

*Lakeside Plantation
Community Development District*

Agenda

July 15, 2020

AGENDA

Lakeside Plantation

Community Development District

219 East Livingston Street, Orlando, FL 32801

Phone: 407-841-5524 – Fax: 407-839-1526

July 8, 2020

Board of Supervisors
Lakeside Plantation
Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District will be held **Wednesday, July 15, 2020 at 6:00 p.m. via Zoom; by following this link <https://zoom.us/j/95206446653> or by calling in via (646) 876-9923 and entering the Meeting ID: 952 0644 6653.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Audience Comments on Specific Items on the Agenda (*Speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting*)
- III. District Engineer's Report
- IV. Unfinished Business
 - A. Discussion of Amenity Operations
- V. New Business Items
- VI. Business Administration
 - A. Approval of Minutes of June 17, 2020 Meeting
 - B. Approval of Check Register
 - C. Balance Sheet and Income Statement
- VII. General Audience Comments
- VIII. Staff Reports
 - A. District Counsel
 - B. District Manager
 - i. Action Items List
 - C. Amenities Manager – Monthly Report
- IX. Other Business
- X. Supervisors' Requests
- XI. Adjournment

The second order of business is the Audience Comments on Specific Items on the Agenda. Speakers must fill out a Request to Speak form and submit it to the District Manager prior to the beginning of the meeting.

The third order of business is the District Engineer's Report. There is no back-up material.

The fourth order of business is Unfinished Business. Any unfinished business will be presented under this item.

The fifth order of business is New Business. Any new business will be presented under this item.

The sixth order of business is Business Administration. Section A is the approval of the minutes of the June 17, 2020 meeting. The minutes are enclosed for your review. Section B is approval of the

check register enclosed for your review and Section C includes the balance sheet and income statement for your review.

The seventh order of business is General Audience Comments.

The eighth order of business is Staff Reports. Section B is the District Manager's Report. Section 1 is the Actions Items List for your review.

Staff will provide any additional reports at the meeting. Additional support material may be provided under separate cover or distributed at the meeting, and the balance of the agenda will be discussed at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,

A handwritten signature in blue ink, appearing to read 'G. S. Flint', with a stylized flourish at the end.

George S. Flint
District Manager

Cc: Michael Eckert, District Counsel
Sarah Sandy, District Counsel
Andy Tilton, District Engineer
Brent Burford, District Engineer
Nathan Trates, Amenities Manager
Heather Alexandre, Vesta

Enclosures

SECTION VI

SECTION A

MINUTES OF MEETING
LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Lakeside Plantation Community Development District was held on Wednesday, June 17, 2020 at 6:00 p.m. via Zoom Video Conferencing, pursuant to Executive Orders 20-52, 20-69 and 20-91 (as extended by Executive Order 20-112) issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 1, 2020, and April 29, 2020 respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*.

Present and constituting a quorum were:

Alan (Bud) Sabol
Joe Szewczyk
Camille Stephens
Pina Chichelli
Bill Roumy

Chairman
Vice Chairman
Assistant Secretary
Assistant Secretary
Supervisor-Elect

Also present were:

George Flint
Sarah Sandy
Brent Burford
Nathan Trates
Heather Alexandre
Rudy Seurattan
Bonnie Benjamin
Peter Gardner
Fred Burrow
Sue Martin

District Manager
District Counsel
District Engineer
Facilities Manager
Vesta
Vesta
Candidate
Candidate
Resident
Resident

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order at 6:00 p.m. and called the roll. All Supervisors were present.

SECOND ORDER OF BUSINESS

Audience Comments on Specific Items on the Agenda *(Speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting)*

Mr. Flint: As we did at the last meeting, I'm letting everyone participating know that per the Executive Order, the Governor waived the physical quorum requirements to allow government entities to meet through technology due to COVID-19. We are using Zoom for this meeting. Our legal requirement was to place a notice in the newspaper. We also included it on the agenda and on the District's website with instructions for anyone who wanted to participate in the meeting. We also included contact information from my office, if anyone had issues with using Zoom or wanted to provide comments in advance of the meeting. The first audience comment period on the agenda is for comments on specific agenda items. This would be an opportunity to provide comments on specific items. Later in the meeting, we will have general audience comments. Are there any public comments on agenda items? If so, please state your name and address for the record and limit your comments to three minutes. There is a raise your hand function. If you want to speak, you can raise your hand. That will alert me to unmute you so you can provide comments. I'm not seeing any raised hands.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Review of Letters of Interest/Resumes

Mr. Flint: We previously received a Letter of Resignation from Ms. Rena Koontz. The Board accepted the resignation at the last meeting and directed staff to solicit interest from any residents interested in serving out the balance of the term of that seat, which expires in November of 2022. I asked that the resumes be received two weeks before the meeting today, so you had adequate time to review them. We received four resumes. One was submitted the day we forwarded them to the Board. If it's the Board's desire, we can have the folks that submitted make a brief statement to the Board and then you can ask questions like we have done in the past.

Mr. Szewczyk: That would be fine George.

Mr. Flint: Okay. We can go alphabetically. The first resume is from Ms. Bonnie Benjamin. Ms. Benjamin, do you have a brief statement for the Board and then the Board can ask questions?

Ms. Benjamin: Sure. I guess I would just like to reiterate what I included in my resume, which is to say that I would consider this appointment a great opportunity to represent some of the families in Lakeside Plantation. I served on the HOA with some success and would like to continue serving the community with the CDD.

Mr. Flint: Does the Board have any questions for Ms. Benjamin? Hearing none, thank you, Bonnie.

Ms. Benjamin: Thank you.

Mr. Flint: We will move on to Mr. Peter Gardner. Is Mr. Gardner on the line?

Mr. Gardner: Yes.

Mr. Flint: Mr. Gardner, would you like to make a statement?

Mr. Gardner: Yes. I have been a resident for several years and enjoyed living at Lakeside Plantation. I would be happy to serve on the CDD Board. I have a lot of experience in construction and a professional engineer by training. I'm currently working with a number of groups on the response to COVID-19. So that would be the specialty that I could add to the Board at this time.

Mr. Flint: Alright. Thank you. Are there any questions from the Board for Mr. Gardner? The third individual is Mr. Richard Huddelson. Is Mr. Huddelson present? If not, the fourth letter of interest is from Mr. Bill Roumy. I don't believe Mr. Roumy is present. You have a vacancy and any time there is a vacancy, the remaining Board Members appoint the replacement through the term. This seat expires in November of 2022. I will bring this back to the Board. You have four letters of interest and a vacancy. It's Board discussion at this point.

B. Appointment of Individual to Fulfill the Board Vacancy with a Term Ending November 2022

Mr. Flint: At this point, we will open the floor to nominations. Once all of the nominations are complete, we will close the floor and then the Board will vote on the nominations in the order they are made. Whoever gets the most votes would be appointed.

Mr. Sabol: I would like to nominate Mr. Roumy to fill the vacancy of Ms. Koontz.

Ms. Stephens: I second the nomination.

Mr. Flint: Are there any further nominations?

Mr. Szewczyk: I would like to nominate Ms. Benjamin.

Mr. Flint: Are there any other nominations? Hearing none, we will close the floor to nominations and vote.

On MOTION by Mr. Sabol seconded by Ms. Stephens to appoint Bill Roumy to fulfill the Board vacancy with a term ending November 2022 by roll call vote:
Supervisor Sabol: Aye
Supervisor Stephens: Aye
Supervisor Chichelli: Aye
Supervisor Szewczyk: Nay
Motion Passed 3-1.

Mr. Flint: Mr. Roumy is appointed to the vacant seat. I would like to thank everyone for expressing their interest. Because we are meeting remotely, I can't swear in Mr. Roumy to participate in the meeting today, but between now and the next Board Meeting, we will get with him on the Oath of Office and the other documentation he needs to serve as a Board member.

C. Administration of Oath of Office to Newly Appointed Supervisor

This item was tabled.

D. Consideration of Resolution 2020-07 Electing an Assistant Secretary

This item was tabled.

FOURTH ORDER OF BUSINESS

District Engineer's Report

Mr. Flint: Brent, are you here?

Mr. Burford: Yes, I'm here. The only item I have to report is the drainage inlet at the pickleball court has been completed. Lake 7 had an erosion problem due to the recent restorations. That repair has been completed and they made a couple of other repairs on the remaining lakes where restoration had taken place. We had a few issues. So, the drainage on the pickleball court and lake bank repairs are completed. At Bud's request, we looked at the pickleball courts earlier this year and noticed the expansion contraction joint running across the courts weren't quite level. When players were playing, it created a small trip hazard. I was out there today looking at everything and could not find that spot we had seen before. So, it's making me think that possibly that condition is due to the environment. In other words, the soil in the dry season at the joint is settling differently on one side versus the other. Today, I could not find any trip hazard there. The material that they placed in that contraction joint, is actually

flaking up in a few places. I spoke with Randall with Nidy Sports Construction in Sanford. They are the ones I believe surface the courts. He is willing to come out and take a look at it to see if there's anything he can do to make an improvement to what is existing. If the Board would like, I can reach back to him and if he's in the area, he can come by and make a recommendation on what can be done to get our surface to the best playing surface possible. Other than that, that's all I have to report at this time.

Mr. Flint: Okay. Are there any questions for the District Engineer?

Mr. Sabol: Yes. I would like for the gentleman that just spoke to come out and take a look at that crack because I heard a lot of complaints about it. It may be due to changing weather conditions, but if we can improve it by doing something, I would like to look at that.

Mr. Burford: Okay. I will reach out to Randall tomorrow.

Mr. Sabol: Thank you, Brent.

Mr. Szewczyk: The lakes filled up fast since our last meeting. Did we agree upon continuing last year's list and if so, what is the budget for bank restoration?

Mr. Burford: Lake levels rose. My understanding is that we were going to do the lakes this year during the dry season and the remaining lakes next year. I would not recommend doing the lake bank repairs this time of year. I was out there today, and water levels are too high for what they need to do. Secondly, when they place their sod and it hasn't had a chance to settle and lake levels rise, that sod will float off into the lakes. We just had a project in south Lee County where that occurred recently after lake bank repairs were completed. We had heavy rains recently and the sod flowed off into the lake. So, my recommendation is holding off until the next dry season and use the first of next year or early part of next year to complete the restorations.

Mr. Szewczyk: Is it your recommendation, Brett, that we reinspect?

Mr. Burford: If I can get back up in the area, I would like to go back around the lakes and handle any hot spots since the inspection. I didn't have time today to make it around all of the lakes again. If I meet Randall to look at the pickleball courts, I will make sure that I allocate time to go back around the lakes while I'm there.

Mr. Szewczyk: Okay. It sounds like we have time.

Mr. Burford: Yes sir.

Mr. Szewczyk: That's all I had.

Mr. Flint: Is there anything else for Brent?

Ms. Stephens: No.

Mr. Sabol: No.

Mr. Flint: Then we will move on.

Mr. Burford left the meeting.

FIFTH ORDER OF BUSINESS

Unfinished Business

A. Hearing on Suspension of Amenity Access

Mr. Flint: Sarah, I will let you present this.

Ms. Sandy: If the Board recalls, at the last meeting, we set for this meeting, a hearing on the suspension of amenity access for Mr. Fred Burrow. I will describe for the Board what the hearing will consist of and then go through the Amenity Policies that are pertinent to this hearing, as well as the incident report we received. Then the Board will be able to ask Nathan any questions or add facts to the Incident Report. Mr. Burrow will also have the ability to make presentation or comments to the Board and then the Board can decide on further suspension of Mr. Burrow's amenity privileges. Prior to today's meeting, the Board received copies of the suspension letters that Mr. Burrow received as well as the Amenity Facilities Policies and the Incident Report. Mr. Burrow also received the two letters that the Board received dated May 18th and May 21st. The first notified him of the temporary suspension of his amenity privileges through the May meeting, and then following the May meeting, extending that temporary suspension through today, as well as his ability to be at today's meeting in order to present any additional facts or ask questions at this hearing. Among the policies that the Board received, there are a couple of different policies implicated at this hearing. One is the General Facilities Usage Policy. On Page 5, it states "Patrons and/or guests shall treat all staff members with courtesy and respect." There is similar language on Page 7 under the General Amenity Facility Usage Policy. On the last few pages of the policies, are the Board's suspension and termination provisions. Specifically the provisions provide that privileges at the Amenity Center could be subject to suspension or termination by the Board, if a patron exhibits unsatisfactory behavior, deportment or appearance, fails to abide by the rules and policies established for the use of the facilities, treats the personnel or employees of the facilities in an unreasonable or abusive manner, or engages in conduct that is improper or likely to endanger the welfare, safety or

reputation of the Amenity Center or its management. Typically for most violations, for the first offence there is a verbal and written warning issued by Amenity Center staff and suspension from the Amenity Center for the remainder of that day. The suspension increases with increased offenses; however, there is an exception to this when there is an offense or an incident that goes above and beyond a typical offense, in the discretion of the amenity staff with consultation with a Board Member, justifies suspension beyond the guidelines. If it justifies suspension beyond the guidelines, then the Board can set a hearing and determine a longer suspension if needed. Those are generally the provisions that are implicated in this hearing. In terms of the incident itself, it occurred on May 17, 2020. The Board received the Incident Report. I hope each of you had a chance to go through that. I will summarize what was in that report and ask Mr. Trates a few questions about what was reported to him as well as video footage he reviewed and anything additional that he would like to add. The Incident Report provides that on May 17, 2020, a Facility Attendant, Courtney had an incident with Mr. Burrow. He was upset about the gym being closed and had taken down some of the signage at the Gym regarding social distancing. He returned to the Clubhouse and Courtney spoke to Mr. Burrow and he expressed his frustration with the Gym being closed, asked who to speak with and made statements about owning this place. Courtney reported in the report that she did not know when the Gym would be open and referred him to Nathan. Courtney went back to the Gym to replace the signage and Mr. Burrow continued to follow her and made continuing statements, stating at one point that he was going to break into the Gym. Courtney stated she felt threatened and harassed and asked Mr. Burrow to leave before she called the police. When she walked back to the Clubhouse, he continued to follow her. Courtney locked herself in the office and called Mr. Trates. After that, she called the police. She reported that Mr. Burrow continued to yell at her through the windows and doors as she was in the office and continued to knock on the door before he eventually left. Nathan, are you on the line? I see him, but he's muted.

Mr. Burrow: I am on the line.

Ms. Sandy: Mr. Burrow, you will have an opportunity in a minute to ask any questions or make statements to the Board. Nathan, based on the information that was reported to you, either between the video footage or the Incident Report or the facts reported to you, is what I recited accurate?

Mr. Trates: It is accurate from what was reported to me.

Ms. Sandy: How did you learn of the incident at the Clubhouse on May 17th?

Mr. Trates: I received a phone call from Courtney at 5:42 p.m. on May 17th. She was in tears and almost inconsolable at that time. It was very jarring.

Ms. Sandy: Was Courtney familiar with Mr. Burrow before this incident?

Mr. Trates: She said that she was not aware of him before this incident.

Ms. Sandy: Okay. Did you speak to anyone else, either witnesses or the police following the incident?

Mr. Trates: I spoke with the police when Courtney called them, because she was worried that Mr. Burrow would break into the Gym later that evening. I also spoke to a few witnesses and our Chairman, Bud Sabol. He arrived onsite shortly after the incident occurred.

Ms. Sandy: Is what they reported to you consistent with what I described, previously?

Mr. Trates: Correct.

Ms. Sandy: Was there any video footage?

Mr. Trates: There was video footage and you could also see Mr. Burrow using a few hand gestures when Courtney was back in the office.

Ms. Sandy: Were there witnesses or did Courtney report to you that he was using loud or abusive language or statements?

Mr. Trates: She said Mr. Burrow was loud, abusive, berating and hostile.

Ms. Sandy: Did she indicate that she felt threatened or scared after the interaction? I know you previously stated she was in tears.

Mr. Trates: Courtney has been with us for over a year now and this is the first time that I've ever seen her in tears regarding a work related incident. You could tell that she was shaken to her core and felt very threatened.

Ms. Sandy: Did he cause any damage or make any threats?

Mr. Trates: According to Courtney, Mr. Burrow stated that was going to break into the Gym later on. I believe when she said that she was going to call the cops, he gave his address and basically said that he didn't care.

Ms. Sandy: Did the police come to the Clubhouse or did you follow up with them?

Mr. Trates: I followed up with them. They came later that night, but they did not file a report. They were just checking to make sure that nothing happened in the Gym later that evening.

Ms. Sandy: Have there been any other actions that staff has taken in response to the incident, other than the temporary suspension?

Mr. Trates: That's the only one that I know of. I had a staff meeting so everyone was on the same page and to make sure that staff's safety was first.

Ms. Sandy: Thank you.

Mr. Trates: You're welcome.

Ms. Sandy: At this time, unless the Board has any questions for Nathan, Mr. Burrow would be able to present to the Board and ask questions of Board Members.

