the application of accounting principles and auditing standards, with management each year prior to retention as the District's auditors. However, these discussions occurred in the normal course of our professional relationship and our responses were not a condition to our retention.

This information is intended solely for the use of the Board of Supervisors and management of Lakeside Plantation Community Development District and is not intended to be and should not be used by anyone other than these specified parties.

Very truly yours,

Carr, Riggs & Ingram, L.L.C.

CARR, RIGGS & INGRAM, LLC
Certified Public Accountants

Lakeside Plantation
Community Development
District

Financial Statements

September 30, 2012

Lakeside Plantation Community Development District
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September 30, 2012

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Carr, Riggs & Ingram, LLC
Certified Public Accountants
500 Grand Boulevard
Suite 210
Miramar Beach, Florida 32550

(850) 837-3141
(850) 654-4619 (fax)
CRlcpa.com

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Lakeside Plantation Community Development District
City of North Port, Florida

We have audited the accompanying financial statements of the governmental activities and each major fund of Lakeside Plantation Community Development District (hereinafter referred to as "District"), as of and for the year ended September 30, 2012, which collectively comprise the District's basic financial statements as listed in the table of contents. These financial statements are the responsibility of the District's management. Our responsibility is to express opinions on these financial statements based on our audit.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinions.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2012, and the respective changes in financial position for the year then ended in conformity with accounting principles generally accepted in the United States of America.

In accordance with *Government Auditing Standards*, we have also issued a report dated April 11, 2013 on our consideration of the District's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be considered in assessing the results of our audit.

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information, as listed in the table of contents, be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Carr, Riggs & Ingram, L.L.C.

Miramar Beach, Florida
April 11, 2013

Management's Discussion and Analysis

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of the Lakeside Plantation Community Development District's financial performance provides an overview of the District's financial activities for the fiscal year ended September 30, 2012. Please read it in conjunction with the District's financial statements, which begin on page 7.

FINANCIAL HIGHLIGHTS

- At September 30, 2012 the assets of the District exceed its liabilities by approximately \$4.2 million.
- During the fiscal year ended September 30, 2012, the District established additional infrastructure of approximately \$35,000, incurred approximately \$136,000 of interest expenditures, and repaid principal of \$50,000.

USING THE ANNUAL REPORT

This annual report consists of a series of financial statements. The Statement of Net Assets and the Statement of Activities on pages 7 – 8 provide information about the activities of the District as a whole and present a longer-term view of the District's finances. Fund financial statements start on page 9. For governmental activities, these statements tell how these services were financed in the short-term as well as what remains for future spending. Fund financial statements also report the District's operations in more detail than the government-wide statements by providing information about the District's most significant funds.

Reporting the District as a Whole

Our analysis of the District as a whole begins on page 3. One of the most important questions asked about the District's finances is, "Is the District as a whole better off or worse off as a result of the year's activities?" The Statement of Net Assets and the Statement of Activities report information about the District as a whole and about its activities in a way that helps answer this question. These statements include all assets and liabilities using the accrual basis of accounting, which is similar to the accounting used by most private-sector companies. All of the current year's revenues and expenses are taken into account regardless of when cash is received or paid.

These two statements report the District's net assets and changes in them. You can think of the District's net assets – the difference between assets and liabilities – as one way to measure the District's financial health, or financial position. Over time, increases or decreases in the District's net assets are one indicator of whether its financial health is improving or deteriorating. You will need to consider other nonfinancial factors, however, such as changes in the District's assessment base and the condition of the District's infrastructure, to assess the overall health of the District.

Reporting the District's Most Significant Funds

Our analysis of the District's major funds begins on page 4. The fund financial statements begin on page 9 and provide detailed information about the most significant funds – not the District as a whole. Some funds are required to be established by State law and by bond covenants. All of the District's funds are governmental fund-types.

- *Governmental funds* – All of the District’s basic services are reported in governmental funds, which focus on how money flows into and out of those funds and the balances left at year-end that are available for spending. These funds are reported using an accounting method called modified accrual accounting, which measures cash and all other financial assets that can readily be converted to cash. The governmental fund statements provide a detailed short-term view of the District’s general government operations and the basic services it provides. Governmental fund information helps you determine whether there are more or fewer financial resources that can be spent in the near future to finance the District’s programs. We describe the relationship (or differences) between governmental activities and governmental funds in a reconciliation with the fund financial statements.

