

**Lakeside Plantation Community Development District**  
**AGENDA**

Seat 4: Ken Saul - C	
Seat 2: Alan Sabol - VC	
Seat 5: Ronald Perry - AS	
Seat 3: Patrick Lavoy - AS	
Seat 1: Devon Poulos - AS	

Wednesday  
 May 20, 2026  
 5:00 p.m.

Lakeside Plantation Clubhouse  
 2800 Plantation Blvd.  
 North Port, FL 34289  
<https://us06web.zoom.us/j/83544934330>  
 Meeting ID: 835 4493 4330  
 Passcode: YRQC2q  
 Zoom Phone #: 929-205-6099

**Board of Supervisors Meeting**

- I. Roll Call
- II. Pledge of Allegiance
- III. Audience Comments on Specific Items on the Agenda (Audience Comments Limited to 3 Minutes per Person)
- IV. Director of Operations
  - A. Report Pages 7-11
  - B. Grounds Maintenance Report
    - 1. Getz Outdoor Monthly Report (*To Be Provided Under Separate Cover*)
  - C. Consideration of Proposal from CourtCo for Pickleball Court Resurfacing Services Pages 13-19
  - D. Consideration of Proposal from Tennis Innovations for Tennis Court Drainage Services Pages 21-22
  - E. Consideration of CommunityXS Proposal to Provide Additional Website for Clubhouse Rentals Pages 24-26
  - F. Consideration of The House Wash Co Proposal for Holiday Lighting Installation Pages 28-29
- V. Business Items
  - A. Consideration of Resolution 2026-07 Approving the Fiscal Year 2027 Proposed Budget & Setting a Public Hearing Date for Adoption Pages 32-40
  - B. Consideration of Resolution 2026-08 Authorizing Disposition of Surplus Tangible Personal Property Pages 42-45
  - C. Consideration of Resolution 2026-09 Setting a Public Hearing Date for the Revised Rules of Procedure Pages 47-119

D.	Consideration of Proposals for Front Entrance Landscaping	
	1. Fine Design Lawn Care	Pages 122-126
	2. Beltran's Nursery & Landscaping	Pages 128-130
E.	Ratification of Greentopps Landscape Maintenance & Tree Services Proposal for Tree Removal	Pages 132-133
F.	Approval of Landscape RFP Bid Package	Pages 135-210
G.	Approval of Fiscal Year 2025 Audit Report	Pages 212-243
H.	Hearing of Suspension of Amenity Privileges – (M. Sullivan)	Pages 245-246
	1. Incident Report ( <i>To Be Provided Under Separate Cover</i> )	
VI.	Business Administration	
	A. Approval of the April 15, 2026 Meeting Minutes	Pages 249-263
	B. Approval of Check Register	Pages 265-337
	C. Balance Sheet & Income Statement	Pages 339-349
	D. Special Assessment Receipts Schedule	Page 351
VII.	General Audience Comments	
VIII.	Staff Reports	
	A. Attorney	
	B. District Engineer	
	C. District Manager	
	1. Discussion of July 15 <sup>th</sup> Board Meeting	
	2. Number of Registered Voters in the District – 820	Page 355
	3. Notice of General Election Qualifying Period	Pages 357
	4. Discussion of July 1, 2026 Form 1 Filing Deadline	
IX.	Supervisors Requests	
X.	Next Regularly Scheduled Board Meeting is <b>Wednesday, June 17, 2026, at 5:00 p.m.</b> at the Lakeside Plantation Clubhouse	
XI.	Adjournment	

*Meetings are open to the public and may be continued to a time, date, and place certain. For more information regarding this CDD please visit the website: <http://lakesideplantationcdd.com>*