Mr. Burrow: Can I talk now?

Ms. Sandy: Yes.

Mr. Burrow: With all due respect, there's a reason the police didn't file a report. That's because I didn't do anything wrong. I didn't do anything illegal. I informed the police officer, if there's any question, there was video at the Clubhouse. I had multiple instances with the lady you speak of at the Clubhouse, and I've even had it with the Board. I told you before, that I will not be bullied. I won't accept that you guys just shut down Gyms and do whatever you want and tell me that I'm going to be suspended whenever you want. I didn't do anything wrong. Courtney has intimidated me before. She locked the gates. You guys closed the pool when you shouldn't have. There are so many different reasons that I'm frustrated with this Board. Most importantly, there are people in this community like John who is 94 who came to me and like Dave Mini who asked Courtney when the Gym would be open. She yelled at him about the bike. The way this property management operates, is ridiculous. I don't agree with it. Furthermore, I didn't do anything wrong. We don't need to waste police officers time, sending them to my house for no reason. They are not going to arrest me. They are not going to issue a report or a citation. The reason is, I didn't do anything wrong to that girl, but she did to me. She thinks that she can boss me around or treat me like I'm a 15-year-old kid. It should've been opened. You open it from 9:00 a.m. to 5:00 p.m. when nobody can use the Gym. The decisions that are being made are ridiculous. Furthermore, I don't agree that you have the authority. I pay a lot of money for that Gym and I don't agree that you have the authority to suspend me. I let you do it for a month, and the lazy lawyers that you have working for our community, did not send it by certified mail. I could have said that I never received it and just go to the Clubhouse, but I didn't. I want to play by the rules, but I don't want to play by the wrong rules or have people at the Clubhouse

intimidate me, my friends or other people in this community. It's absolutely ridiculous and I will not abide by that. I will go up there and swim in that pool tonight without you guys saying I cannot do so. I gave you respect for a month, but remember, enforcement is another issue. I'm not going to do anything illegal to get arrested, just like I didn't that day. If I want to go up to the Clubhouse, I will go because I pay for that Clubhouse, and you better have a good reason to keep me away from it. If you don't, I will get a lawyer and if you call the cops to get me kicked out, I will call my lawyer. I'm not going to spend money on a lawyer yet, but believe me, I will.

Ms. Sandy: Mr. Burrow, do you have anything else at this time? If not, the Board Members could ask any questions for myself, Nathan or Mr. Burrow, at this time or any discussion that the Board would like to have.

Ms. Stephens: I'm sure that somebody will correct me if I'm wrong, but the reason everything was closed down was because of the virus, and when it was safe to open, I guess according to the government issued policies, they would open it. I don't even know Mr. Burrow, but maybe I have seen him. He is saying that he will not be bullied. Well the same way that he doesn't want to be bullied, no one else should be bullied. I understand his frustration because everyone is frustrated with a lot of things, but that doesn't necessarily give you the right to go off half-cocked sort of speak and verbally abuse anyone or think that anyone has to take the abuse.

Mr. Burrow: I agree, but I didn't verbally abuse anybody. I was abused.

Ms. Stephens: Mr. Burrow, I wasn't there to witness this and I guess at this point, it's a "he said, she said," but sometimes in a situation, especially in this climate with a virus going around, nobody knows what is happening and things sometimes get blown out of proportion. Maybe that's not the right phrase, but it can stress people out. I understand what you are saying, but I don't think the pool has ever been arbitrarily closed down because this pool has had more problems, just like the fountains in the front. So, I do understand because I get frustrated too when the pool or hot tub are not working. I totally understand what you are saying and your frustration. Believe me I do, but again I don't know who you are. I probably have seen you and would love to meet with you. I just don't like when people attack the Board. We try to do the best we can under the circumstances and it's not easy, because there are a lot of people in this community with a lot of different personalities. We are not all the same. If everyone reacted or overreacted to everything that went on, what would we have? We have a nice community here. I hate to beat a dead horse, but we really do try to do the best we can and maintain everything as

best we can. It's not always easy. Believe me, there are a lot of personalities. We are all different people. I don't, but the lawyers will be better able to tell us if we are at 50% capacity or 75% capacity. Can we open the Clubhouse? Can we open the card room? What can we do? We have to follow directions too. I would open everything up, let the chips fall where they may, but if something happens, are you going to come back? Not you personally, but is someone going to come back and yell, "You had it open and it's your fault?" So, I don't know.

Mr. Burrow: Thank you for your insight, Camille. I really appreciate it, but DeSantis said on the day I went up there, that the Gyms would be open. To open them up 9:00 a.m. to 5:00 p.m. is ridiculous because anybody who works or the people who actually use that Gym a lot, are there way before 9:00 a.m. There are a lot of people in there. My buddy John, who is 94 years old, needs that Gym. My buddy Dave, who went through knee surgery needs that Gym. I understand what you are saying, but we are erring on an extreme side of caution. Even this meeting. We could've been in there today with masks. We are doing more than what the government mandated. Most importantly, we are talking about a Management Company that works for us and it's a "he said, she said." I'm an owner like everybody else, and for that girl to call the cops on me and for Nathan to call my company Swift Plumbers several times, is you know what, because I care about my community and he is saying that I haven't done a lot for this community. Camille, I see you and Gary walk by all the time. I live right at the corner at 1852 Scarlett Avenue. I love this community and to treat me like I did something to hurt somebody's feelings, is ridiculous. Courtney was yelling, "Don't intimidate me." The cops showed up to my house with my kids out there. I'm not a criminal. This is ridiculous.

Ms. Stephens: Fred, now that you know who Gary and I are, I wish that you would have introduced yourself. All I know is that you own Swift Plumbers. I would like to say that I know a lot of people, but unfortunately, I don't. If you had a pet, I would know your pet because I would know you. Like I said, we are living in trying times. Believe me, I do understand. I want to go into the Gym too, but I don't know whether five people, three people or seven people are allowed, so I just walk. That's what Gary and I do. At the end of this conversation, maybe we will get direction on whether we are going to be opened at 100%. I would like to know if the card room could be open tomorrow night for the ACC to have their meeting. We need to have a meeting place. I hate to say it, but we are all in the same boat. This is a community that should try somehow to stick together because these are crazy times. You watch TV. You know what's

going on. We don't want Lakeside Plantation to become what is happening in the crazy world. We want to have a peaceful existence here. We need to be good neighbors. Not neighbors that give hand gestures to people, which has happened to me on numerous occasions. The Board Members received a letter from one of our residents, which is true, but that's not how we react. That's not how we treat people, especially somebody that wants to serve on the Board. I'm not referring to you, Fred, but having said that, if you see me, please come over to me because Gary and I are always walking. I would be happy to have a conversation with you at any time. I feel terrible that this happened. Courtney really is a nice girl. She's a young girl. She probably didn't know how to handle the situation. She's not a cop. What can I say? I'm doing the best I can. Obviously, I'm the only one speaking. I don't know if anyone else has any input.

Mr. Burrow: Thank you. That was well said, Camille. I agree with what you are saying.

Mr. Flint: I'm going to mute him. We need to some order here in the process, Sarah. I suggest that everyone make their statements and if you want to allow Mr. Burrow to rebuttal at the end, that's the way we should probably do it, rather than having a dialogue. If you would like to respond to statements made by the Board, I think the Board needs to make their statements and then maybe give him the opportunity to respond at the end, but I don't believe it's productive to have a dialogue. We are going to be here all night.

Mr. Burrow: I apologize.

Mr. Flint: Does any Board Member have any comments or input or questions?

Mr. Sabol: Yes. Fred, I was the one that arrived after all of this happened, so I was not onsite. Whatever our attorney said in the letter that she sent to you was all true. It was all true what Courtney said because she related the same story to me. We all go through fits of anger on different things. I had no problem when you tore the signs off of the door, as that could be from getting overly excited and irritated, but when you followed her to the door, she related to me that she closed the door and locked it, because she feared she was going to be hurt and her safety was in doubt. That's what she related to me. I'm just wondering whether it becomes a criminal offense or not when one attempts to go through a window or through a door?

Mr. Burrow: No.

Mr. Sabol: That is my statement.

Ms. Sandy: Does any other Board Member want to speak?

Mr. Szewczyk: Do I feel that Mr. Burrow broke a law? Probably not. Do I feel he violated amenity rules and regulations? Yes, I do, and I feel that's the crux of where we are at right now. That's all I had.

Mr. Sabol: May I ask District Counsel a question?

Ms. Sandy: Yes.

Mr. Sabol: In a situation like this, what type of suspension should be administered in a case like this? Could you give us an idea?

Ms. Sandy: The Amenity Policies don't have a specific guideline or recommendation. Like I said before, it provides for a violation of the policies, a first offense usually gets a one-day suspension. So, to go beyond that would have to justify suspension beyond a single day. George, I don't know if you have other Districts where you've had a specific recommendation on a suspension for this kind of incident.

Mr. Flint: Yes.

Ms. Sandy: It's really at the Board's discretion.

Mr. Flint: The longest was a year. You've done that on at least one occasion. You can do anything from time served, up to a year, depending on how egregious you believe the incident was.

Ms. Sandy: The rules provide for suspension and it does run through termination, but it is at the Board's discretion.

Mr. Sabol: I don't think a termination of the amenities is the proper thing, but I think Mr. Burrow should be reprimanded in some way. I'm just not sure what way. So, the Board will discuss it some more. What do you think, Joe? Do you have an idea, or do you want me to give you my idea? It's a peculiar situation. I don't want to offend other Board Members. I don't want to be nasty. I just want to do what's proper. Okay?

Mr. Szewczyk: I don't want to offend anyone. Looking back at a previous suspension, we suspended amenity privileges to somebody throwing their bike in the pool. I don't remember how long that was for.

Mr. Sabol: It was six months.

Ms. Stephens: Six months.

Mr. Szewczyk: I understand the frustration. We have all been frustrated through these months. Yes, we have probably taken a more cautionary route, but in Mr. Burrow's statement

earlier it sounds like regardless of what we decide he is going to do what he wants anyway. I don't feel we are trying to come to any kind of meeting in the middle. Then what happens? At that point, it then becomes a legal issue and I prefer not to get that far. I do believe that a suspension is warranted. Right now, I don't know whether time served is enough. I doubt it, but I don't think it should be six months. Maybe it should be three months including time served. I don't know. How does everybody else feel?

Mr. Burrow: It's not going to work for me.

Mr. Flint: Are there any other Board comments?

Ms. Chichelli: Yes. I agree with Joe. I was hoping to hear a different tone from Mr. Burrow, but after hearing that he would do whatever he wants, I really don't know how we can make a decision if he's going to go that far. How are we going to fix the problem if I don't hear any positive comments from him? That's my dilemma right now. Reading the guidelines that we have for the Clubhouse we should suspend him for some time, but the problem is how long? Is he going to help by doing his part or is he going to make it worse?

Mr. Sabol: Mr. Burrow, I understand that you don't like to be bullied but the Board doesn't want to be bullied or the community. So, we come to a stalemate here as to what we should do.

Mr. Burrow: I understand what you are saying.

Mr. Sabol: That is where we are at. I believe there should be a suspension, but as far as the rest of the Board is concerned and myself, I think 12 months is too long of a suspension. Therefore, I recommend to the Board somewhere between a three- and six-month suspension. That would be my preference. What does the rest of the Board think?

Mr. Burrow: You addressed me, so I believe I get to respond, but what is the suspension for, exactly?

Ms. Sandy: We should have Board discussion and then Mr. Burrow can respond prior to the Board making any final decision.

Ms. Stephens: Okay. I agree with Bud, in the sense that you don't like to be bullied and the Board can't be bullied, regardless of who is on the Board. We must have some respect here and that's very hard. It really is. It's a very frustrating position that the four Board Members are in. Because we are not anyone's parent. We just try to do the right thing. In your frustration, maybe you felt like you were bullied, but you were also being a bully and we can't have that. We

can't allow that. These people work for us and we can't bully them. Who is going to work for the community? If something is not going the way that you want it to go, you can't say, "Darn it, I'm coming in and I'm going to bully you until you make it work my way." That's not how it works. It really isn't. As frustrated as you think you are, you don't even want to see me on my worst frustration day. I am so tired of people trying to bully people. You have people in that office that are trying to do their job. That's all they are trying to do. They are not making the rules. They are following the rules, and that's the bottom line. If anybody on the Board doesn't agree with me, that's not my problem. It's never been my problem. The bottom line is we cannot be bullied. The Board cannot allow themselves to be bullied. That's where it ends. We can't allow it. I think a three-month suspension is more than enough. You've already been out for a month, so two months is more than enough. I hope to God that you would respect the wishes of the Board. That's just my opinion. If the Board Members agree or disagree with me, that's okay.

Ms. Sandy: Does any other Board Member want to make a comment before we let Mr. Burrow respond?

Mr. Szewczyk: Yes. I believe that a suspension is warranted, and I am okay with a total of three months, which includes the time already served.

Ms. Stephens: I agree.

Mr. Sabol: I also agree.

Ms. Sandy: Before the Board makes the final decision, I would like to give Mr. Burrow a chance to respond.

Mr. Burrow: Just one question. I have to know this. Exactly what am I being suspended for?

Mr. Sabol: The first thing you are suspended for is for tearing up posters. The Gym was closed, and signs were posted. You tore all of the posters off and threw them to the floor. Is that correct? That's part of the first suspension.

Mr. Burrow: Yes. I was suspended 30 days and I was nice to stay away from that place and not push anything. So, I'm just wondering what's warranting a 90-day suspension? You are using hearsay. I know there's no video showing me insulting or threatening anybody. The police did not act. I'm wondering what I did that was so bad when I pay so much money.

Mr. Sabol: We all pay the same amount of money. Okay? We had 10 people in the pool who witnessed this. We have all of their names because they had to sign in when they used the

pool. The main thing I am saying about the suspension is that I don't think one month is enough. When you went to the Clubhouse and rapped on the window and gave her nasty finger gestures, that was not warranted and that's what I believe the rest of the suspension is for.

Mr. Burrow: Did you see that on video?

Ms. Sandy: Yes, that was confirmed to be seen on video.

Mr. Burrow: I never did that.

Ms. Sandy: The specific policies that were violated were the ones that I previously went through, Pages 5 and 7 of the General Facilities Usage Policy. The suspension and termination of privileges talks about behavioral incidents. It's up to the Board to determine if those items are violated, to what degree that they are violated, based on what was reported and what was said during this hearing. You can make statements to the Board before they make their final decision, but I don't think additional back and forth questioning is necessary.

Mr. Burrow: So, I don't have a right to face my accuser or to see evidence in this situation? I just want to make sure that we are clear on this. I don't have the right to face the evidence against me or to face my accuser? I just want to know.

Ms. Sandy: That is what your statement and your ability to ask questions here today was about your right to be heard.

Mr. Burrow: Okay, but I didn't see my accuser here.

Ms. Sandy: This isn't a constitutional rights hearing.

Mr. Burrow: Okay. I was just wondering if I could question the person who is saying bad stuff about me, instead of heresy that Nathan is speaking of. I would like to know specifically, and I would like to see this video that we have of how I did something wrong. Because I'm pretty sure if I did something so bad or threatening, it would be on there, right? One of the people said that I didn't do anything illegal, but I would think if it's that bad, the cops are going to take me in, but that didn't happen.

Ms. Sandy: I just want to remind the Board that we are not making a determination of whether illegal activity happened. This is a hearing on whether the Amenity Policies were violated.

Mr. Burrow: Okay, but that's going to be important when I go up there and disregard your ruling because you are going to have to get a trespass warning against me for doing something wrong. The police are not going to act unless we do something wrong. I'm not going

to get a lawyer until you guys make me not go to my Clubhouse that I pay for. I am not going to follow this ruling. I disagree with you and I'm ready to roll. I want to take it out in the court of law that I believe will protect me because we are going to have to bring evidence forward. So that's fine guys. I appreciate your time, but you didn't really give me an opportunity. You are wrong about this. Open the Gym up. These people deserve it. What you are doing here is wrong.

Mr. Flint: Mr. Burrow is gone. Alright. Do you want to bring it back to the Board now for discussion and action?

Ms. Stephens: I don't know. Bud, what do you think?

Mr. Sabol: Well, here's what I think. This Board will not be bullied or threatened by a patron of this community. We all live here and just because he's making threats towards us, we still have to give him some type of suspension. Okay? That is my belief. I think a three-month suspension at this point would be adequate. Because we gave one lad six months for throwing a bicycle into the pool. So, I don't believe it is out of order to order a three-month suspension. I don't know how the rest of the Board feels, but I do not want to go to court. I don't want to go to hearings. None of us do, but we don't want to be threatened by a patron of the community who carries on in this way. All that would do is open up a can of worms where someone would do it again. Okay?

Ms. Stephens: Joe, what do you have to say?