THE DISTRICT AS A WHOLE

The following table reflects the condensed Statement of Net Assets and is compared to the prior year.

<i>September 30,</i>	2012	2011	Change
Assets			
Current and other assets	\$ 580,894	\$ 445,283	\$ 135,611
Capital assets, net	5,652,917	5,860,074	(207,157)
Total assets	\$ 6,233,811	\$ 6,305,357	\$ (71,546)
Liabilities			
Current liabilities	\$ 124,493	\$ 136,575	\$ (12,082)
Other liabilities	1,860,000	1,915,000	(55,000)
Total liabilities	1,984,493	2,051,575	(67,082)
Net assets			
Invested in capital assets, net of related debt	3,750,913	3,908,070	(157,157)
Restricted for:			
Debt service	25,304	30,260	(4,956)
Unrestricted	473,101	315,452	157,649
Total net assets	4,249,318	4,253,782	(4,464)
Total liabilities and net assets	\$ 6,233,811	\$ 6,305,357	\$ (71,546)

For more detailed information, see the accompanying Statement of Net Assets.

During the fiscal year ended September 30, 2012, total assets and liabilities decreased approximately \$72,000 and \$67,000, respectively, from the prior year. Assets decreased primarily because of depreciation on capital assets while liabilities decreased chiefly as a result of paying down long-term debt.

The following schedule compares the Statement of Activities for the current and previous fiscal year.

<i>Year ended September 30,</i>	2012	2011	Change
Revenues:			
Program revenues:			
Charges for services	\$ 829,789	\$ 850,011	\$ (20,222)
Grants and contributions	10	17	(7)
General revenues:			
Interest and other revenues	96,781	29,366	67,415
Total revenues	926,580	879,394	47,186
Expenses:			
General government	119,207	101,345	17,862
Maintenance and operations	462,283	399,131	63,152
Parks and recreation	214,955	198,581	16,374
Interest	134,599	138,188	(3,589)
Total expenses	931,044	837,245	93,799
Change in net assets	(4,464)	42,149	(46,613)
Net assets, beginning	4,253,782	4,211,633	42,149
Net assets, ending	\$ 4,249,318	\$ 4,253,782	\$ (4,464)

For more detailed information, see the accompanying Statement of Activities.

Revenues and expenses increased by approximately \$47,000 and \$94,000, respectively, from the prior year. The main contributor to the revenue increase is a tax refund that the District received during the year. Unanticipated maintenance and small upgrades were the drivers behind the increase in expenses. The overall result was a \$4,464 decrease in net assets for fiscal year 2012.

THE DISTRICT'S FUNDS

As the District completed the year, its governmental funds (as presented in the balance sheet on page 9) reported a combined fund balance of approximately \$562,000, which is an increase from last year's balance that totaled approximately \$405,000. Significant transactions are discussed below.

- The District incurred approximately \$136,000 of interest expenditures and repaid principal of \$50,000 in its Debt Service Fund.
- The District established capital infrastructure totaling approximately \$35,000 in its General Fund.

The overall increase in fund balance for the year ended September 30, 2012 totaled \$156,628.

GOVERNMENTAL FUNDS BUDGETARY HIGHLIGHTS

An Operating budget was established by the governing board for the District pursuant to the requirements of the Florida Statutes. The budget to actual comparison for the General Fund, including the original budget and final adopted budget, is shown at page 21.

The District experienced favorable variances in revenues and expenditures of \$70,786 and \$13,269, respectively, as compared to the budget. A tax refund is the main reason behind the revenues variance. The District budgeted for various costs that it did not incur, which caused the expenditures variance.

CAPITAL ASSET AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2012, the District had approximately \$5.7 million invested in capital assets (net of accumulated depreciation). This amount represents a net decrease of approximately \$207,000 from the fiscal year 2011 total.

A listing of capital assets by major category for the current and prior year follows:

<i>September 30,</i>	2012	2011	Change
Capital assets not being depreciated	\$ 3,266,092	\$ 3,266,092	\$ -
Capital assets being depreciated	4,809,290	4,774,314	34,976
Total, prior to depreciation	8,075,382	8,040,406	34,976
Accumulated depreciation	(2,422,465)	(2,180,332)	(242,133)
Net capital assets	\$ 5,652,917	\$ 5,860,074	\$ (207,157)

More information about the District's capital assets is presented in Note 6 to the financial statements.