Mr. Szewczyk: I stand by what I said before. I believe a suspension is warranted and I am okay with three months including time served.

On MOTION by Mr. Szewczyk seconded by Ms. Stephens with all in favor suspending the amenity access privileges of Fred Burrow for three months from the date of the incident, including time served, was approved.

Mr. Flint: We will make sure that staff has something in writing in the event Mr. Burrow shows up.

Ms. Stephens: If anyone is working, whether it is Courtney or Jamie or Sheryl, if they see him on the premises, make a note that he's there. I don't know if the rest of the Board would agree with this, but do not confront him. If he's there, he's there. Make a note of when he's there. The cameras can see him. So long as all the cameras are working, we can identify him. Don't

make it confrontational, because we don't want any employee at any time to be subjected to any kind of harm. I'm not saying anything could happen, but it's better to be proactive than reactive. Let's be smart and not confrontational.

Mr. Flint: Then they need to call the police and he needs to be trespassed.

Ms. Stephens: Right.

Mr. Flint: We can't ignore the fact that he was on property. He needs to be trespassed. Typically, they will trespass the first time and the second time, they can arrest him.

Ms. Stephens: That's correct.

Mr. Flint: That's all going to be at the Board's discretion.

Ms. Sandy: We will talk about that and make sure that they are comfortable with that protocol.

SIXTH ORDER OF BUSINESS

New Business Items

Mr. Flint: We don't have anything.

SEVENTH ORDER OF BUSINESS

Business Administration

A. Approval of Minutes of May 20, 2020 Meeting

Mr. Flint: I received some minor corrections from Pina. If the Board would like, we can go through those or you can approve the minutes subject to incorporating these corrections.

Ms. Stephens: I just have two items. On Page 13, in the middle of the page, where it says, "Ms. Stephens," the word "wants" should be "want." On Page 19, close to the bottom Joe said, "I'm found out that information because that would change my viewpoint for sure." That doesn't make sense. I will need to review the recording, unless Joe remembers what he said.

Mr. Szewczyk: I don't.

Mr. Flint: Approve the minutes subject to me reviewing the recording and making that correction.

On MOTION by Mr. Szewczyk seconded by Ms. Stephens with all in favor the Minutes of the May 20, 2020 Meeting were approved as amended, subject to Mr. Flint reviewing the recording.

B. Approval of Check Register

Mr. Flint: We have the Check Register for April totaling \$35,416.96. Were there any comments or questions? Hearing none,

On MOTION by Mr. Sabol seconded by Ms. Stephens with all in favor the Check Register for April 1, 2020 to April 30, 2020 in the amount of \$35,416.96 was approved.

C. Balance Sheet and Income Statement

Mr. Flint: Next are the unaudited financial statements through April 30, 2020. No action is required by the Board. If you have questions, we can discuss those. It was too early to show any of the tax certificate sales. We are still under collected on the assessments. Our actuals are under for all categories. Are there comments or questions on the financials?

Mr. Szewczyk: I had none.

Ms. Stephens: I don't have any.

Ms. Chichelli: I don't have any.

EIGHTH ORDER OF BUSINESS

General Audience Comments

Mr. Flint: This would be the time for members of the public to discuss items that are on the agenda or you would like to bring to the Board's attention. State your name and address and try to limit your comments to three minutes. Are there any audience comments? Hearing none,

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Flint: Sarah, do you have anything else for the Board?

Ms. Sandy: I don't have anything to report on at this time, unless the Board has any questions for me.

Ms. Chichelli: I don't have any questions.

Mr. Sabol: I have no questions.

B. District Manager

i. Action Items List

Mr. Flint: You have the Action Items List. The light on the corner of Plantation Boulevard and Tara Drive was fully installed.

Ms. Chichelli: Thank you.

Mr. Flint: We ended up having to order a different fixture. It was slightly bigger than the other ones, but because of the type of circuit wiring, we had to have a different fixture. The contract for the tennis court fence posts was awarded at the last meeting. I think we are close. Nathan can give an update under his report on the fence posts and the lights. The pickleball drainage project was completed. We have been in communications with the City of North Port Code Enforcement regarding items in the area between the back of the roadway and sidewalk. We are in the process of educating them on the difference between CDD and private roads. So that's ongoing, but we have had communications. We are going to follow up with a call. They thought the roads were private and therefore, they couldn't do anything and now we are in the process of educating them. It's not uncommon.

C. Amenities Manager – Monthly Report

Mr. Trates: The Tara light project was completed by Sergeant's Electric and we are just awaiting inspection by the City. The house carpets were professionally cleaned, and all four bathrooms were steamed cleaned and sanitized by a professional cleaning company. The pool motor was replaced by Spies Pools after an unfortunate electrical storm blew out the pool motor, spa motor and the electric at the entrance fountain. We are in talks with Sergeant's Electric regarding the entrance fountain, as they believe the lightning strike hit conduit wiring under the roadways that connect the fountains power. They referred us to another company that was more familiar with the scope of work, Bayshore Electric. We are in talks with them to set up a date for them to assess the situation. Sergeant's Electric has been investigating to see if the spa and fountain motors could be rebuilt. Regarding the tennis courts, we have a scheduled start date of Monday, July 6th for the tennis fencing project to begin. Stewart Tennis said that the project will take up to 21 days to complete, weather permitting. The pool chair lifts are on order from Nautilus Pools and we are waiting for them to arrive to Nautilus' warehouse before they give us a full start date on that project. After two-and-a-half years, we are sadly saying goodbye to our maintenance man, Brad. He and his family are moving to North Carolina and we will miss him very, very much. We are currently conducting interviews for his replacement and have a

professional cleaning company lined up to work during his absence. Under “Amenity Management,” we have quite a few quotes to discuss. Similar to what I did last month, after each section, I will turn it over to the Board for discussion to make it easier over the phone. The first is from Bradley Ray Concrete (Bradley Ray) for our annual grinding and replacement of CDD owned sidewalks. Each year we go out with the contractor and examine every section of sidewalk. They would determine the grounds or which sections cannot be grinded any further and need replacement. The first quote is for 19 sidewalk grinds to alleviate any trip hazards for \$2,219. They specified if any replacements are needed due to grinding, the contractor will let us know because the concrete can only be ground so many times before it causes damage. The second quote is for 17 sidewalk replacements for \$6,354. Last year, we had more grinds that Bradley Ray was able to do, but this year we have more replacements, as any further grinding could cause damage to the sidewalk. I would like to turn this over to the Board to discuss before proceeding further.

Mr. Flint: It is a health, safety issue. We are aware that raised panels cause trip hazards and recommend that we take care of it. In the past, Bradley Ray provided reasonable pricing. They also have been responsive, as not a lot of companies will do these small jobs and perform satisfactorily. Is there any Board discussion or action on the two proposals from Bradley Ray? Hearing none, we need a motion.

On MOTION by Mr. Szewczyk seconded by Mr. Sabol with all in favor the proposals from Bradley Ray Concrete for the grinding and replacement of 19 CDD owned sidewalks in the amount of \$2,219 and for 17 sidewalk replacements in the amount of \$6,354 were approved.

Mr. Trates: The next quotes are from Ed Handy Home Improvement (Ed Handy). The first is for painting the full exterior of the Clubhouse and pool gazebo. The estimate includes all exterior walls and trims, including windows and doors and 24 post columns. The job is expected to take four to five days, weather permitting. Material and labor are included in the cost and the paint comes with a seven-year warranty. A 50% deposit is required before the start of the work. The price is \$7,500. The next quote from Ed Handy is for the painting of the two smaller bathrooms, including walls and ceilings for \$650. As a reminder, Ed also submitted quotes that were presented at the May meeting. The Board wanted additional quotes for the exterior pool and

bathrooms. The previous quotes were for removal of the wallpaper in both main Clubhouse bathrooms, painting and adding new countertops and sinks to the bathrooms. I just want to remind you that the price for the painting and removal of wallpaper was \$1,495 with a \$500 deposit for both main Clubhouse bathrooms. For the granite countertops and sinks, the cost was \$1,795, with a \$1,000 deposit. Ed also provided samples of the Level 1 granite choices. I know Board Members Pina and Joe have met separately with Ed. I will now turn this over to the Board to discuss further.

Mr. Szewczyk: Nathan, I have a question for you. On the quote for the granite, is that for the granite and sinks and not the faucets or lighting fixtures?

Mr. Trates: Correct. It's just for the sinks as far as I know, the granite and installation.

Mr. Szewczyk: I don't see an overwhelming need to have the Clubhouse painted yet. Even if it was necessary, I would like to get a second proposal. So, I'm suggesting that we hold off on that. As far as the wallpaper removal, painting, granite tops and sinks, I met with Ed and I have samples. The only thing that I told Ed, was that I wanted to see if I could get a better grade granite in a remnant for the same price. I received those samples yesterday and I planned on getting together with him to find out where he got the samples and to see if there was a nicer piece we could use at the same price, especially if it's a remnant. So, I am suggesting that we go ahead and approve Estimates 0013 and 0018. As far as the faucets and lighting fixtures, if possible, hopefully we are meeting in person the next time we meet. I can have samples of both the lighting and faucets. I briefly mentioned to Nathan that I spoke to some painters and Ed. We can't paint those stalls. It won't work; however, I have some samples coming to my house to replace the panels to something that would be more conducive to the times as well as with the colors and granite that we are choosing. So, I'm just throwing that out there. I recommend that the panels be changed out. It looked like we could do the panels without taking down the entire framework, which would help us save on any tile repair.

Ms. Chichelli: Do we know how much the panels cost? Do you have an idea?

Mr. Szewczyk: No. I have to add up the number of doors and side panels. I have samples of our options. If it is just the panels and not the framework then Ed Handy can go ahead and start the work because then it's just a matter of unscrewing the current panels and inserting new ones. So hopefully I can get up there in the next day or two and take a look at that and see if that's how it can be done, but I'm fine with approving the estimates for both of those jobs.

Mr. Sabol: Joe, I think you are doing a wonderful job and that is not my forte. So, you go ahead. Whatever you decide is fine with me.

Mr. Szewczyk: It's not mine either, but I live with somebody that does it well.

Ms. Chichelli: I would like to see what you are doing. I don't have a problem, but I would just like to see it.

Ms. Stephens: I agree. I would like to see it also.

Mr. Szewczyk: As soon as I can get pictures. I'm probably not going to be able to get a sample of the remnant, but I can make sure that I have the stones that are being considered, the paint colors that will correspond to those as well as the color of the panels for the stalls. I can have all of that for our next meeting.

Ms. Chichelli: Okay.

Ms. Stephens: Okay.

Mr. Sabol: Fine with me.

Ms. Chichelli: Joe, I have a question. When you said that you would like to find a piece, were you looking for one of better quality?

Mr. Szewczyk: Yes. What is being proposed is a Level 1 granite.

Ms. Chichelli: Yes.

Mr. Szewczyk: It is not always the nicest looking stones. However, because of the size of these countertops, they are not very big, so a company might have a leftover piece that we can use that they might sell us for the same price as a Level 1 and it would be a far nicer stone.

Ms. Chichelli: Okay.

Ms. Stephens: It's a remnant.

Mr. Szewczyk: It might turn out that they don't have any remnants that are worth anything and we go back to choosing between the Level 1s, but I'm pretty sure, because of the small size of our counters, we can probably find a piece and talk to them about just giving us that same price.

Ms. Stephens: That makes sense.

Ms. Chichelli: They are very easy to work with so I'm assuming that he can help with that.

Mr. Flint: It sounds like, Joe, that you want to proceed with the proposals, but bring back the panel or samples before making a final decision.

Mr. Szewczyk: Yes, I would like to formalize the agreement for these jobs, but not start them or give approval to start them until after the next meeting when I can show you all of our options.

Ms. Chichelli: Okay.

Ms. Stephens: Sounds good.

On MOTION by Mr. Szewczyk seconded by Ms. Chichelli with all in favor Estimates 0013 and 0018 from Ed Handy Home Improvement as stated above for wallpaper removal and painting in the upper and lower bathrooms, including granite tops and sinks were approved, subject to Mr. Szewczyk providing a panel or samples before making a final decision.

Mr. Flint: Does that include \$650 for the smaller bathrooms?

Mr. Szewczyk: Yes.

Ms. Stephens: I know Joe mentioned that he didn't think that the front of the Clubhouse needs to be painted. Joe, I admire you, but I don't know what you are looking at, but that Clubhouse looks terrible. It desperately needs to be painted and the columns are disgusting. I wish you could walk with me and see what I see. It's horrible. It's faded and it's worn.

Mr. Szewczyk: I would be happy to take a look, but for that money, I would like to see a second proposal.

Ms. Stephens: Yes, get another quote. Maybe not tomorrow morning, but I think it needs to be refreshed. Brad is power washing and it's not helping. That's my thought. Okay, on to something else.

Mr. Flint: Nathan, do you want to continue?

Mr. Trates: Yes. Thank you. The next quote was meant to be from Bayshore Painting for the exterior of the Clubhouse, but unfortunately the contractor pulled out at the last minute, due to health issues. The next set of quotes that I have is for a new refrigerator for the Clubhouse kitchen that the Board requested. The first one is for an LG stainless steel 25.5 cubic Energy Star bottom freezer/refrigerator for \$1,099. Unfortunately, following up today with Lowes, the refrigerator is out of stock due to being on sale. The second one is a white Samsung 21.6 cubic French door refrigerator with a bottom freezer and icemaker. It is also for \$1,099 with free delivery. They have an option for stainless steel for another \$100, so the total would be \$1,199.

When I spoke to the representative from Lowes, they said it was low in stock, but it was on sale and there would be free delivery.

Ms. Chichelli: Nathan, I noticed that the sale ends on June 16th.

Mr. Trates: Yes. When I reached out to Lowes today, they said it was extended to July 8th. They said that's why the first one sold out so quickly because it was a good price, but the other one is also selling out fairly quickly. Most of the options are similar to what we have in that same price range right now with the sales.

Mr. Flint: Did they take the old one?

Mr. Trates: They said that they would take the old one away.

Mr. Flint: Okay. If the Board is inclined to replace that refrigerator, I would ask as part of the motion that you authorize the old one to be deemed as surplus.

Mr. Sabol: Samsung is a good brand. That would probably be the way to go.

Ms. Stephens: I agree.

Mr. Trates: Do you want white or stainless steel?

Mr. Sabol: Camille, what would you like?

Ms. Stephens: Not white. Not for that kitchen. I prefer stainless steel.

Mr. Trates: I agree.

Ms. Chichelli: We can start changing little by little.

Ms. Stephens: Yes.

On MOTION by Mr. Sabol seconded by Ms. Stephens with all in favor the proposal from Lowes for a stainless-steel Samsung refrigerator in the amount of \$1,199 and authorization to deem the current refrigerator as surplus for disposal purposes was approved.

Mr. Trates: The final quotes I have are for the tennis lighting, which were deferred to this month. The quotes that I am revisiting are from Stewart Tennis for our tennis fencing project in July. The quote includes removal of all of the old lighting poles on the tennis court and replacing it with LED light fixtures for four courts. The price is \$79,250 and would require a 50% deposit. The next quote is from Sergeant's Electric for replacing light fixtures only, not the poles. The first is for all four courts for \$24,437. The second is for replacing only the light fixtures and not the poles for two courts for \$14,637, but I would not recommend this route as the poles are

getting older and you would need to replace them in the future. The last quotes are from Sports Surfaces for replacement of the poles and lighting on the tennis courts. The first is for two courts for \$35,000 and \$68,000 for all four courts. Both quotes require a 33% deposit when the proposal is accepted and another 33% upon commencement. Those are the quotes that I have for your regarding the tennis lighting.

Mr. Sabol: The way I feel about it is we have spent excess dollars on different things, and unless you can prove to me that we have a safety issue with those lights, I recommend to the Board deferring those lights on the court unless it's a safety issue until further notice. Maybe we will do it next year. See how our finances are. I think that would be a good decision. That's my view. What does the rest of the Board think?

Mr. Szewczyk: I agree with Bud, if the poles aren't a safety issue at this point. Yes, I agree with you, Nathan. One day they will be, but if they are not, then I think we should just hold off, but someone has to monitor the condition of those poles. When the time comes, we will do it then, but I don't think we should do them right now. Now if you are admitting they are okay, then I say we hold off.

Ms. Stephens: Nathan, how okay are they? Are we sure it's not a safety issue?

Mr. Trates: According to the contractors, in about six to ten months, you are going to be replacing them. If that's true, let's take a look at it next June and next May. Maybe we can fix it next summer if it's really needed and it's a safety issue.

Ms. Chichelli: Why don't we just put it on the agenda for January?

Mr. Sabol: We can discuss it in January if you would like. For the time being, put it on the deferred list and we will discuss it when the time comes.

Ms. Stephens: I think we should keep an eye on it, and if there is any sign of deterioration, I guess we would have to bite the bullet.

Ms. Chichelli: Then we are prepared because that way, we don't have to go through the whole thing again.

Ms. Stephens: Right.

Ms. Chichelli: Think about it. That way we have everything ready.

Ms. Stephens: Correct. I agree.

Mr. Trates: It's not only the poles. The lighting is also discontinued for the ballast that we currently have. The lights are not going to be repaired. So, I agree that next year is the time to look at replacing the lighting and the poles.

Ms. Chichelli: I agree.

Mr. Trates: That is all I have for you.

Ms. Stephens: Thank you, Nathan.

Mr. Trates: You're welcome.

TENTH ORDER OF BUSINESS

Other Business

Mr. Flint: Is there any other business that the Board wanted to discuss that was not on the agenda?

Mr. Sabol: Yes. We have to discuss what we are going to do in July. I know that the Governor sent down a referendum that expires on July 7th. So, if we were to have a July meeting, we would need to have it in person and practice social distancing, or we will have to do it by Zoom if the Governor rescinds that order and gives another order. As far as I'm concerned, let's discuss whether or not we need to have a July meeting.

Mr. Flint: Historically, you haven't met in July.

Mr. Trates: July and December haven't had meetings, historically.

Mr. Flint: Right. I think we were talking about the possibility of having a face-to-face meeting in July. At this point, I think you have been successful at taking care of business with Zoom, so a July meeting from my perspective is not necessarily critical.

Mr. Sabol: Whatever the Board decides to do is fine. We do not have to have a meeting in July. I just want to make sure that we are doing the correct thing. If we an outburst of the virus and it gets much worse, maybe we should have a meeting. I will see what the rest of the Board really thinks.

Ms. Chichelli: I feel that we should have a meeting, only because what is going on. People are questioning everything. They say that the Clubhouse is not open and what are they doing? So, if we continue doing this, at least we are informing them month-by-month of what is going on.

Mr. Sabol: If we were to have a meeting in July, would the rest of the Board be willing to use social distancing and have a regular meeting at the Clubhouse?

Mr. Szewczyk: If it's allowed, fine?

Ms. Stephens: With masks.

Ms. Chichelli: We have to be careful.

Mr. Sabol: I understand that.

Mr. Szewczyk: I agree with Pina. I think right now there is still so much up in the air. So, I think it would be a good idea to go ahead and have the meeting.

Mr. Sabol: I think that's the correct decision and I would vote for that also.

Mr. Flint: That's one option you may have because you don't know how many residents may show up at a particular meeting.

Ms. Stephens: Can we think about doing another meeting like this in July as opposed to having it at the Clubhouse? I'm iffy.

Mr. Sabol: If we have everybody required to wear a mask, use hand sanitizer and social distancing, I think we can probably do that.

Ms. Stephens: Alright. I'm good.

Mr. Flint: Camille, to answer your question, right now the Executive Order that allows us to do these types of meetings expires on June 30th. So, you may not have a choice. You may have to have a physical meeting, but there are ways to do a hybrid meeting, with a physical quorum with the Board and use Zoom for members of the public that want to participate.

Mr. Szewczyk: I would be okay with a hybrid meeting.

Mr. Flint: So, we will continue to monitor that, and I will work with Bud, if the direction from the Board is that you would like to have a meeting in July.

Ms. Stephens: Yes. Can the ACC use the card room tomorrow for their meeting?

Mr. Flint: I don't think we are taking reservations right now or allowing activities in the Clubhouse.

Ms. Stephens: Okay.

Mr. Sabol: If we allow one party to do that, we are setting a precedence. If they need to have a meeting, they can probably meet at the pool rather than using the card room.

Ms. Stephens: I just had to ask.

Mr. Sabol: Okay. I have one more comment, George. I know that we are going through a lot of things with this virus. I know that. We have pros and cons all over the place, but I want to ask the rest of the Board, do you think we are making the right decisions where we are at on the

Board as far as what is closed and what is open? Is everybody comfortable with the way we have it now?

Ms. Stephens: I'm okay with it, only because if you go into restaurants or shopping areas or hair/nail salons, everybody is being covered. They are being protected. They have some kind of coverage over their face. We have too many things going on in the Clubhouse. I don't know. I think we are doing okay. That's just my opinion, but let's hear from the rest of the Board.

Mr. Sabol: As far as the Gym, as far as social distancing, we have the pads. Whether people use that correctly and stay away from each other, I do not know. We have about 15 pieces of equipment in the card room. We all know that, but if we take part of them off and left four or five machines open, would that be adequate for the people that would be making more problems?

Ms. Stephens: Yes.

Mr. Flint: Right now, it's open from 9:00 a.m. to 9:00 p.m. We are limiting the number of people that can use it at one time.

Mr. Sabol: I have no further questions.

Ms. Chichelli: George, how are the other CDDs handling this situation?

Mr. Flint: They are all different. Most of them are following state and local government guidelines. With Phase 2 of the Executive Order, initially the pool was limited to 25%. Then that was increased to 50%. With Phase 2, many of the pools are raising the limit because they found at 50%, they weren't even approaching that. Rather than physically monitoring arriving and leaving, they found that it's probably not necessary. Cleaning is so important. I think Sarah can back me on this, but with Phase 1, according to the Executive Order, the District had to monitor the social distancing. A lot of the heightened requirements have loosened up a little, which is giving CDDs the opportunity. Previously, you had a community pool that wasn't staffed. Most communities were not opening pools under Phase 1 of the Governor's Executive Order because they weren't monitored, but with Phase 2, you are starting to see unstaffed pools now being opened. It's all across the board. I think disinfection and cleaning is still critical. I think in situations like with the Fitness Room, where you have a small room, it's prudent to still have some restrictions, but for the other facilities like pools, you are seeing the close monitoring being lifted, but still being aware. Sarah, you may want to elaborate.

Ms. Sandy: Yes. The prior Executive Order in Phase 1, the District had an obligation to monitor social distancing. That obligation was eliminated, but the District in terms of liability

and monitoring how to re-open, we've generally handled by looking to local and State jurisdictions as well as following what guidelines we believe would be reasonable. Part of the Executive Order stated that we should continue to comply with social distancing and the same sanitation protocols that we were previously doing, that people should not congregate in groups of more than 50 with social distancing. One of the biggest drivers that I would say is the ability of whatever facility it is, to be able to socially distance and still have the staffing to sanitize throughout the facility.

Mr. Roumy: George, this is Bill Roumy.

Mr. Flint: Hey, Bill. I don't know if you were on earlier. You were appointed to the Board, but can't be sworn in because we are conducting this meeting via Zoom. I'm sure the Board is happy to have you participate in the discussion at this point.

Mr. Roumy: Thank you. I'm sorry for being late. I had difficulties with my Wi-Fi. In talking about the Gym, at Heron Creek, we have a Gym where we had to take the equipment and spread them 6 feet apart. Half of the equipment has to get out of the first room and placed into the second room. You also have to provide them with a thermometer. We have to provide sanitizing. So, if you want to open our Gym with 14 pieces of equipment, I think you are going to be limited to six or seven pieces of equipment. Maybe this is the middle of the road to make everybody happy, but you should open the Gym, but limit the equipment and the number of people.

Mr. Flint: Right now, it's open and we are limiting it to five.

Mr. Roumy: Alright. What about the equipment. It has to be 6 feet apart. You cannot have a treadmill next to a lifting station that is 2 to 3 feet apart.

Ms. Stephens: Bill, in the Gym, you have two treadmills and two ellipticals.

Mr. Roumy: Exactly right. You also have to supply a thermometer with a log sheet. They must take temperatures and sign a piece of paper.

Mr. Flint: They don't have to do that. We could have a process that requires that, but that's not required. So, if you are going to require that, then the Board probably needs to reconsider because staff is required to monitor temperatures and things like that.

Mr. Roumy: No. People monitor themselves.

Ms. Stephens: That isn't going to happen.

Mr. Roumy: You have to trust the people at some point.

Mr. Flint: I don't know how you share a thermometer.

Mr. Roumy: It's a digital thermometer that they put on the forehead.

Mr. Flint: We will have to clean it in between. I think we can talk about some of this offline. Up to this point, the Board delegated authority to Bud to make decisions. I think the feedback from the rest of the Board is to follow the Governor regarding Phase 2. So, if the Board wants to restrict it more or open it up more, I guess we are looking for feedback. Bill, if you are looking for additional controls at the Fitness Center, then maybe Bud can take that into account and work with Nathan on it.

Mr. Roumy: We are going through hurricane season right now. Why can't we hold off for a couple of months, until the end of the season, before the snowbirds come back in October or November and start doing the painting and everything else? Why do we have to run everything right now?

Mr. Flint: The Board didn't vote to paint the Clubhouse.

Mr. Roumy: I heard the discussions. That's why I'm just putting my two cents in.

Mr. Sabol: One reason we should do it now is because the foot traffic is not there. It would be much easier to do it now rather than in season when everybody is there.

Mr. Roumy: Okay.

Mr. Sabol: That's why we tried to schedule everything in the summertime, July and August.

Mr. Trates: We have not seen more than two people at the Gym more than one time. People are practicing social distancing. They are using the sign-in. they are signing waivers before they use the facility. They are also disinfecting the machines in addition to when we go in and disinfect everything. People are abiding by the rules, which is good to see. I just wanted to include this input.

Ms. Stephens: That's good to know.

Mr. Roumy: George, you mentioned about the lighting for the tennis courts. Can I bring it up?

Mr. Flint: That's fine. The Board had a discussion and deferred action on it for the time being.

Mr. Roumy: I agree with you 100%. Do we know how many people are using the courts after 6:00 p.m. in the wintertime? We don't know.

Mr. Szewczyk: That's why we are looking for maybe only doing two courts, Bill.

Mr. Sabol: That's something we will discuss later in January.

Mr. Roumy: Alright. Item three is about the fence for the courts. I provided a few suggestions to Nathan. If you want to do them now, it will look good. Did Nathan speak to Bud about it?

Mr. Trates: Yes, I spoke with Bud about it on Tuesday after we spoke.

Ms. Stephens: What did you speak about?

Mr. Sabol: I don't know what you are talking about changing, but the bid has been let out on the tennis courts and the contract has been let out. At this time, that is all we are going to do because we have to change the contracts. It is scheduled to begin on July 6th and will be completed after two weeks. That's where we are at. Is there anything else?

Ms. Stephens: No.

Mr. Szewczyk: I have a couple of comments regarding the amenities.

Mr. Sabol: Okay.

Mr. Szewczyk: Nathan, I don't know what position you are in for cleanup purposes, but as far as the Gym, I think 9:00 a.m. to 9:00 p.m. is fine and I don't think we should be moving equipment in and out because then we are going to get into a fat can of worms regarding who is complaining that this machine was taken out, etc. So, I think it could stay the same. Are we allowing doubles on the tennis courts for non-residents as well as the pickleball court?

Mr. Trates: Yes, we are allowing doubles.

Mr. Szewczyk: Okay, so that has been loosened up. I'm fine with that. I personally would like to see the Clubhouse opened with no meetings, no clubs, nothing, but have it open. If someone wants to sit or play pool, I think it's time we reopened the Clubhouse.

Mr. Sabol: Okay, Joe, I kind of agree with you there. The only thing I disagree with is social distancing in the card room, but as far as the Clubhouse being opened to walk through, as long as we don't serve any coffee or offer anything, I think people walking through and talking is alright at this time.

Mr. Szewczyk: I think if people are just saying socially conscious about this distance, that's fine, and if we can limit the number of people in the card room like we do the Gym, based on the square footage, there probably only should be about four people in there to begin with.

Mr. Sabol: I agree with that, but put a limit of eight people allowed in the card room; two tables or move the tables apart when they are playing.

Mr. Szewczyk: Nobody should be playing at all. I'm just saying there should be access to the card room if somebody wants to read their newspaper or grab a book. Four people should only be there at a time, but there still would be no card playing, mahjong, none of that yet. I don't think we are ready for that.

Mr. Sabol: Okay. That's fine.

Ms. Stephens: So, we are going to open the card room, but we are going to go back to no ACC meeting. Is that correct?

Mr. Szewczyk: Correct. No formal meetings. No formal game nights, etc. I think that's fine.

Ms. Stephens: I'm not concerned about game night. I was concerned about the ACC meeting. Alright that's fine.

Resident Sue Martin: I've been listening to all of this and it's confusing to me how you can allow the use of the Gym to people and the pool. All we want to do is hold an ACC meeting with five members, open the door to the hallway and have people standing outside with their requests. We tried having the meetings three weeks ago on the verandah and papers were blowing everywhere because a storm blew up. It was almost total chaos. We tried not having meetings and that didn't work either, because at this time of the year, people want to do things to their house, especially since they have been cooped up for three months and they want projects to do. I'm just requesting that you allow us to have a half hour, 45-minute meeting with the five of us wearing masks in the card room, so we can move ahead with all of these requests that we are getting.

Ms. Chichelli: How are you going to have five people 6 feet apart?

Ms. Stephens: In the card room that's very easy.

Resident Sue Martin: Absolutely.

Mr. Szewczyk: I think we are setting a bad precedent by allowing the meeting. So, I stand by what I said before. I think the Clubhouse should be open, but no formal meetings.

Mr. Sabol: I think you are right, Joe, because usually when you do something like this, someone else will want to do something. Once you set a precedent like that, your hands get to be tied. So, I think you are correct, Joe.

Resident Sue Martin: Thank you for listening to me.

Mr. Szewczyk: Sorry Sue, it's nothing personal.

Resident Sue Martin: I know, but I had to try. Thanks.

Mr. Flint: Is there any other business?

Ms. Stephens: No.

ELEVENTH ORDER OF BUSINESS

Supervisors' Requests

Mr. Flint: Is there anything else from the Board? If not, we need a motion to adjourn.

Mr. Sabol: Before we adjourn, as far as the meeting in July, we will meet in July, unless this epidemic turns into something really nasty and the virus is tripling. Then we won't meet at all. If it stays like it is, we will have a July meeting. Okay?

Ms. Stephens: Okay.

Mr. Flint: I will stay in contact with you.

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Sabol seconded by Ms. Stephens with all in favor the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION B

Lakeside Plantation

Community Development District

Summary of Invoices

May 1, 2020 to May 31, 2020

Fund	Date	Check No.'s		Amount	
General Fund	5/7/20	2291	\$	3,290.70	
	5/11/20	2292-2294	\$	100.00	
	5/18/20	2295-2304	\$	27,582.17	
	5/29/20	2305-2315	\$	7,949.00	
			\$	38,921.87	
Automatic Drafts	<u>May 2020</u>				
	Florida Power & Light	2200 Plantation Blvd - Clubhouse	\$	534.25	
		2200 Plantation Blvd - Fountain	\$	479.09	
		2200 Plantation Blvd - Tennis Courts/Pool	\$	800.05	
	North Port Utilities	2200 Plantation Blvd - Clubhouse	\$	129.84	
		2200 Plantation Blvd - Fountain	\$	27.84	
		2200 Plantation Blvd - Tennis Courts/Pool	\$	314.24	
	TECO Peoples Gas	2200 Plantation Blvd - Pool	\$	12.13	
	Frontier Communications	2200 Plantation Blvd - Clubhouse	\$	427.11	
			\$	2,724.55	
				\$	41,646.42

LAKESIDE PLANTATION - GENERAL
BANK A LAKESIDE PLANTATION

CHECK DATE	VEND#	.....INVOICE DATE	.....INVOICE YRMO	EXPENSED TO DPT	ACT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
5/07/20	00001	5/01/20	98	202005	310-51300-34000			MANAGEMENT FEES MAY20	*	3,187.17		
		5/01/20	98	202005	310-51300-35100			TECHNOLOGY FEES MAY20	*	83.33		
		5/01/20	98	202005	310-51300-51000			OFFICE SUPPLIES	*	.03		
		5/01/20	98	202005	310-51300-42000			POSTAGE	*	20.17		
GOVERNMENTAL MANAGEMENT SERVICES												
5/11/20	00331	3/13/20	031320	202003	300-36900-10100			SOCK-HOP REFUND	*	20.00	3,290.70	002291
EDWARD LEWIS												
5/11/20	00343	3/13/20	031320	202003	300-36900-10100			SOCK-HOP REFUND	*	60.00	20.00	002292
MARY SWIHART												
5/11/20	00335	3/13/20	031320	202003	300-36900-10100			SOCK HOP REFUND	*	20.00	60.00	002293
NICK DIRISIO												
5/18/20	00345	4/05/20	349108	202004	310-51300-32200			FY19 AUDIT SERVICE	*	3,185.00	20.00	002294
BERGER, TOOMBS, ELAM, GAINES&FRANK												
5/18/20	00010	5/01/20	2020-014	202005	320-53800-46400			LANDSCAPE MAINT - MAY20	*	7,655.00	3,185.00	002295
BLOOMINGS LANDSCAPE & TURF MGMT, INC												
5/18/20	00346	3/13/20	031320	202003	300-36900-10100			REFUND FOR SOCK-HOP	*	30.00	7,655.00	002296
DEBRA JOHNSON												
5/18/20	00260	4/20/20	WO-00033	202004	330-53800-51000			REPAIR/REPLACE VALVE	*	190.00	30.00	002297
		4/29/20	89112	202005	330-53800-51100			POOL MAINTENANCE MAY20	*	850.00		
DART POOL SOLUTIONS, INC												
5/18/20	00001	5/13/20	99	202003	300-20700-10100			DISSEMINATION OCT19-MAR20	*	499.98	1,040.00	002298
		5/13/20	99APR20	202004	310-51300-31300			DISSEMINATION SRVC APR20	*	83.33		
		5/13/20	99MAY20	202005	310-51300-31300			DISSEMINATION SRVC MAY20	*	83.33		
GOVERNMENTAL MANAGEMENT SERVICES												
											666.64	002299