Debt

At September 30, 2012, the District had approximately \$1.9 million of bonds outstanding. This amount represents a decrease of \$50,000 from the fiscal year 2011 total.

A listing of debt amounts outstanding for the current and prior year is as follows:

<i>September 30,</i>	2012	2011	Change
Series 1999A bonds	\$ 1,910,000	\$ 1,960,000	\$ (50,000)

More information about the District's long-term debt is presented in Note 7 to the financial statements.

FUTURE FINANCIAL FACTORS

Lakeside Plantation Community Development District is an independent special district that operates under the provisions of Chapter 190, Florida Statutes. The District operates under an elected Board of Supervisors, which establishes policy and sets assessment rates. Assessment rates for fiscal year 2013 were established to provide for the operations of the District.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide a general overview of the District's finances. If you have questions about this report or need additional financial information, contact the Lakeside Plantation Community Development District's management company at 5680 W. Cypress Street, Suite A, Tampa, Florida 33607.

Basic Financial Statements

Lakeside Plantation Community Development District

Statement of Net Assets

<i>September 30,</i>	2012
	Governmental Activities
Assets	
Cash and cash equivalents	\$ 483,952
Investments	89,005
Prepaid expenses	7,937
Capital assets:	
Not being depreciated	3,266,092
Depreciable, net	2,386,825
Total assets	6,233,811
Liabilities	
Accounts payable	19,182
Accrued expenses payable	55,311
Non-current liabilities:	
Due within one year	50,000
Due in more than one year	1,860,000
Total liabilities	1,984,493
Net assets	
Invested in capital assets, net of related debt	3,750,913
Restricted for:	
Debt service	25,304
Unrestricted	473,101
Total net assets	\$ 4,249,318

See accompanying notes to financial statements.

Lakeside Plantation Community Development District

Statement of Activities

Year ended September 30,

2012

Functions/Programs	Expenses	Program Revenues			Governmental Activities	Net (Expense) Revenue and Changes in Net Assets
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions		
Primary government:						
Governmental activities:						
General government	\$ (119,207)	\$ 138,710	\$ -	\$ -	\$ 19,503	
Maintenance and operations	(462,283)	256,168	-	-	(206,115)	
Parks and recreation	(214,955)	250,123	-	-	35,168	
Interest	(134,599)	184,788	10	-	50,199	
Total governmental activities	\$ (931,044)	\$ 829,789	\$ 10	\$ -	(101,245)	

General revenues

Interest and other revenues	96,781
Change in net assets	(4,464)
Net assets - beginning of year	4,253,782
Net assets - end of year	\$ 4,249,318

See accompanying notes to financial statements.

Lakeside Plantation Community Development District

Balance Sheet - Governmental Funds

<i>September 30,</i>	2012		
	General	Debt Service Series 1999	Total Governmental Funds
Assets			
Cash and cash equivalents	\$ 483,952	\$ -	\$ 483,952
Investments	394	88,611	89,005
Prepaid expenditures	7,937	-	7,937
Due from other funds	-	3,976	3,976
Total assets	\$ 492,283	\$ 92,587	\$ 584,870
Liabilities and Fund Balances			
Liabilities			
Accounts payable	\$ 19,182	\$ -	\$ 19,182
Due to other funds	3,976	-	3,976
Total liabilities	23,158	-	23,158
Fund balances			
Nonspendable	7,937	-	7,937
Restricted for debt service	-	92,587	92,587
Assigned for reserves	75,000	-	75,000
Unassigned	386,188	-	386,188
Total fund balances	469,125	92,587	561,712
Total liabilities and fund balances	\$ 492,283	\$ 92,587	\$ 584,870

See accompanying notes to financial statements.

Lakeside Plantation Community Development District

Reconciliation of the Balance Sheet to the Statement of Net Assets

<i>September 30,</i>	2012
Total fund balances, governmental funds	\$ 561,712
Capital assets used in governmental activities are not financial resources and therefore are not reported in the fund level statements.	5,652,917
Liabilities not due and payable from current resources, including accrued interest, are not reported in the fund level statements.	(1,965,311)
Total net assets - governmental activities	\$ 4,249,318

See accompanying notes to financial statements.

Lakeside Plantation Community Development District

Statement of Revenues, Expenditures and Changes in Fund Balances-
Governmental Funds

Year ended September 30,

2012

	General	Debt Service Series 1999	Total Governmental Funds
Revenues			
Assessments	\$ 648,849	\$ 186,322	\$ 835,171
Interest and other revenues	96,781	10	96,791
Total revenues	745,630	186,332	931,962
Expenditures			
Current:			
General government	116,494	2,713	119,207
Maintenance and operations	220,150	-	220,150
Parks and recreation	214,955	-	214,955
Debt service:			
Principal	-	50,000	50,000
Interest	-	136,046	136,046
Capital outlay	34,976	-	34,976
Total expenditures	586,575	188,759	775,334
Excess (deficiency) of revenues over expenditures	159,055	(2,427)	156,628
Fund balances, beginning of year	310,070	95,014	405,084
Fund balances, end of year	\$ 469,125	\$ 92,587	\$ 561,712

See accompanying notes to financial statements.

Lakeside Plantation Community Development District

Reconciliation of the Statement of Revenues, Expenditures and Changes
in Fund Balances of Governmental Funds to the Statement of Activities

<i>Year ended September 30,</i>	2012
Net change in fund balances - governmental funds	\$ 156,628
Capital outlay, reported as expenditures in the governmental funds, is shown as capital assets on the Statement of Net Assets.	34,976
Depreciation on capital assets is not recognized in the fund financial statements but is reported as an expense in the Statement of Activities.	(242,133)
Repayment of bond principal is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the Statement of Net Assets.	50,000
Certain current financial resources reported as revenues in the governmental funds were previously shown in the Statement of Activities	(5,382)
The change in accrued interest between the current and prior year is recorded on the Statement of Activities but not on the fund financial statements.	1,447
Change in net assets of governmental activities	\$ (4,464)

See accompanying notes to financial statements.

NOTE 1 – NATURE OF ORGANIZATION

The Lakeside Plantation Community Development District (the “District”) was created on March 1, 1999 pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes, by the City of North Port Ordinance No. 99-1. The Act provides among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purposes of financing and managing the acquisition, construction, maintenance, and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by a Board of Supervisors (“Board”), which is comprised of five members. The Supervisors are elected on an at large basis by the owners of the property within the District. The Board of Supervisors of the District exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The Board has the final responsibility for:

1. Assessing and levying special assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

In evaluating how to define the government, for financial reporting purposes, management has considered all potential component units. The decision to include or exclude a potential component unit in the reporting entity was made by applying the criteria set forth by Generally Accepted Accounting Principles (GAAP) as defined by the Governmental Accounting Standards Board (GASB) in Statements Nos. 14 and 61. Based on the criteria identified therein, no potential component units were found.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The accounting policies of the District conform to GAAP as applicable to governments in accordance with those promulgated by GASB. The following is a summary of the more significant policies:

Government-wide and Fund Financial Statements

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the Statement of Net Assets and the Statement of Activities) report information on all the non-fiduciary activities of the primary government. Governmental activities, which normally are supported by assessments, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

The business-type activities are reported separately in government-wide financial statements; however, at September 30, 2012, the District did not have any significant business-type activities. Therefore, no business-type activities are reported. Assessments and other items not properly included as program revenues (i.e., charges to customers or applicants who purchase, use, or directly benefit from goods or services) are reported as general revenues.

Separate financial statements are provided for governmental funds. Major individual governmental funds are reported as separate columns in the fund financial statements.

Measurement Focus, Basis of Accounting and Basis of Presentation

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of the related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and other similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments, including debt service assessments and operation and maintenance assessments, are non-ad valorem special assessments imposed on all lands located within the District and benefited by the District's activities. Assessments are levied and certified for collection by the District prior to the start of the fiscal year which begins October 1st and ends on September 30th. Operation and maintenance special assessments are imposed upon all benefitted lands located in the District. Debt service assessments are imposed upon certain lots and lands as described in each resolution imposing the assessment for each series of bonds issued by the District.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and have been recognized as revenues of the current fiscal period. All other revenue items are considered to be measurable and available only when cash is received by the District.

The District reports the following major governmental funds:

General Fund – The General Fund is the primary operating fund of the District. It is used to account for all financial resources except those required to be accounted for in other funds.