LKSD LAKESIDE PLANT MBYINGTON

LAKESIDE PLANTATION - GENERAL
BANK A LAKESIDE PLANTATION

CHECK DATE	VEND#	.....INVOICE..... DATE	INVOICE YRMO	EXPENSED TO... DPT	ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT	#
5/18/20	00271	5/01/20	1810324	202005	330-53800-48600		KINGS III OF AMERICA, LLC	*	111.39	111.39	002300
					POOL SRVC - MAY20-JUL20						
5/18/20	00032	5/04/20	54883-15	202004	320-53800-43400		GARBAGE SERVICES APR20	*	168.47	168.47	
							NORTH PORT SOLID WASTE DISTRICT				
5/18/20	00347	5/13/20	051320	202003	300-36900-10100		REFUND FOR SOCK-HOP	*	20.00	20.00	
							SAM CIPRIANO				
5/18/20	00041	5/06/20	218385	202005	330-53800-48400		ALARM MONIT - MAY20-JUL20	*	147.00	147.00	
							SECURITY ALARM CORP.				
5/18/20	00257	5/01/20	368908	202005	330-53800-12000		FACILITY MGMT MAY20	*	14,558.67	14,558.67	
							VESTA PROPERTY SERVICES, INC.				
5/29/20	00200	5/20/20	AS052020	202005	310-51300-11000		SUPERVISOR FEES 05/20/20	*	200.00	200.00	
							ALAN SABOL				
5/29/20	00055	5/20/20	CS052020	202005	310-51300-11000		SUPERVISOR FEES 05/20/20	*	200.00	200.00	
							CAMILLE STEPHENS				
5/29/20	00104	5/12/20	95811	202005	330-53800-48102		ORTLY EQUIP MAINT - MAY20	*	145.00	145.00	
		5/22/20	95929	202005	330-53800-48102		ADJ FOR PRECOR PRESS	*	121.30	121.30	
							FITNESS LOGIC				
5/29/20	00220	5/20/20	58-BID-4	202005	330-53800-51000		PERMIT FY20 - SPA POOL	*	275.00	275.00	
		5/20/20	58-BID-4	202005	330-53800-51000		PERMIT FY20 - PUBLIC POOL	*	400.00	400.00	
							FLORIDA DEPARTMENT OF HEALTH				
5/29/20	00066	5/22/20	114810	202004	310-51300-31500		BUDGET PREP/AUDIT/RESRCH	*	2,504.00	2,504.00	
							HOPPING GREEN & SAMS				
5/29/20	00056	5/20/20	JS052020	202005	310-51300-11000		SUPERVISOR FEES 05/20/20	*	200.00	200.00	
							JOE SZEWCZYK				
							LKSD LAKESIDE PLANT MBYINGTON				
									266.30	266.30	002307
									675.00	675.00	002308
									2,504.00	2,504.00	002309
									200.00	200.00	
									200.00	200.00	002310

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT
5/29/20	00193	4/15/20	54	202004	310-51300-31100				PREP EXHIBIT/COORDINATION	*	406.25	
5/15/20	55	202005	310-51300-31100						CONFER-BRAZILIAN PEPPER	*	31.25	
5/29/20	00282	5/28/20	MC052020	202005	310-51300-11000				JOHNSON ENGINEERING, INC.	*	200.00	437.50 002311
					SUPERVISOR FEES 05/20/20							
5/29/20	00303	5/06/20	4A	202004	330-53800-48401				MARIA J CHICHELLI	*	2,100.00	200.00 002312
					SECURITY GUARD - APR20							
5/29/20	00272	5/01/20	PI-A0040	202005	320-53800-46000				RELION SOLUTIONS	*	966.00	2,100.00 002313
					LAKE/POND SERVICE MAY20							
5/29/20	00106	5/05/20	3749875	202005	310-51300-48000				SOLITUDE LAKE MANAGEMENT LLC	*	200.20	966.00 002314
					EMERGENCY COVID MTG-05/20							
					THE SUN							200.20 002315
TOTAL FOR BANK A											38,921.87	
TOTAL FOR REGISTER											38,921.87	

LKSD LAKESIDE PLANT MBYINGTON

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 98

Invoice Date: 5/1/20

Due Date: 5/1/20

Case:

P.O. Number:

Bill To:

Lakeside Plantation CDD
219 E. Livingston St.
Orlando, FL 32801

1-1

Description	310.513	Hours/Qty	Rate	Amount
Management Fees - May 2020	340		3,187.17	3,187.17
Information Technology - May 2020	351		83.33	83.33
Office Supplies	510		0.03	0.03
Postage	420		20.17	20.17
<div>RECEIVED</div> <div>MAY 07 2020</div>				

Total \$3,290.70

Payments/Credits \$0.00

Balance Due \$3,290.70

Check Request

District	<u>LSP</u>	Date	<u>3/13/20</u>
Payable to	<u>Edward Lewis</u>	Account Number	<u>Events</u>
Amount Requested	<u>\$20.00</u>		
Requested By	<u>[Signature]</u>		
Description of Need	<u>Sack-Hop Refund</u>		
Approved By	<u>Nathan Trates</u>	Signature	<u>[Signature]</u>
Received By		Signature	

CK# 2242 3/17/20



Check Request


District	<u>LSP</u>	Date	<u>3/13/20</u>
Payable to	<u>Mary Swihart</u>		
Amount Requested	<u>\$600</u>	Account Number	<u>Event 5</u>
Requested By			
Description of Need	<u>Dark-Hop Guard</u>		
Approved By	<u>Nathan Taylor</u>	Signature	<u>[Signature]</u>
Received By		Signature	

[Signature]

CK# 2254



Check Request

District	LSP		
Payable to	Nick Dirisio		
Amount Requested	\$80.00	Account Number	Event 5
Requested By			
Description of Need	Sack-Hop Refund		
Approved By	Nathan Torres	Signature	
Received By		Signature	

#2155



Sack-Hop Refund



Berger, Toombs, Elam,
Gaines & Frank

Certified Public Accountants PL

600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950

772/461-6120 // 461-1155
FAX: 772/468-9278

LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT
135 W CENTRAL BLVD
SUITE 320
ORLANDO, FL 32801

Invoice No. 349108
Date 04/05/2020
Client No. 21240

Services rendered in connection with the audit of the Basic Financial Statements
as of and for the year ended September 30, 2019.

Total Invoice Amount \$ 3,185.00

1.345.

310.513.322.

RECEIVED

APR 13 2020

BY: _____

Please enter client number on your check.
Finance charges are calculated on balances over 30 days old at an annual percentage rate of 18%.

Fort Pierce / Stuart

Member AICPA

Member AICPA Division For CPA Firms
Private Companies Practice Section

Member FICPA



Bloomings
Landscape & Turf Management, Inc.

5824 Bee Ridge Road #165, Sarasota, FL 34233

Invoice

Date

Invoice #

5/1/2020

2020-01448

Bill To:

Lakeside Plantation CDD
c/o Governmental Management Services
9145 Narcoossee Road, Ste A206
Orlando, FL 32827

RECEIVED

MAY 01 2020

1-10

320.538.964

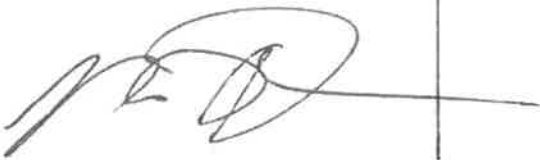
May

Terms

Due Date

Net 30

5/31/2020

Description	Qty	Amount
Month of May Monthly Grounds Maintenance Fee		7,655.00
		

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

\$7,655.00

Payments/Credits

\$0.00

Balance Due

\$7,655.00

Phone #

Fax #

E-mail

Web Site

(941) 927-9765

(941) 929-9356

carla@bloomingslandscape.com

www.bloomingslandscape.com

Check Request

1.346

300.369.101.

District	<u>LSF</u>	Date	<u>3/13/10</u>
Payable to	<u>Debra Johnson</u>	Account Number	<u>Events</u>
Amount Requested	<u>\$30.00</u>		
Requested By	<u>[Signature]</u>		
Description of Need	<u>Sack-Hop refund</u>		
Approved By	<u>[Signature]</u>	Signature	<u>[Signature]</u>
Received By	<u>[Signature]</u>	Signature	<u>[Signature]</u>

RECEIVED

MAY 13 2010

BY: _____





DART Pool Solutions, Inc.

1181 S. Sumter Blvd - PMB 324

North Port, FL 34287

CPC1457408

Invoice

Date	Invoice #
4/20/2020	WO-0003383

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port, FL 34287

Service Location
2200 Plantation Blvd North Port, FL 34289

P.O. No.	Terms	Due Date	Tech	Date of Service
	Due before mont...	4/30/2020	SB	4/20/2020

Description	Qty	Rate	Amount
The heater return Jandy valve needs to be rebuilt, it's the old style and will need a plug for the grease cap. RJ returned and rebuilt the valve.			
Diagnostic/Trip Fee	1	95.00	95.00
Labor	0.25	120.00	30.00
NEVER LUBE DIVERter KIT	1	65.00	65.00
FL Sales Tax		7.00%	0.00
<div style="text-align: right;"> <p>1.260</p> <p>330.538 510.</p> </div>			

A finance charge of 1.5 % will be added to all overdue accounts, with a minimum charge of \$1.50. All materials, parts and equipment will remain property of DART until paid in full.

Total	\$190.00
Payments/Credits	\$0.00
Balance Due	\$190.00

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

**DART Pool Solutions, Inc.**

1181 S. Sumter Blvd - PMB 324

North Port, FL 34287

CPC1457408


Invoice

Date	Invoice #
4/29/2020	89112

Bill To
Lakeside Plantation 2200 Plantation Blvd North Port FL 34287

Service Location
2200 Plantation Blvd North Port, FL 34289

P.O. No.	Terms	Due Date	Tech	Date of Service
	Due before mont...	5/30/2020	SB	4/29/2020

Description	Qty	Rate	Amount
May pool maintenance		850.00	850.00
FL Sales Tax		7.00%	0.00
1.260			
330.538.511			
			

Thank you for your business!

A finance charge of 1.5 % will be added to all overdue accounts, with a minimum charge of \$1.50. All materials, parts and equipment will remain property of DART until paid in full.

Total	\$850.00
Payments/Credits	\$0.00
Balance Due	\$850.00

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

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 99**Invoice Date:** 5/13/20**Due Date:** 5/13/20**Case:****P.O. Number:****Bill To:**

Lakeside Plantation CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Dissemination Agent Services - (October 2019 - May 2020)	8	83.33	-666.64
1-1 Mark . 001.300 207.101 - <u>\$499.98</u>			
Total			\$666.64
Payments/Credits			\$0.00
Balance Due			\$666.64

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 99**Invoice Date:** 5/13/20**Due Date:** 5/13/20**Case:****P.O. Number:****Bill To:**

Lakeside Plantation CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Dissemination Agent Services - (October 2019 - May 2020)	8	83.33	666.64
1-1			
April <u>\$ 83.33</u>			
001 310.513.313			

Total ~~\$666.64~~**Payments/Credits** \$0.00**Balance Due** \$666.64

GMS-Central Florida, LLC

1001 Bradford Way
Kingston, TN 37763

Invoice**Invoice #:** 99**Invoice Date:** 5/13/20**Due Date:** 5/13/20**Case:****P.O. Number:****Bill To:**

Lakeside Plantation CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Dissemination Agent Services - (October 2019 - May 2020)	8	83.33	666.64
1-1			
May 20 - <u>\$83.33</u>			
001 310.513.313			
Total			\$666.64
Payments/Credits			\$0.00
Balance Due			\$666.64



Kings III Of America, LLC
*The Nation's Leading Provider
of Emergency Communication Solutions*
751 Canyon Dr Ste 100,
Coppell, TX 75019
www.kingsiii.com

Account Information

Customer Name Lakeside Plantation CDD
Customer Number 42876
Invoice Number 1810324
Invoice Date 05/01/2020
Terms Net 20
P.O. Number

Important Messages

Test Your Telephones Regularly

Sales (866) 354-6473
Service (800) 766-2029
Billing (866) 632-5884

Summary of Charges

Description	Quantity	Rate	Months	Amount
Lakeside Plantation CDD, 2200 Plantation Blvd, North Port, FL				
Swimming Pool Phone(s) - Complete Service 05/01/2020 - 07/31/2020	1	37.13	3.00	111.39
Sales Tax				0.00
Payments/Credits Applied				0.00
Invoice Balance Due:				\$111.39

Date	Invoice #	Description	Amount	Balance Due
05/01/2020	1810324	Recurring Charges	\$111.39	\$111.39

1.271

330.538.486

Pool Svc - May 20 - Jul 20

RECEIVED APR 27 2020

For Billing Inquiries, please contact 866-632-5884 or billing@kingsiii.com.
To pay with your credit card or bank account, please complete the back of this form.
Please detach and return this portion with your payment to ensure proper credit.

Page 1



Kings III Of America, LLC
751 Canyon Dr Ste 100
Coppell, TX 75019
www.kingsiii.com

Return Service Requested

INVOICE

Customer Number 42876
Invoice Number 1810324
Date 05/01/2020
Terms Net 20
Amount Due \$111.39
Amount Enclosed: \$

☐ Please check if your billing address has changed.
Provide your new address below.

*****ALL FOR AADC 328 1248 1 AB 0.419
001246
LAKESIDE PLANTATION CDD
9145 NARCOOSSEE RD STE A206
ORLANDO FL 32827-5768

REMIT TO:

Please write your Customer Number 42876 on your check.
Make your check payable to: Kings III Of America, LLC
KINGS III OF AMERICA, LLC
751 CANYON DR STE 100
COPPELL TX 75019-3857

NORTH PORT SOLID WASTE DISTRICT



SERVICE ADDRESS			
2800 PLANTATION BLVD SW			
ACCOUNT NUMBER	55-55	BILL DATE	DUE DATE
54883-159826	55-55	5/04/20	6/01/20
Total Current Charges			168.47
PAST DUE - MUST PAY NOW			.00
Total Amount Due			168.47



LAKE SIDE PLANTATION CDD
C/O GOVERNMENTAL MGT SVCS-CF
9145 NARCOOSSEE RD STE A206
ORLANDO FL 32827-5768

1.32

340.538 434.

000054883000159826000000168479

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

52

SERVICE ADDRESS

ACCOUNT NUMBER	2800 PLANTATION BLVD SW	BILL DATE	DUE DATE
54883-159826	55-55	5/04/20	6/01/20

Rate Class : COMMERCIAL WASTE

Last payment amount/date: 168.47 4/17/20

Last Bill Amount	168.47
Payments	168.47-
Adjustments	.00
BALANCE FORWARD	.00

Service	Consumption	Charge	Total
GB DUMPSTER4YD/1 PICKUP	3/31/20 4/30/20	156.80	
GB 95 GAL RECY 1PU 1MON	3/31/20 4/30/20	7.00	
GB EXTRA RECY 1XMONTH	3/31/20 4/30/20	4.67	
TOTAL COMMERCIAL GARBAGE			168.47

Total Current Charges	168.47
PAST DUE - MUST PAY NOW	.00
Total Amount Due	168.47

Replace all smoke alrms when they are 10 years old or per manufacturer specifications. For more safety information call NPFD 941-240-8150.

RECEIVED

RECEIVED

MAY 8;

MAY 8 2020

BY: _____

BY: _____

Apr 10.

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

1.347

Check Request

300.369.101

District	<u>Lakeside Plantation</u>	Date	<u>5/13/20</u>
Payable to	<u>Sam Cipriano</u>		
Amount Requested	<u>\$80.00</u>	Account Number	<u>EVENTS</u>
Requested By	<u>Madhu Tator</u>		
Description of Need	<u>Refund for March Sect-hops event</u>		
Approved By	<u>Madhu Tator</u>	Signature	<u>[Signature]</u>
Received By		Signature	

Please Send to :

Sam Cipriano
5547 Crystal Coast Ln.
Washington, MI 48094



From: Nathan Trates ntrates@vestapropertyservices.com
Subject: RE: Check request 3/13/2020
Date: May 13, 2020 at 12:14 PM
To: Indhira Araujo iaraujo@gmscfl.com
Cc: Megan Byington mbyington@gmscfl.com, Katie Costa kcosta@gmscfl.com



Good morning,

Please see attached additional check request for a refund of our canceled March 2020 sock-hop event.