Debt Service Fund Series 1999 – The Debt Service Fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

For the year ended September 30, 2012, the District does not report any proprietary funds.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first, then unrestricted resources as they are needed. When committed, assigned, or unassigned resources are available for use in governmental fund financial statements, it is the government's policy to use committed resources first, followed by assigned resources, and then unassigned resources as needed.

Cash, Deposits and Investments

The District maintains deposits with "Qualified Public Depositories" as defined in Chapter 280, Florida Statutes. All Qualified Public Depositories must place with the Treasurer of the State of Florida securities in accordance with collateral requirements determined by the State's Chief Financial Officer. In the event of default by a Qualified Public Depository, the State Treasurer will pay public depositors all losses. Losses in excess of insurance and collateral will be paid through assessments between all Qualified Public Depositories.

Under this method, all the District's deposits are fully insured or collateralized at the highest level of security as defined by GASB Statement Number 40, *Deposits and Investment Disclosures (An Amendment of GASB Statement Number 3)*.

The District is authorized to invest in financial instruments as established by Section 218.415, Florida Statutes. The authorized investments include among others direct obligations of the United States Treasury; the Local Government Surplus Funds Trust as created by Section 218.405, Florida Statutes; SEC registered money market funds with the highest credit quality rating from a nationally recognized rating agency; and interest-bearing time deposits or savings accounts in authorized financial institutions.

Capital Assets

Capital assets, which include primarily infrastructure assets (e.g., roads, sidewalks, water management systems, and similar items), are reported in the governmental activities column in the government-wide financial statements. Capital assets are defined by the District as assets with an initial/individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost and estimated historical cost if purchased or constructed. Donated assets are recorded at estimated fair market value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend asset lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Lakeside Plantation Community Development District

Notes to Financial Statements

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

Property, plant and equipment of the primary government are depreciated using the straight-line method over the following estimated useful lives:

<u>Asset</u>	<u>Years</u>
Buildings	30
Furniture and fixtures	10
Recreational facilities	15
Infrastructure	15 - 25

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets are reported as fund expenditures. Depreciation expense is not reported in the governmental fund financial statements.

Long-Term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the Statement of Net Assets. Bond premiums and discounts, as well as issuance costs, are deferred and amortized over the life of the bonds using the effective-interest or straight-line method. Bonds payable are reported net of premiums or discounts.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of the debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as current period expenditures.

Fund Equity

Governmental fund equity is classified as fund balance. Fund balance is further classified as nonspendable, restricted, committed, assigned, or unassigned. Nonspendable fund balance cannot be spent because of its form. Restricted fund balance has limitations imposed by creditors, grantors, or contributors or by enabling legislation or constitutional provisions. Committed fund balance is a limitation imposed by the District board through approval of resolutions. Assigned fund balance is a limitation imposed by a designee of the District board. Unassigned fund balance in the General Fund is the net resources in excess of what can be properly classified in one of the above four categories. Negative unassigned fund balance in other governmental funds represents excess expenditures incurred over the amounts restricted, committed, or assigned to those purposes.

Net assets in the government-wide financial statements are categorized as invested in capital assets, net of related debt, restricted or unrestricted. Invested in capital assets, net of related debt represents net assets related to infrastructure and property, plant and equipment, net of any related debt. Restricted net assets represent the net assets restricted by the District's bond covenants.

Lakeside Plantation Community Development District

Notes to Financial Statements

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

Budgets

The District is required to establish a budgetary system and an approved annual budget. Annual budgets are legally adopted on a basis consistent with GAAP for the General Fund. Any revision to the budget must be approved by the District Board. The budgets are compared to actual expenditures. In instances where budget appropriations and estimated revenues have been revised during the year, budget data presented in the financial statements represent final authorization amounts.

The District follows these procedures in establishing the budgetary data reflected in the financial statements:

- A. Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- B. A public hearing is conducted to obtain comments.
- C. Prior to October 1, the budget is legally adopted by the District Board.
- D. All budget changes must be approved by the District Board.
- E. Budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America.

Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the U.S. requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those estimates.

NOTE 3 – INVESTMENTS

All investments held at September 30, 2012, are reported at fair value based on quoted market prices, which approximates amortized cost. Values for most of the District's investments are based on quoted market prices or amounts determined by the issuer. The State Board of Administration Investment Pool Fund B is accounted for as a fluctuating NAV pool. Fair value is based on the District's account balance and a fair value factor provided by the State Board of Administration of Florida.

The following is a summary of the District's investments:

<i>September 30,</i>	2012	Credit Risk	Maturities
State Board of Administration Florida PRIME	\$ 204	S&P AAAm	38 days
State Board of Administration Investment Pool B	190	not rated	5.73 years
Short-term Money Market Funds	88,611	S&P AAAm	53 days
Total investments	\$ 89,005		

Concentration risk – The District's investment policy requires diversification, but does not specify limits on types of investments.

NOTE 3 – INVESTMENTS (CONTINUED)

Custodial credit risk – For an investment, custodial credit risk is the risk that the District will not be able to recover the value of the investments or collateral securities that are in the possession of an outside party. The District has no formal policy for custodial risk. At September 30, 2012, the money market funds are not exposed to custodial credit risk because their existence is not evidenced by securities that exist in physical or book entry form.

The State Board of Administration investments are held by a third-party trustee. These amounts have a higher exposure to custodial credit risk because they are held by a counterparty in the District's name.

Interest rate risk – The District does not have a formal policy for addressing interest rate risk; however, investments are made with discretion, to seek reasonable returns, preserve capital, and in general, avoid speculative investments. The District manages its exposure to declines in fair values from interest rate changes by reviewing the portfolio on an ongoing basis for changes in effective yield amounts.

NOTE 4 – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District maintains commercial insurance coverage to mitigate the risk of loss. Coverage may not extend to all situations. Management believes such coverage is sufficient to preclude any significant uninsured losses to the District. Settled claims have not exceeded this commercial coverage in the previous three years.

NOTE 5 – MANAGEMENT COMPANY

The District has contracted with District Management Services, LLC to perform management advisory services, which include financial and accounting advisory services. Certain employees of the management company also serve as officers (Board appointed non-voting positions) of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, and other administrative costs.

Lakeside Plantation Community Development District

Notes to Financial Statements

NOTE 6 – CAPITAL ASSETS

The following is a summary of changes in the capital assets for the year ended September 30, 2012:

	Beginning Balance	Additions	Deletions	Ending Balance
Governmental Activities				
<i>Capital assets not being depreciated:</i>				
Land	\$ 3,244,899	\$ -	\$ -	\$ 3,244,899
Land improvements	21,193	-	-	21,193
Total capital assets, not being depreciated	3,266,092	-	-	3,266,092
<i>Capital assets being depreciated:</i>				
Buildings	696,497	-	-	696,497
Furniture and fixtures	141,152	-	-	141,152
Recreational facilities	534,185	6,216	-	540,401
Infrastructure - landscaping & entrance features	1,237,355	-	-	1,237,355
Infrastructure - other	2,165,125	28,760	-	2,193,885
Total capital assets, being depreciated	4,774,314	34,976	-	4,809,290
<i>Less accumulated depreciation for:</i>				
Buildings	220,231	23,216	-	243,447
Furniture and fixtures	82,226	14,116	-	96,342
Recreational facilities	293,799	34,088	-	327,887
Infrastructure - landscaping & entrance features	742,880	82,490	-	825,370
Infrastructure - other	841,196	88,223	-	929,419
Total accumulated depreciation	2,180,332	242,133	-	2,422,465
Total capital assets being depreciated, net	2,593,982	(207,157)	-	2,386,825
Governmental activities capital assets, net	\$ 5,860,074	\$ (207,157)	\$ -	\$ 5,652,917

Depreciation expense of \$242,133 was allocated to maintenance and operations on the Statement of Activities.

NOTE 7 – BONDS PAYABLE

On October 28, 1999, the District issued \$8,000,000 of Capital Improvement Revenue Bonds, Series 1999 consisting of \$3,360,000 Series 1999 A Bonds and \$4,640,000 of Series 1999 B Bonds with fixed interest rates of 6.95% and 6.625%, respectively. Interest is paid semiannually on each May 1 and November 1. Principal on the Series 1999 A Bonds are made serially commencing on May 1, 2002 through May 1, 2031. The Series 1999 B Bonds were paid off in May 2006.

Lakeside Plantation Community Development District

Notes to Financial Statements

NOTE 7 – BONDS PAYABLE (CONTINUED)

The Bond Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agreed to levy special assessments in annual amounts adequate to provide payment of debt service. The District is in compliance with this requirement of the Bond Indenture.