Please send check to:

Sam Cipriano
5547 Crystal Creek Ln, Washington MI 48094

Kind regards,

Nathan Trates
Facility Manager
AFO & ICAA certified



2200 Plantation Blvd.
North Port, FL 34289
P: 941.423.5500
F: 941.423.5501
www.VestaPropertyServices.com

CONFIDENTIALITY NOTICE: This email, and any attachment(s) to it, is intended only for the use of the individual/entity addressed herein and may contain information that is privileged, confidential, and exempt from disclosure under applicable law. Be advised that any dissemination, distribution, or copying of this information (including any attachments) is strictly prohibited (without prior consent). If you have received this e-mail in error, please immediately return it to the sender and delete it from your system.

From: Nathan Trates
Sent: Wednesday, May 13, 2020 9:27 AM
To: Indhira Araujo
Cc: Megan Byington; Katie Costa
Subject: Check request 3/13/2020

Good morning,

Please see attached check request from 3/13/2020 that I don't believe I included in the original refund batch.

Kind regards,

Nathan Trates

Security Alarm Corp.

17776 Toledo Blade Blvd,

Port Charlotte, FL 33948

Tel. (941) 625-9700

Fax. (941) 625-9804

**Invoice Number**

Sale Date

Due Date

Terms NET;

218385

5/6/2020

5/16/2020

10 Days

CSID**2564**

Lakeside Plantation CDD

Care Of: GMS

9145 Narcoossee Rd, STE. A206

Orlando, FL 32827

1-41
330-538.484

RECEIVED MAY 11 2020

Alarm Monit - May 20 - July 20.

Description

CSID: 2564

Monitoring-Commercial-Fire-Basic

Qty**Price****Net****Tax****Total**

3

\$28.00

\$84.00

\$0.00

\$84.00

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

Period Covered: 05/01/2020 to 07/31/2020 inclusive.

CSID: 2582

Monitoring-Commercial-Security-Basi

3

\$21.00

\$63.00

\$0.00

\$63.00

For: Lakeside Plantation at 2200 Plantation Blvd. North Port, FL 34289

Period Covered: 05/01/2020 to 07/31/2020 inclusive.

TOTALS**\$147.00****\$0.00****\$147.00**

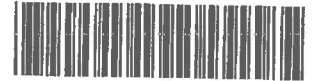
Deposits On Account: \$0.00

Your Balance as of 5/6/2020**\$147.00**

To ensure proper credit please include the invoice number on your check or call the office to pay with a credit card.

Please Do Not post date your checks. Celebrating 40 years of success.

-----Return Stub Below-----

Please return this portion of your invoice with your payment. Thank you!**Customer :** Lakeside Plantation CDD**Invoice Number****218385****Bill Payer ID:****11765****(Primary) CSID:****Date Remitted**

Acct. Bal.**\$147.00****Amount Remitted**

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

Charge* ☐**Card Number**

Name On Card

Signature

Billing Zipcode

Exp Date

Card ID

*Please Note : If paying by charge card, we can only accept payment by : American Express, Discover, Mastercard, Visa

Please remit to : Security Alarm Corp. 17776 Toledo Blade Blvd, Port Charlotte, FL 33948 Tel. (941) 625-9700 Fax. (941) 625-980

Inv. No

218385



Invoice

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

Invoice # 368908
Date 5/1/2020
Terms Net 30
Due Date 5/31/2020
Memo May 2020 Fees

Bill To

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

Description	Quantity	Rate	Amount
Facility Manager Services at Lakeside Plantation Amenity Center	1	5,050.50	5,050.50
Office Administrative Assistant Services at Lakeside Plantation Amenity Center	1	2,214.67	2,214.67
Facility Attendants Services at Lakeside Plantation Amenity Center	1	2,512.50	2,512.50
Facility Maintenance Services at Lakeside Plantation Amenity Center	1	4,781.00	4,781.00

Thank you for your business.

Total \$14,558.67

1.257

330.538.120.

May

RECEIVED

MAY 04 2020

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Lakeside Plantation CDD

Board Meeting Date:

May 20, 2020

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

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

Approved for Payment:


District Manager Signature

5/20/20
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Lakeside Plantation CDD

Board Meeting Date:

May 20, 2020

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

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

Approved for Payment:


District Manager Signature

5/20/20
Date

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



Fitness Logic

380 Scarlet Blvd.
Oldamar, FL
34677

Phone #
727-784-4964

Fax #
727-784-0223

E-mail
fitlogic@aol.com

Invoice

Date	Invoice #
5/12/2020	95811

Bill To
GMS - Lakeside Plantation 9145 Narcoossee Rd Ste. A206 Orlando, FL 32827

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

P.O. Number		Terms	Rep	Work Order #	Completed
		Net 10	MAN	93497	5/11/2020
Item Code	Description	Quantity	Price Each	Amount	
Maintenance	Quarterly General Maintenance and cleaning of all equipment - Labor Only Maintenance completion during May 1. 104. 330.538 \$102	1	145.00	145.00	

Thank you for your business.
Invoices over 30 Days will incur 1.5% Interest per month

Subtotal	\$145.00
Sales Tax (0.0%)	\$0.00
Total	\$145.00



Fitness Logic

380 Scarlet Blvd.
Oldsmar, FL
34677

Phone #
727-784-4964

Fax #
727-784-0223

E-mail
fitlogic@aol.com

Invoice

Date	Invoice #
5/22/2020	95929

Bill To
GMS - Lakeside Plantation 9145 Narcoossee Rd Ste. A206 Orlando, FL 32827

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

P.O. Number		Terms	Rep	Work Order #	Completed
		Net 10	JRZ	97834	5/21/2020
Item Code	Description	Quantity	Price Each	Amount	
Parts	Seat height adjustment handle	1	30.30	30.30	
Shipping	Shipping and Handling	1	12.00	12.00	
Labor	Replace adjustment handle on Precor shoulder press. Serial#PWRL12NR9905XX	1	79.00	79.00	
		1.104			
		330.533 48102			
					RECEIVED MAY 22 2020
Thank you for your business. Invoices over 30 Days will incur 1.5% Interest per month					Subtotal \$121.30
					Sales Tax (0.0%) \$0.00
					Total \$121.30



Florida Department of Health
in Sarasota County
Notification of Fees Due - Invoice



58-BID-4652516

Permit Number

58-60-01252

For: Swimming Pools - Spa-Type Pools

Payment Due Date: 06/30/2020 or Upon Receipt

Fee Amount: \$275.00

Previous Balance: \$0.00

Total Amount Due: \$275.00

If not paid by 06/30/2020 then the fee will be: \$375.00

Mail To: Attention: Governmental Management Services
Lakeside Plantation CDD
135 W Central Boulevard, Suite 320
Orlando, FL 32801

RECEIVED
MAY 20 2020

BY: _____

Notice: This bill is due and payable in full upon receipt and must be received by the local office by (06/30/2020).

Account Information:

Name: Lakeside Plantation Community Spa
Location: 2200 Plantation Boulevard
North Port, FL 34289

Pool Volume: 1,400 gallons
Bathing Load: 8
Flow Rate: 50

Owner Information:

Name: Lakeside Plantation CDD
Address: 135 W Central Boulevard, Suite 320
(Mailing) Orlando, FL 32801

Phone1: (941) 423-5500

Phone2: (941) 423-5500

Circle One: Visa MC Disc

Name on Card: _____

Account #: _____

Exp Date: ____/____ Security Code (CVV): _____

Card's Billing Address: _____

City: _____ State: ____ Zip: _____

**I Authorize Florida Department of Health in
Sarasota County to charge my credit card account
for the following:**

Payment Amount: \$_____ For: _____

Signature _____

Date _____

Please go online to pay fee at:
www.MyFloridaEHPermit.com

Permit Number: **58-60-01252** Bill ID: **58-BID-4652516**

Billing Questions call DOH-Sarasota at. (941) 861-6133

If you do not pay online, make checks payable to and mail invoice WITH payment to:

Florida Department of Health in Sarasota County
4000 Tamiami Trail S, Room 121
Venice, FL 34293

[Please RETURN invoice with your payment]

Batch Billing ID: 20738

NOTE: Payments made online are assessed a convenience fee. Visit the site for more information.

Online Bill Pay does not accept VISA -- Online Bill Pay does accept AMEX

To pay with VISA, call 941-861-6675 OR 941-861-6133

pay invoices online!

The Florida Department of Health now offers a secure system for permit holders to pay invoices and print permits online!

- No sign-up cost.
- Save time. Paying a bill online is faster than mailing a check or hand delivering payment.
- Our safe and secure system will keep your information protected.
- Pay at your convenience. With our online system, you can pay with your credit card or e-check and don't have to worry about envelopes or stamps.

Pay this invoice online at www.myfloridaehpermit.com





**Florida Department of Health
in Sarasota County
Notification of Fees Due - Invoice**



58-BID-4652216

Permit Number
58-60-01251

For: Swimming Pools - Public Pool > 25000 Gallons

Payment Due Date: 06/30/2020 or Upon Receipt

Fee Amount: \$400.00

Previous Balance: \$0.00

Total Amount Due: \$400.00

If not paid by 06/30/2020 then the fee will be: \$500.00

Mail To: Attention: Governmental Management Services
Lakeside Plantation CDD
135 W Central Boulevard, Suite 320
Orlando, FL 32801

RECEIVED
MAY 20 2020

BY: _____

Notice: This bill is due and payable in full upon receipt and must be received by the local office by (06/30/2020).

Account Information:

Name: Lakeside Plantation Community Pool
Location: 2200 Plantation Boulevard
North Port, FL 34289

Pool Volume: 76,442 gallons
Bathing Load: 52
Flow Rate: 260

Owner Information:

Name: Lakeside Plantation CDD
Address: 135 W Central Boulevard, Suite 320
(Mailing) Orlando, FL 32801
Phone1: (941) 423-5500 Phone2: (941) 423-5500

Circle One: Visa MC Disc

Name on Card: _____

Account #: _____

Exp Date: ____/____ Security Code (CVV): ____

Card's Billing Address: _____

City: _____ State: ____ Zip: ____

**I Authorize Florida Department of Health in
Sarasota County to charge my credit card account
for the following:**

Payment Amount: \$_____ For: _____

Signature _____ Date _____

**Please go online to pay fee at:
www.MyFloridaEHPermit.com**

Permit Number: **58-60-01251** Bill ID: **58-BID-4652216**

Billing Questions call DOH-Sarasota at: (941) 861-6133

If you do not pay online, make checks payable to and mail invoice WITH payment to:
Florida Department of Health in Sarasota County
4000 Tamiami Trail S, Room 121
Venice, FL 34293

[Please RETURN Invoice with your payment]

Batch Billing ID: 20738

NOTE: Payments made online are assessed a convenience fee. Visit the site for more information.
Online Bill Pay does not accept VISA -- Online Bill Pay does accept AMEX
To pay with VISA, call 941-861-6675 OR 941-861-6133

pay invoices online!

The Florida Department of Health now offers a secure system for permit holders to pay invoices and print permits online!

- No sign-up cost.
- Save time. Paying a bill online is faster than mailing a check or hand delivering payment.
- Our safe and secure system will keep your information protected.
- Pay at your convenience. With our online system, you can pay with your credit card or e-check and don't have to worry about envelopes or stamps.

Pay this invoice online at www.myfloridaehpermit.com



Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300

P.O. Box 6526

Tallahassee, FL 32314

850.222.7500

STATEMENT

May 22, 2020

Lakeside Plantation Community Development District
9145 Narcoossee Rd, Ste. A206
Orlando, FL 32827

Bill Number 114810
Billed through 04/30/2020

General Counsel/Monthly Meeting

LPCDD 00001 MCE

FOR PROFESSIONAL SERVICES RENDERED

04/01/20 JJ Follow up regarding protocol for conducting and noticing virtual meetings; review and edit materials regarding same. 0.10 hrs

04/01/20 SSW Research and attend various city and county commission virtual meetings; prepare and circulate correspondence regarding procedures for conducting virtual meetings and providing opportunity for public participation. 0.20 hrs

04/01/20 AHJ Prepare electronic transmission regarding notice of general election form and correspondence regarding same. 0.10 hrs

04/01/20 APA Prepare budget approval resolution regarding fiscal year 2020/2021. 0.20 hrs

04/03/20 SRS Prepare fiscal year 2020-2021 budget documents. 0.10 hrs

04/03/20 APA Prepare update to auditor request letter regarding fiscal year 2018-2019. 0.80 hrs

04/07/20 APA Prepare e-mail to district regarding assessment status for fiscal year 2020/2021. 0.20 hrs

04/09/20 AHJ Prepare electronic transmission regarding form of notice of general election and correspondence regarding same. 0.20 hrs

04/14/20 SRS Prepare resolution and notice regarding general election. 0.30 hrs

04/14/20 APA Review status of supervisor seats; prepare general election resolution. 0.80 hrs

04/15/20 APA Prepare budget documents regarding fiscal year 2020/2021. 1.20 hrs

04/22/20 AHJ Finalize electronic transmission regarding notice of qualifying period and correspondence regarding same; transmit same to district manager. 0.10 hrs

04/22/20 APA Prepare COVID-19 updates to budget documents regarding fiscal year 2020/2021. 0.90 hrs

04/28/20 APA Update district budget and election charts. 0.20 hrs

04/30/20 MCE Research COVID-19 issues regarding amenity operation; monitor national, state and county reopening plans and parameters; research and prepare reopening procedures and policies for district; monitor COVID-19 matters affecting district meetings and administration. 3.80 hrs

MAY 21 2020

BY: _____

=====

04/30/20	JLK	Research and review executive orders regarding recreation and amenity facilities.	1.00 hrs
04/30/20	SRS	Research amenity reopening.	0.20 hrs
Total fees for this matter			\$2,504.00

MATTER SUMMARY

Jaskolski, Amy H. - Paralegal	0.40 hrs	145 /hr	\$58.00
Papp, Annie M. - Paralegal	4.30 hrs	145 /hr	\$623.50
Johnson, Jonathan T.	0.10 hrs	375 /hr	\$37.50
Kilinski, Jennifer L.	1.00 hrs	295 /hr	\$295.00
Eckert, Michael C.	3.80 hrs	335 /hr	\$1,273.00
Sandy, Sarah R.	0.60 hrs	270 /hr	\$162.00
Warren, Sarah S.	0.20 hrs	275 /hr	\$55.00

TOTAL FEES \$2,504.00

TOTAL CHARGES FOR THIS MATTER **\$2,504.00**

BILLING SUMMARY

Jaskolski, Amy H. - Paralegal	0.40 hrs	145 /hr	\$58.00
Papp, Annie M. - Paralegal	4.30 hrs	145 /hr	\$623.50
Johnson, Jonathan T.	0.10 hrs	375 /hr	\$37.50
Kilinski, Jennifer L.	1.00 hrs	295 /hr	\$295.00
Eckert, Michael C.	3.80 hrs	335 /hr	\$1,273.00
Sandy, Sarah R.	0.60 hrs	270 /hr	\$162.00
Warren, Sarah S.	0.20 hrs	275 /hr	\$55.00

TOTAL FEES \$2,504.00

TOTAL CHARGES FOR THIS BILL **\$2,504.00**

Please include the bill number with your payment.

RECEIVED

MAY 21 2020

BY: _____

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Lakeside Plantation CDD

Board Meeting Date:

May 20, 2020

310.513 110

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

200 - 10
56 - 15
55
282 - MC

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

Approved for Payment:


District Manager Signature

RECEIVED

MAY 22 2020

5/20/20
BY: _____
Date

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

Johnson Engineering, Inc.