The Bond Indenture requires that the District maintain adequate funds in reserve accounts to meet the debt service reserve requirement as defined in the Indenture. This requirement has not been met for the Series 1999 A Bonds for the fiscal year ended September 30, 2012. The District utilized reserve funds to pay a portion of the debt service on the Bonds in prior years.

At September 30, 2012, the scheduled debt service requirements on long-term debt were as follows:

Year Ending September 30,	Principal	Interest	Total Debt Service
2013	\$ 50,000	\$ 132,745	\$ 182,745
2014	55,000	129,270	184,270
2015	60,000	125,448	185,448
2016	60,000	121,278	181,278
2017	65,000	117,108	182,108
2018 - 2022	405,000	510,825	915,825
2023 - 2027	585,000	346,805	931,805
2028 - 2031	630,000	112,938	742,938
	\$ 1,910,000	\$ 1,596,417	\$ 3,506,417

Long-term liability activity for the year ended September 30, 2012, was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<i>Governmental Activities</i>					
Bonds Payable:					
Series 1999A	\$ 1,960,000	\$ -	\$ 50,000	\$ 1,910,000	\$ 50,000
	\$ 1,960,000	\$ -	\$ 50,000	\$ 1,910,000	\$ 50,000

NOTE 8 – INTERFUND BALANCE

At September 30, 2012 the District held \$3,976 on deposit in the General Fund for assessments collected on behalf of the Debt Service Fund but not yet transferred.

Required Supplemental Information
(Other than MD&A)

Lakeside Plantation Community Development District
 Budget to Actual Comparison Schedule - General Fund

<i>Year ended September 30,</i>	2012		
	Original and Final Budget	Actual Amounts (Budgetary Basis) (See Note A)	Variance with Final Budget
Revenues			
Assessments	\$ 651,844	\$ 648,849	\$ (2,995)
Interest and other revenues	23,000	96,781	73,781
Total revenues	674,844	745,630	70,786
Expenditures			
General government	159,659	116,494	43,165
Maintenance and operations	224,100	220,150	3,950
Parks and recreation	216,085	214,955	1,130
Reserves	75,000	75,000	-
Capital outlay	-	34,976	(34,976)
Total expenditures	674,844	661,575	13,269
Net change in fund balance	\$ -	\$ 84,055	\$ 84,055

Note to Budgetary Comparison Schedule

Note A - Explanation of Differences between Budgetary Inflows and Outflows and GAAP Revenues and Expenditures

Budgetary and Financial Statement Fund	Expenditures
Actual amounts (budgetary basis) from the budgetary comparison schedule	\$ 661,575
Assigned for capital reserves	(75,000)
As reported on the statement of revenues, expenditures, and changes in fund balances - governmental funds	\$ 586,575



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**REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE
AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN
ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Lakeside Plantation Community Development District
City of North Port, Florida

We have audited the financial statements of the governmental activities and each major fund of Lakeside Plantation Community Development District (hereinafter referred to as the "District"), as of and for the year ended September 30, 2012, which collectively comprise the District's basic financial statements and have issued our report dated April 11, 2013. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

Internal Control Over Financial Reporting

Management of Lakeside Plantation Community Development District is responsible for establishing and maintaining effective internal control over financial reporting. In planning and performing our audit, we considered the District's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control over financial reporting. Accordingly, we do not express an opinion on the effectiveness of the District's internal control over financial reporting.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A material weakness is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis.

Our consideration of the internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over financial reporting that might be deficiencies, significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses, as defined above.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and

material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed one instance of noncompliance that is required to be reported under *Government Auditing Standards* (identified as Finding ML2007-1 on page 25). The District is required to maintain a certain balance in the Debt Service Reserve Fund. The requirement has not been met for the Series 1999A Bonds as the District utilized part of the Reserve Fund to pay a portion of the debt service on the Bonds in a prior year. The Reserve Fund was underfunded as of September 30, 2012.

This report is intended for the information of management, the Board of Supervisors, others within the District, and the Auditor General of the State of Florida, and is not intended to be and should not be used by anyone other than those specified parties. However, we understand and recognize the District and all of its records are subject to Florida public records law, Chapter 119, Florida Statutes.

Caru, Riggs & Ingram, L.L.C.