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

Invoice

April 15, 2020

Project No: 20150050-000

Invoice No: 54

Project Manager Andrew Tilton

FEID #59-1173834

George Flint

Lakeside Plantation CDD

c/o GMS Central Florida

9145 Narcoossee Road, Ste. A206

Orlando, FL 32827

Project 20150050-000 Lakeside Plantation CDD
20150050-000

Lakeside Plantation CDD

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

Work Authorization #4, dated 5/27/15

Work Authorization #5, dated 5/27/15

Work Authorization #7, dated 1/26/17

Work Authorization #8, dated 9/18/18

Professional Services through April 12, 2020

1.193

310.513.311

PROFESSIONAL SERVICES

Phase No.	Phase Description	Contract Amount	Fee Type	%	Total Inv To-Date	Previously Invoiced	Current Inv Amount	Balance to Complete
1.	General Engineering	50,817.15	T&M	100 %	50,817.15	50,410.90	406.25	0.00
	Totals	50,817.15			50,817.15	50,410.90	406.25	0.00

SUB-TOTAL PROFESSIONAL SERVICES:

406.25

INVOICE TOTAL:

406.25

RECEIVED APR 20 2020

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering			
Engineer IV			
Burford, Brent	3/17/2020	1.25 Hrs @ 125.00	156.25
Prepare drainage exhibit for the pickle ball courts. Coordinate with Earth Balance on brazilian pepper removal.			
Burford, Brent	3/24/2020	1.50 Hrs @ 125.00	187.50

Project	20150050-000	Lakeside Plantation CDD	Invoice	54
Onsite inspection of brazilian pepper removal. Work complete. Site visit to pickle ball court in regard to drainage basin design.				
Burford, Brent	3/26/2020	.50	Hrs @ 125.00	62.50
Review erp permits that are up for re-certification. Emailed cdd manager.				
1. - General Engineering Total		3.25		406.25

Outstanding Invoices

Number	Date	0 - 30	31 - 60	61 - 90	91 - 120	121 +	Balance
53	3/20/2020	1,752.50	0.00	0.00	0.00	0.00	1,752.50
	Total	1,752.50	0.00	0.00	0.00	0.00	1,752.50

Johnson Engineering, Inc.

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

Invoice

May 15, 2020

Project No: 20150050-000

Invoice No: 55

Project Manager Andrew Tilton

FEID #59-1173834

George Flint

Lakeside Plantation CDD

c/o GMS Central Florida

9145 Narcoossee Road, Ste. A206

Orlando, FL 32827

1.193

310513.311

RECEIVED MAY 18 2020

Project 20150050-000 Lakeside Plantation CDD
20150050-000

Lakeside Plantation CDD

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

Work Authorization #4, dated 5/27/15

Work Authorization #5, dated 5/27/15

Work Authorization #7, dated 1/26/17

Work Authorization #8, dated 9/18/18

Professional Services through May 10, 2020

PROFESSIONAL SERVICES

Phase No.	Phase Description	Contract Amount	Fee Type	%	Total Inv To-Date	Previously Invoiced	Current Inv Amount	Balance to Complete
1.	General Engineering	51,048.40	T&M	100 %	50,848.40	50,817.15	31.25	200.00
	Totals	51,048.40			50,848.40	50,817.15	31.25	200.00

SUB-TOTAL PROFESSIONAL SERVICES:

31.25

INVOICE TOTAL:

31.25

Summary of professional services

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering			
Engineer IV			
Burford, Brent	4/29/2020	.25 Hrs @ 125.00	31.25
Conversation with client in regard to brazilian pepper removal and drainage inlet at Pickle Ball Court. Coordination with contractor in regard to scheduling drainage inlet installation.			
1. - General Engineering Total	.25		31.25

Project	20150050-000	Lakeside Plantation CDD					Invoice	55
Outstanding Invoices								
Number	Date	0 - 30	31 - 60	61 - 90	91 - 120	121 +	Balance	
54	4/15/2020	406.25	0.00	0.00	0.00	0.00	406.25	
	Total	406.25	0.00	0.00	0.00	0.00	406.25	

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:

Lakeside Plantation CDD

Board Meeting Date:

May 20, 2020

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

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

Approved for Payment:


District Manager Signature

5 / 20 / 20
Date

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



INVOICE

4

Relion Solutions LLC.
21378 Glendale Ave.
Port Charlotte, Fl. 33952

Date: May 6, 2020

Balance Due: \$2,100.00

Bill To:

Lakeside Plantation CDD
135 W. Central Ave. Suite 320
Orlando, Fl. 32801

303

Item	Quantity	Rate	Amount
April 2020 Security Guard Services	120	\$17.50	\$2,100.00

Subtotal: \$2,100.00

Total: \$2,100.00

Notes:

Security Services performed:

3 Days (24 hours) per week, 5 weeks in April, Total of 120 Hours.

330 538 48401

SOLITUDE

LAKE MANAGEMENT

Voice: (888) 480-5253 Fax: (888) 358-0088

INVOICE

Invoice Number: PI-A00406066
Invoice Date: 05/01/20

PROPERTY: Lakeside
Plantation CDD

SOLD TO: Lakeside Plantation CDD
Governmental Mgmt Services-Central
9145 Narcoossee Road, Ste. A206
Orlando, FL 32827

CUSTOMER ID	CUSTOMER PO	Payment Terms	
L2077		Due upon receipt	
Sales Rep ID	Shipment Method	Ship Date	Due Date
Bill Kurth			05/01/20

Qty	Item / Description	UOM	Unit Price	Extension
1	Lake & Pond Management Services SVR06010 05/01/20 - 05/31/20 Lake & Pond Management Services		966.00	966.00



PLEASE REMIT PAYMENT TO:

1320 Brookwood Drive, Suite H
Little Rock, AR 72202

Subtotal	966.00
Sales Tax	0.00
Total Invoice	966.00
Payment Received	0.00
TOTAL	966.00

www.solitudelakemanagement.com

www.aeratorsaquatics4lakesnponds.com

Sun Newspapers
Legal Advertising
23170 Harborview Rd
Port Charlotte, FL 33980

05/05/20

Phone:(941) 206-1025 Fax:(941) 429-3111 Email:legals@yoursun.com

**PUBLIC MEETING HELD
DURING PUBLIC HEALTH
EMERGENCY DUE TO
COVID-19; NOTICE OF
BOARD OF SUPERVISORS
MEETING OF THE LAKESIDE
PLANTATION COMMUNITY
DEVELOPMENT DISTRICT**

Notice is hereby given that the Board of Supervisors ("Board") of the Lakeside Plantation Community Development District ("District") will hold a regular meeting of the Board of Supervisors on Wednesday, May 20, 2020 at 6:00 P.M.

Currently in place are federal, state, and local emergency declarations ("Declarations"). In the event the Declarations remain in effect and if future orders or declarations so authorize, the meeting will be conducted remotely, using communications media technology pursuant to Executive Orders 20-52, 20-69 and 20-91 (as extended by Executive Order 20-112) issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 1, 2020, and April 23, 2020 respectively, and pursuant to Section 120.54(5)(b)2, Florida Statutes. Information regarding participation in any remote hearing may be found by contacting the District Manager at 407-841-5524.

The meeting is being held for the necessary public purpose of considering matters related to the proposed Fiscal Year 2021 budget and related district matters. At such time the Board is so authorized and may consider any business that may properly come before it.

While it is necessary to hold the above referenced meeting of the District's Board of Supervisors utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. Toward that end, anyone wishing to listen and participate in the meeting can do so at <https://zoom.us/j/95690532579> or by the following: Dial +1 (646) 876-9923, Meeting ID: 956 9053 2579. If you do not have access to a telephone or if you need assistance using Zoom please contact the District Manager's Office in advance of the meeting by emailing gflint@gmscfl.com or by calling 407-841-5524.

Written public comments and questions can also be emailed or mailed to the District Manager's Office at Governmental Management Services, c/o Lakeside Plantation CDD, 219 East Livingston Street, Orlando, Florida 32801. Comments and questions received by 2:00 p.m. the day prior to the meeting will be read into the record at the meeting and become part of the permanent record of the meeting.

A copy of the agenda may be obtained by emailing the District Manager at gflint@gmscfl.com or calling 407-841-5524 in advance of the meeting.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued to a date, time, and place to be specified on the record at such meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
George Flint
District Manager
Governmental Management Services - Central Florida, LLC
Publish: May 11, 2020
297693 3749875

Acct#: 297693	Date: 05/05/20
	Ad Date: 05/11/20
	Class: 3138
	Ad ID: 3749875
	Ad Taker: MPRESCOTT
	Sales Person: 200
	Words: 583
	Lines: 140
	Agate Lines: 157
	Depth: 16.528
	Inserts: 1
	Description: COVID-19 Meeting
LAUREN VANDERVEER LAKESIDE PLANTATION CDD GOV MGMT SERVICES - CF, LLC 219 EAST LIVINGSTON STREET ORLANDO, FL 32801	
Telephone: (407) 841-5524	

Other Charges:	\$0.00	Gross:	\$200.20
Discount:	\$0.00		
Surcharge:	\$0.00	Paid Amount:	- \$0.00
Credits:	\$0.00		
Bill Depth:	16.528	Amount Due:	\$200.20

Publication	Start	Stop	Inserts	Cost
Charlotte Sun (CS)	05/11/20	05/11/20	1	\$200.20

Ad Note:

Customer Note:

1.106
310.513.480

We Appreciate Your Business!
Thank You LAUREN VANDERVEER!



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

Before the undersigned authority personally appeared Melinda Prescott, who on oath says that she is an employee of the Sun Newspapers, a newspaper published at Charlotte Harbor in Charlotte County, Florida; that the attached copy of advertisement, being a Legal Notice was published in said newspaper in the issues of:

05/11/2020

as well as being posted online at www.yoursun.com and www.floridapublicnotices.com.

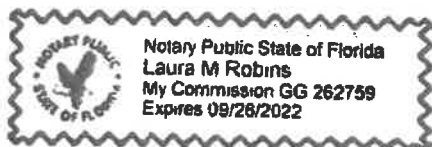
Affiant further says that the said newspaper is a newspaper published at Charlotte Harbor, in said Charlotte County, Florida, and that the said newspaper has heretofore been continuously published in said Charlotte County, Florida, Sarasota County, Florida and DeSoto County, Florida, each day and has been entered as periodicals matter at the post office in Punta Gorda, in said Charlotte County, Florida, for a period of 1 year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Melinda Prescott
(Signature of Affiant)

Sworn and subscribed before me this 11th
day of May 2020.

Laura M Robins
(Signature of Notary Public)

Personally known X OR ___ Produced
Identification



**PUBLIC MEETING HELD
DURING PUBLIC HEALTH
EMERGENCY DUE TO
COVID-19; NOTICE OF
BOARD OF SUPERVISORS
MEETING OF THE LAKESIDE
PLANTATION COMMUNITY
DEVELOPMENT DISTRICT**

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regular meeting of the Board of Supervisors on Wednesday, May 20, 2020 at 6:00 PM.

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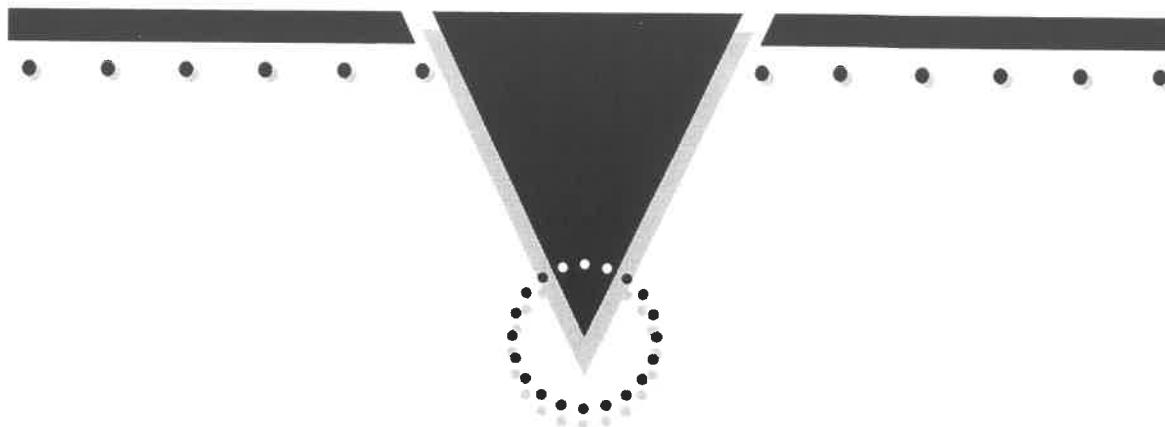
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George Flint
District Manager
Governmental Management
Services - Central Florida, LLC
Publish: May 11, 2020
297693 3749875

SECTION C



Lakeside Plantation

Community Development District

Unaudited Financial Reporting
May 31, 2020



Table of Contents

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

**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT**

**COMBINED BALANCE SHEET
May 31, 2020**

	General	Debt Service	Capital Reserve	Totals
Assets				
<u>Cash:</u>				
Operating Account	\$ 51,843	\$ -	\$ -	\$ 51,843
Debit Card Account	2,823	-	-	2,823
Money Market Account	365,115	-	-	365,115
Petty Cash	3	-	-	3
Capital Reserve Account	-	-	22,102	22,102
<u>Investment - Operations:</u>				
Investment - SBA Fund	506	-	358,289	358,795
<u>Investment - Bonds:</u>				
Reserve Fund	-	58,622	-	58,622
Revenue Fund	-	45,495	-	45,495
Prepaid Expenses	25	-	-	25
Deposits	517	-	-	517
Due from General Fund	-	9,714	-	9,714
Due from Other	165	-	-	165
Total Assets	<u>\$ 420,997</u>	<u>\$ 113,831</u>	<u>\$ 380,391</u>	<u>\$ 915,219</u>
Liabilities & Fund Balances				
Liabilities				
Accounts Payable	\$ 11,351	\$ -	\$ 5,821	\$ 17,171
Due to Debt	9,714	-	-	9,714
Customer Deposits	1,125	-	-	1,125
Total Liabilities	<u>\$ 22,190</u>	<u>\$ -</u>	<u>\$ 5,821</u>	<u>\$ 28,010</u>
Fund Balances				
Nonspendable				
Prepaid items	\$ 25	-	-	\$ 25
Deposits	\$ 517	-	-	\$ 517
Restricted for:				
Debt Service	\$ -	\$ 113,831	\$ -	\$ 113,831
Capital Projects	-	-	374,570	\$ 374,570
Assigned	19,346	-	-	\$ 19,346
Unassigned	378,919	-	-	\$ 378,919
Total Fund Balances	<u>\$ 398,807</u>	<u>\$ 113,831</u>	<u>\$ 374,570</u>	<u>\$ 887,208</u>
Total Liabilities & Fund Balances	<u>\$ 420,997</u>	<u>\$ 113,831</u>	<u>\$ 380,391</u>	<u>\$ 915,219</u>

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
For The Period Ending May 31, 2020

Revenues:

	Adopted Bud get	Prorated Bud get Thru 05/31/20	Actual Thru 05/31/20	Variance
Tennis Club	\$ 20,000	\$ 13,333	\$ 13,240	\$ (93)
Activities	10,000	6,667	4,553	(2,114)
Clubhouse Rentals	5,000	3,333	800	(2,533)
Miscellaneous	1,500	1,000	393	(607)
Interest	50	33	29	(4)
Operations & Maintenance Assessments	686,794	686,794	655,941	(30,853)

Total Revenues

\$ 723,344	\$ 711,161	\$ 674,956	\$ (36,205)
------------	------------	------------	-------------

Expenditures:

Administrative

Supervisor Fees	\$ 11,000	7,333	\$ 4,600	\$ 2,733
District Manager	38,246	25,497	25,497	(0)
District Counsel	25,000	16,667	14,782	1,885
District Engineer	10,000	6,667	8,895	(2,228)
Disclosure Report	1,000	667	667	0
Trustee Fees	4,400	4,400	3,578	822
Audit Fees	3,700	3,700	3,185	515
Postage, Phone, Fax, Copies	1,500	1,000	592	408
General Liability Insurance	6,000	6,000	5,792	208
Legal Advertising	1,500	1,000	1,010	(10)
Dues, Licenses & Fees	175	175	175	-
Other Current Charges	1,900	1,267	1,133	133
Property Insurance	8,700	8,700	8,968	(268)
Information Technology	2,500	1,667	866	800

Total Administrative

\$ 115,621	\$ 84,739	\$ 79,740	\$ 4,999
------------	-----------	-----------	----------

Operations

Personnel Services (Management Contract)	\$ 174,706	\$ 116,470	\$ 116,469	\$ 1
Road & Sidewalk Repairs & Maintenance	2,500	1,667	-	1,667
Common Area Renewal & Maintenance	5,000	3,333	214	3,119
Street Light/Decorative Light	5,000	3,333	-	3,333
Landscape Maintenance - Contract	91,860	61,240	61,240	-
Landscape Maintenance - Other	5,000	3,333	-	3,333
Mulch	10,740	7,160	-	7,160
Irrigation Maintenance	3,000	2,000	2,854	(854)
Lake Maintenance	14,000	9,333	7,728	1,605
Electric Utility Services - Entrance Feature	9,000	6,000	4,589	1,411
Water Utility Services - Entrance Feature	4,000	2,667	242	2,425
Repairs & Maintenance - Entrance Feature	3,000	2,000	3,266	(1,266)
Miscellaneous Tools & Equipment	1,000	667	-	667
Landscape Inspection Services	3,420	2,280	-	2,280
Traffic Enforcement	2,500	1,667	-	1,667
Tree Removal	-	-	600	(600)

Total Operations

\$ 334,726	\$ 223,150	\$ 197,202	\$ 25,948
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Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND

STATEMENT OF REVENUES & EXPENDITURES
For The Period Ending May 31, 2020

	Adopted Budget	Prorated Budget Thru 05/31/20	Actual Thru 05/31/20	Variance
Clubhouse				
Activities	\$ 20,000	\$ 13,333	\$ 12,797	\$ 536
Licenses/Fees	1,200	688	688	-
General Supplies	10,000	6,667	6,554	113
Maintenance	14,000	9,333	7,254	2,080
Office Supplies	3,500	2,333	784	1,549
Public Communication	1,500	1,000	965	35
Pest Control	600	400	450	(50)
Security	1,500	1,000	657	343
Security Patrol	30,274	20,182	15,120	5,062
AED	300	200	-	200
Telephone & Internet Services	5,500	3,667	3,482	185
Janitorial Supplies	3,000	2,000	2,135	(135)
Electric Utility Services - Clubhouse	14,000	9,333	7,218	2,115
Gas Utility	250	167	97	70
Garbage Collection	2,100	1,400	1,181	219
Water Utility Services - Clubhouse	4,400	2,933	2,503	430
Electric Utility Services - Tennis Courts & Pool	16,000	10,667	8,044	2,622
Pool Cleaning	9,720	6,480	5,910	570
Pool Maintenance - Other	10,000	6,667	7,084	(417)
Tennis Courts - Maintenance	5,000	3,333	4,605	(1,272)
Tennis Courts - Programs	3,500	2,333	-	2,333
Water Utility Services - Tennis Courts & Pool	6,000	4,000	4,390	(390)
Total Clubhouse	\$ 162,344	\$ 108,117	\$ 91,918	\$ 16,200
Other Expenditures				
Transfer Out - Current Year	\$ 130,000	\$ 65,000	\$ 65,000	\$ -
Total Other Expenditures	\$ 130,000	\$ 65,000	\$ 65,000	\$ -
Total Expenditures	\$ 742,690		\$ 433,859	
Excess Revenues (Expenditures)	\$ (19,346)		\$ 241,097	
Fund Balance - Beginning	\$ 19,346		\$ 157,710	
Fund Balance - Ending	\$ (0)		\$ 398,807	

Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE SERIES 1999

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
For The Period Ending May 31, 2020

	Adopted Budget	Prorated Budget Thru 05/31/20	Actual Thru 05/31/20	Variance
<u>Revenues:</u>				
Assessments - On Roll	\$ 175,905	\$ 175,905	\$ 167,660	\$ (8,245)
Assessments - Direct Billed	8,842	8,842	8,842	-
Interest	-	-	773	773
Total Revenues	\$ 184,747	\$ 184,747	\$ 177,275	\$ (7,472)
<u>Expenditures:</u>				
Interest - 11/1	\$ 51,083	\$ 51,083	\$ 51,083	\$ -
Principal - 5/1	80,000	80,000	80,000	-
Interest - 5/1	51,083	51,083	51,083	-
Total Expenditures	\$ 182,165	\$ 182,165	\$ 182,165	\$ -
Excess Revenues (Expenditures)	\$ 2,582		\$ (4,890)	
Fund Balance - Beginning	\$ 63,325		\$ 118,721	
Fund Balance - Ending	\$ 65,908		\$ 113,831	

**Lakeside Plantation
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL RESERVE FUND**

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
For The Period Ending May 31, 2020

	Adopted Budget	Pro rated Budget Thru 05/31/20	Actual Thru 05/31/20	Variance
<u>Revenues:</u>				
Transfer In - Current Year	\$ 130,000	\$ 65,000	\$ 65,000	\$ -
Interest	-	-	3,691	3,691
Total Revenues	\$ 130,000	\$ 65,000	\$ 68,691	\$ 3,691
<u>Expenditures:</u>				
Property Site Elements	\$ 53,818	\$ 35,879	\$ 9,298	\$ 26,581
Contingency	-	-	62,521	(62,521)
Total Expenditures	\$ 53,818	\$ 35,879	\$ 71,819	\$ (35,940)
Excess Revenues (Expenditures)	\$ 76,182		\$ (3,128)	
Fund Balance - Beginning	\$ 324,810		\$ 377,698	
Fund Balance - Ending	\$ 400,992		\$ 374,570	

Lakeside Plantation

COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Tennis Club	\$ 6,520	\$ 3,300	\$ 2,520	\$ 460	\$ 400	\$ 40	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,240
Activities	1,452	565	776	1,273	617	(80)	(50)	-	-	-	-	-	4,553
Clubhouse Rentals	-	-	800	-	-	-	-	-	-	-	-	-	800
Miscellaneous	179	168	46	0	-	-	-	-	-	-	-	-	393
Interest	2	1	4	6	5	4	4	3	-	-	-	-	29
Operations & Maintenance Assessments	-	61,935	529,443	19,326	7,533	13,902	15,149	8,953	-	-	-	-	655,941
Total Revenues	\$ 8,153	\$ 65,969	\$ 533,290	\$ 21,066	\$ 8,554	\$ 13,866	\$ 15,102	\$ 8,956	\$ -	\$ -	\$ -	\$ -	\$ 674,956

Expenditures:													
Administrative													
Supervisor Fees	\$ 800	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 800	\$ -	\$ -	\$ -	\$ -	\$ 4,600
District Manager	3,187	3,187	3,187	3,187	3,187	3,187	3,187	3,187	-	-	-	-	25,497
District Counsel	1,131	1,650	106	1,358	1,576	1,705	2,504	4,751	-	-	-	-	14,782
District Engineer	966	2,219	551	1,375	813	1,753	406	813	-	-	-	-	8,895
Disclosure Report	83	83	83	83	83	83	83	83	-	-	-	-	667
Trustee Fees	3,578	-	-	-	-	-	-	-	-	-	-	-	3,578
Audit Fees	-	-	-	-	-	-	3,185	-	-	-	-	-	3,185
Postage, Phone, Fax, Copies	109	60	35	11	247	40	71	20	-	-	-	-	592
General Liability Insurance	5,792	-	-	-	-	-	-	-	-	-	-	-	5,792
Legal Advertising	347	116	86	-	86	89	-	286	-	-	-	-	1,010
Dues, Licenses & Fees	175	-	-	-	-	-	-	-	-	-	-	-	175
Other Current Charges	50	716	303	10	57	(9)	6	0	-	-	-	-	1,133
Property Insurance	8,968	-	-	-	-	-	-	-	-	-	-	-	8,968
Information Technology	108	108	108	108	108	108	108	108	-	-	-	-	866
Total Administrative	\$ 25,295	\$ 9,140	\$ 4,459	\$ 7,132	\$ 7,157	\$ 6,956	\$ 9,551	\$ 10,049	\$ -	\$ -	\$ -	\$ -	\$ 79,740

Operations													
Personnel Services (Management Contract)	\$ 14,559	\$ 14,559	\$ 14,559	\$ 14,559	\$ 14,559	\$ 14,559	\$ 14,559	\$ 14,559	\$ -	\$ -	\$ -	\$ -	\$ 116,469
Road & Sidewalk Repairs & Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Common Area Renewal & Maintenance	-	-	-	214	-	-	-	-	-	-	-	-	214
Street Light/Decorative Light	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Maintenance - Contract	7,655	7,655	7,655	7,655	7,655	7,655	7,655	7,655	-	-	-	-	61,240
Landscape Maintenance - Other	-	-	-	-	-	-	-	-	-	-	-	-	-
Mulch	-	-	-	-	-	-	-	-	-	-	-	-	-
Irrigation Maintenance	1,956	-	314	110	-	474	-	-	-	-	-	-	2,854
Lake Maintenance	966	966	966	966	966	966	966	966	-	-	-	-	7,728
Electric Utility Services - Entrance Feature	622	583	563	608	604	586	543	479	-	-	-	-	4,589
Water Utility Services - Entrance Feature	47	32	28	24	24	28	32	28	-	-	-	-	242
Repairs & Maintenance - Entrance Feature	-	-	-	3,266	-	-	-	-	-	-	-	-	3,266
Miscellaneous Tools, Equipment	-	-	-	-	-	-	-	-	-	-	-	-	-
Landscape Inspection Services	-	-	-	-	-	-	-	-	-	-	-	-	-
Traffic Enforcement	-	-	-	-	-	-	-	-	-	-	-	-	-
Tree Removal	-	-	-	-	600	-	-	-	-	-	-	-	600
Total Operations	\$ 25,805	\$ 23,795	\$ 24,085	\$ 27,402	\$ 24,407	\$ 24,267	\$ 23,755	\$ 23,687	\$ -	\$ -	\$ -	\$ -	\$ 197,202

Lakeside Plantation

COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF REVENUES & EXPENDITURES

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Clubhouse													
Activities	\$ 2,105	\$ 1,583	\$ 2,880	\$ 3,794	\$ 1,477	\$ 507	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,797
Licenses/Fees	624	-	64	-	-	-	-	-	-	-	-	-	688
General Supplies	278	354	838	2,030	1,141	1,008	-	907	-	-	-	-	6,554
Maintenance	607	1,623	1,101	1,327	1,181	159	-	1,256	-	-	-	-	7,254
Office Supplies	96	418	-	61	74	119	-	16	-	-	-	-	784
Public Communication	93	93	69	190	384	45	45	45	-	-	-	-	965
Pest Control	-	150	-	-	150	-	-	150	-	-	-	-	450
Security	41	147	175	-	147	-	-	147	-	-	-	-	657
Security Patrol	1,680	2,100	1,680	1,960	-	3,920	2,100	1,680	-	-	-	-	15,120
AED	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone & Internet Services	370	478	393	388	500	388	427	539	-	-	-	-	3,482
Janitorial Supplies	275	336	484	166	224	651	-	-	-	-	-	-	2,135
Electric Utility Services - Clubhouse	1,156	1,048	980	811	902	876	910	534	-	-	-	-	7,218
Gas Utility	12	12	12	12	12	12	12	12	-	-	-	-	97
Garbage Collection	168	182	168	180	-	313	168	-	-	-	-	-	1,181
Water Utility Services - Clubhouse	178	660	856	238	-	238	204	130	-	-	-	-	2,503
Electric Utility Services - Tennis Courts & Pool	543	802	1,000	1,295	1,264	1,237	1,103	800	-	-	-	-	8,044
Pool Cleaning	810	850	850	-	850	850	850	850	-	-	-	-	5,910
Pool Maintenance - Other	3,288	-	714	1,891	27	33	371	761	-	-	-	-	7,084
Tennis Courts - Maintenance	144	2,448	897	974	46	34	-	62	-	-	-	-	4,605
Tennis Courts - Programs	-	-	-	-	-	-	-	-	-	-	-	-	-
Water Utility Services - Tennis Courts & Pool	544	706	495	751	402	601	577	314	-	-	-	-	4,390
Total Clubhouse	\$ 13,012	\$ 13,989	\$ 13,657	\$ 16,069	\$ 8,779	\$ 10,990	\$ 7,218	\$ 8,203	\$ -	\$ -	\$ -	\$ -	\$ 91,918
Other Expenditures													
Transfer Out	\$ -	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
Total Other Expenditures	\$ -	\$ -	\$ -	\$ 65,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 65,000
Total Expenses	\$ 64,113	\$ 46,924	\$ 42,200	\$ 115,603	\$ 40,344	\$ 42,214	\$ 40,524	\$ 41,938	\$ -	\$ -	\$ -	\$ -	\$ 433,859
Excess Revenues (Expenditures)	\$ (55,960)	\$ 19,045	\$ 491,089	\$ (94,537)	\$ (31,789)	\$ (28,348)	\$ (25,422)	\$ (32,982)	\$ -	\$ -	\$ -	\$ -	\$ 241,097

**LAKESIDE PLANTATION
COMMUNITY DEVELOPMENT DISTRICT
LONG TERM DEBT REPORT**

SERIES 1999A, CAPITAL IMPROVEMENT REVENUE BONDS		
INTEREST RATE:	6.950%	
MATURITY DATE:	5/1/2031	
RESERVE FUND REQUIREMENT	MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$	189,896
RESERVE FUND BALANCE	\$	58,622
BONDS OUTSTANDING - 9/30/13	\$	1,860,000.00
LESS: PRINCIPAL PAYMENT 5/1/14	\$	(55,000.00)
LESS: PRINCIPAL PAYMENT 11/1/14 (PREPAYMENT)	\$	(5,000.00)
LESS: PRINCIPAL PAYMENT 5/1/15	\$	(60,000.00)
LESS: PRINCIPAL PAYMENT 5/1/16	\$	(60,000.00)
LESS: PRINCIPAL PAYMENT 5/1/17	\$	(65,000.00)
LESS: PRINCIPAL PAYMENT 5/1/18	\$	(70,000.00)
LESS: PRINCIPAL PAYMENT 5/1/19	\$	(75,000.00)
LESS: PRINCIPAL PAYMENT 5/1/20	\$	(80,000.00)
CURRENT BONDS OUTSTANDING	\$	1,390,000.00

SECTION VIII

SECTION B

SECTION 1

Lakeside Plantation CDD

ACTION ITEMS
as of 7/15/20

Item #	Meeting Assigned	Action Item	Assigned To	Date Due	Status	Comments
1	1/16/19	Light for corner of Plantation Blvd. and Tara	AM		Complete	
2	11/20/19	Tennis Court Fence Posts	AM		In Process	Contract awarded. Waiting on commencement of work.
3	11/20/19	Tennis Court Lights	AM		In Process	Proposals to be discussed at presented at 7/15/20 Board Meeting
4	1/15/20	Develop Recommendation for Solution to Pickleball Drainage Issue	DE		Complete	Work 90% completed on 5/13/20. Minor sod work and extension of pipe into pond to be completed in near future.
5	2/19/20	Contact City of North Port Regarding Jurisdiction to Enforce Removal of Items in ROW	DM		Complete	Contacted City of North Port and they indicated they have no ability to issue code violations.
6		Plantation BLVD Entrance Electrical Issues	DE/DM			

SECTION C



Lakeside Plantation CDD Community Development District

Amenity Center Management Report

Date of Meeting: July 15th, 2020

Submitted by: Nathan Trates

➤ Facility

- Clubhouse pressure washing(on-going)
- Spa motor replaced by Spies Pools
- Bradley Ray completed grinding of CDD owned sidewalks
- MG Electrical looking into fountain electrical issues
- Clubhouse deep cleaned
- Staff sanitizing measures in place to combat Covid-19
- New maintenance/janitorial employee started
- No Dogs allowed signage added around clubhouse/tennis court area
- Women's restroom toilet repaired
- Monitoring for social distancing of residents
- Tennis fencing project delayed due to contractor
- New soap dispensers added to pool bathrooms
- New clubhouse kitchen refrigerator delivered
- New door handles/locks added to all 4 bathrooms
- Loose pavers on pool deck repaired
- Battery replaced in AED machine

➤ Activities- kids, adults, fitness, athletics, swim(On hold due to Covid-19)

- Open Tennis – Monday-Wednesday-Saturday – 8:00 AM – 10:00 AM
- Pickle ball – Monday – Friday – 9:00 am – 2:30 PM
- Water Aerobics – Monday through Friday - 9:30 AM
- Bocce Ball - Monday, Wednesday and Friday – 10:00 AM
- Hand & Foot – Monday's – 1:00 PM
- Painting Club – Tuesday's – 10:00 AM
- Pinochle – Thursday's – 1:00 PM
- Mahjong – Tuesday's - 1:00 pm & Wednesday's – 12:00 PM – Friday's – 1:00 PM
- Mexican Train – Wednesday's & Friday's – 12:30 PM
- Euchre –Tuesday's – 1:00 PM
- Bridge & Tripoli– Thursday's – 6:30 PM
- Swim Lessons – every Tuesday, Wednesday & Thursday at 3:30 PM
- Yogatology – Monday & Thursday - 10 AM

➤ Special Events:

Special events postponed due to COVID-19

Amenity Management:

1. Revisited quote from Ed's Handy Home Improvement for Clubhouse exterior painting.
2. Quote from Bayshore Painting for painting clubhouse exterior(Will be added)



Ed Handy Home Improvement

1442 Ultramarine Lane
Punta Gorda, Florida
33950
941-380-4707
edhandyhome@gmail.com

ESTIMATE

EST0032

DATE

06/16/2020

TOTAL

USD \$7,500.00

TO

Lakeside Plantation

2200 Plantation Blvd
North Port, Florida
34289
941-423-5500
ntrates@vestapropertyservices.com

DESCRIPTION	RATE	QTY	AMOUNT
Painting Painting exterior of clubhouse and pool house	\$7,500.00	1	\$7,500.00
TOTAL			USD \$7,500.00

This estimate is for complete exterior painting of clubhouse and pool house. All exterior walls and trims including (window and door) 24 post columns and doors are included in estimate. This job is estimated to take 4-5 days. Material and labor is included in estimate. Paint comes with a seven-year warranty. A deposit of 50% will be required before start of work