Miramar Beach, Florida
April 11, 2013



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MANAGEMENT LETTER

To the Board of Supervisors
Lakeside Plantation Community Development District
City of North Port, Florida

We have audited the financial statements of Lakeside Plantation Community Development District ("District") as of and for the fiscal year ended September 30, 2012, and have issued our report thereon dated April 11, 2013.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters. Disclosures in this report which is dated April 11, 2013, should be considered in conjunction with this management letter.

Additionally, our audit was conducted in accordance with Chapter 10.550, Rules of the Auditor General, which govern the conduct of local governmental entity audits performed in the State of Florida. This letter includes the following information, which is not included in the aforementioned auditor's report:

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report. In connection with our audit, we determined that procedures have not been implemented to address the prior year finding. See below under the heading Prior Year Findings and Recommendations. This finding was also included in the second preceding fiscal year audit report.

Section 10.554(1)(i)2., Rules of the Auditor General, requires our audit to include a review of the provisions of Section 218.415, Florida Statutes, regarding the investment of public funds. In connection with our audit, we determined that the District complied with Section 218.415, Florida Statutes.

Section 10.554(1)(i)3., Rules of the Auditor General, requires that we address in the management letter any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Section 10.554(1)(i)4., Rules of the Auditor General, requires that we address violations of provisions of contracts or grant agreements, or abuse that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but more than inconsequential. In connection with our audit, we did not have any such findings.

Section 10.554(1)(i)5., Rules of the Auditor General, provides that the auditor may, based on professional judgment, report the following matters that have an inconsequential effect on financial statements, considering both quantitative and qualitative factors: (1) violations of provisions of contracts or grant agreements, fraud, illegal acts, or abuse, and (2) deficiencies in internal control that are not significant deficiencies. In connection with our audit, we did not have any such findings except as discussed below under the heading Prior Year Findings and Recommendations.

Section 10.554(1)(i)6., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. The information required is disclosed in the notes to the financial statements.

Section 10.554(1)(i)7.a., Rules of the Auditor General, requires a statement be included as to whether or not the local governmental entity has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and identification of the specific condition(s) met. In connection with our audit, we determined that the District did not meet any of the conditions described in Section 218.503(1), Florida Statutes during the year ended September 30, 2012.

Section 10.554(1)(i)7.b., Rules of the Auditor General, requires that we determine whether the annual financial report for the District for the fiscal year ended September 30, 2012, filed with the Florida Department of Financial Services pursuant to Section 218.32(1)(a), Florida Statutes, is in agreement with the annual financial audit report for the fiscal year ended September 30, 2012. In connection with our audit, we determined that these two reports were in agreement.

Pursuant to Sections 10.554(1)(i)7.c. and 10.556(7), Rules of the Auditor General, we applied financial condition assessment procedures. It is management's responsibility to monitor the District's financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

PRIOR YEAR FINDINGS AND RECOMMENDATIONS

Debt Service Reserve Requirement

Finding ML2007-1: The District is required to maintain a certain balance in the Debt Service Reserve Fund. The requirement has not been met for the Series 1999A Bonds as the District utilized part of the Reserve Fund to pay a portion of the debt service on the Bonds in a prior year. The Reserve Fund was underfunded as of September 30, 2011.

Recommendation: The District should replenish the Debt Service Reserve Fund as required in the Bond Indenture or the District should obtain a waiver from the Trustee.

Management Response: When the initial developer departed, the District acquired the multi-family parcel through deed in lieu of foreclosure. The District then marketed and sold the multi-family parcel. The sale proceeds only covered a portion of the total bond indebtedness secured by assessments related to the multi-family parcel. The bondholders executed a Direction and Indemnity Letter instructing the Trustee to use 95% of the 1999 Reserve Account to increase the bondholders' return. This action lowered the balance in the Reserve Account below the required level. The Direction did not include a duty for the District to replenish the Reserve Account to the original level. In a conversation, the Trustee acknowledged that the Reserve Account balance is below the required level, that the Direction did not create a duty for the District to replenish the balance to the required amount and that the District is not in default under these circumstances.

Current Year Status: The District has not replenished the 1999 Reserve Account to the required level as of September 30, 2012.

Pursuant to Chapter 119, Florida Statutes, this management letter is a public record and its distribution is not limited. Auditing standards generally accepted in the United States of America require us to indicate that this letter is intended solely for the information of the District and management, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties.

Caru, Riggs & Ingram, L.L.C.

Miramar Beach, Florida
April 11, 2013