

*Lakeside Plantation  
Community Development District*

*Agenda*

*June 16, 2021*

# AGENDA

# *Lakeside Plantation*

## *Community Development District*

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219 East Livingston Street, Orlando, FL 32801

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

June 9, 2021

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, June 16, 2021 at 6:00 p.m. at the Lakeside Plantation Clubhouse, 2800 Plantation Blvd., North Port, Florida.** Following is the advance agenda for the meeting:

- I. Roll Call
- II. Pledge of Allegiance
- III. 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*)
- IV. District Engineer's Report
- V. Unfinished Business
- VI. New Business Items
  - A. Review and Acceptance of Fiscal Year 2020 Draft Audit Report
- VII. Business Administration
  - A. Approval of Minutes of May 19, 2021 Meeting
  - B. Approval of Check Register
  - C. Balance Sheet and Income Statement
- VIII. General Audience Comments
- IX. Staff Reports
  - A. District Counsel
  - B. District Manager
    - i. Action Items List
  - C. Amenities Manager – Monthly Report
  - D. Landscape Maintenance Update
- X. Other Business
- XI. Supervisors' Requests
- XII. 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 fifth order of business is Unfinished Business. Any unfinished business will be discussed under this item.

The fifth order of business is New Business Items. Section A is review and acceptance of Fiscal Year 2020 draft audit report. A copy of the report is enclosed for your review.

The sixth order of business is Business Administration. Section A is the approval of the minutes of the May 19, 2021 meeting. The minutes will be provided under separate cover. 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 Action Items list for your review. Section C is the Amenities Manager Report. Section D is landscape maintenance update.

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,

*Tricia Adams*

District Manager

Cc: Michael Eckert, District Counsel  
Sarah Sandy, District Counsel  
Andy Tilton, District Engineer  
Brent Burford, District Engineer  
Tamara Lorf, Amenities Manager  
Roy Deary, Vesta

Enclosures

## SECTION VI

# SECTION A

**DRAFT**

**Lakeside Plantation  
Community Development District  
ANNUAL FINANCIAL REPORT  
September 30, 2020**

## Lakeside Plantation Community Development District

## ANNUAL FINANCIAL REPORT

September 30, 2020

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## **REPORT OF INDEPENDENT AUDITORS**

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

### **Report on the Financial Statements**

We have audited the accompanying financial statements of Lakeside Plantation Community Development District as of and for the year ended September 30, 2020, and the related notes to financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

### **Management's Responsibility for the Financial Statements**

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### **Auditor's Responsibility**

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Accounting Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

To the Board of Supervisors  
Lakeside Plantation Community Development District

**Opinion**

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of Lakeside Plantation Community Development District, as of September 30, 2020, and the respective changes in financial position and the budgetary comparison for the General Fund for the year then ended in conformity with accounting principles generally accepted in the United States of America.

**Other Matters**

*Required Supplementary Information*

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

**Other Reporting Required by Government Auditing Standards**

In accordance with *Government Auditing Standards*, we have also issued a report dated May XX, 2021 on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations and contracts. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Lakeside Plantation Community Development District's internal control over financial reporting and compliance.

Berger, Toombs, Elam, Gaines & Frank  
Certified Public Accountants PL  
Fort Pierce, Florida

May XX, 2021

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

Management's discussion and analysis of Lakeside Plantation Community Development District (the "District") financial performance provides an objective and easily readable analysis of the District's financial activities. The analysis provides summary financial information for the District and should be read in conjunction with the District's financial statements.

**OVERVIEW OF THE FINANCIAL STATEMENTS**

The District's basic financial statements comprise three components; 1) *Government-wide financial statements*, 2) *Fund financial statements*, and 3) *Notes to financial statements*. The *Government-wide financial statements* present an overall picture of the District's financial position and results of operations. The *Fund financial statements* present financial information for the District's major funds. The *Notes to financial statements* provide additional information concerning the District's finances.

The *Government-wide financial statements* are the **statement of net position** and the **statement of activities**. These statements use accounting methods similar to those used by private-sector companies. Emphasis is placed on the net position of governmental activities and the change in net position. Governmental activities are primarily supported by special assessments.

The **statement of net position** presents information on all assets and liabilities of the District, with the difference between assets and liabilities reported as net position. Assets, liabilities, and net position are reported for all Governmental activities.

The **statement of activities** presents information on all revenues and expenses of the District and the change in net position. Expenses are reported by major function and program revenues relating to those functions are reported, providing the net cost of all functions provided by the District. To assist in understanding the District's operations, expenses have been reported as governmental activities. Governmental activities financed by the District include general government and debt service.

*Fund financial statements* present financial information for governmental funds. These statements provide financial information for the major funds of the District. Governmental fund financial statements provide information on the current assets and liabilities of the funds, changes in current financial resources (revenues and expenditures), and current available resources.

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

**OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)**

*Fund financial statements* include a **balance sheet** and a **statement of revenues, expenditures and changes in fund balances** for all governmental funds. A **statement of revenues, expenditures, and changes in fund balances – budget and actual** is provided for the District's General Fund. *Fund financial statements* provide more detailed information about the District's activities. Individual funds are established by the District to track revenues that are restricted to certain uses or to comply with legal requirements.

The *government-wide financial statements* and the *fund financial statements* provide different pictures of the District. The *government-wide financial statements* provide an overall picture of the District's financial standing. These statements are comparable to private-sector companies and give a good understanding of the District's overall financial health and how the District paid for the various activities, or functions, provided by the District. All assets of the District, including capital assets, are reported in the **statement of net position**. All liabilities, including principal outstanding on bonds are included. In the **statement of activities**, transactions between the different functions of the District have been eliminated in order to avoid "doubling up" the revenues and expenses. The *fund financial statements* provide a picture of the major funds of the District. In the case of governmental activities, outlays for long lived assets are reported as expenditures and long-term liabilities, such as general obligation bonds, are not included in the fund financial statements. To provide a link from the *fund financial statements* to the *government-wide financial statements*, reconciliation is provided from the *fund financial statements* to the *government-wide financial statements*.

*Notes to financial statements* provide additional detail concerning the financial activities and financial balances of the District. Additional information about the accounting practices of the District, investments of the District, capital assets and long-term debt are some of the items included in the *notes to financial statements*.

**Financial Highlights**

The following are the highlights of financial activity for the year ended September 30, 2020.

- ◆ The District's total assets exceeded total liabilities by \$3,552,533 (net position). Net investment in capital assets was \$2,968,655, restricted net position was \$25,982 and unrestricted net position was \$557,896.
- ◆ Governmental activities revenues totaled \$884,709 while governmental activities expenses totaled \$952,544.

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

**OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)**

**Financial Analysis of the District**

The following schedule provides a summary of the assets, liabilities and net position of the District and is presented by category for comparison purposes.

**Net Position**

	<b>Governmental Activities</b>	
	<b>2020</b>	<b>2019</b>
Current assets	\$ 567,660	\$ 573,460
Restricted assets	124,857	118,715
Capital assets	4,300,032	4,451,202
Total Assets	<u>4,992,549</u>	<u>5,143,377</u>
Current liabilities	135,016	133,009
Non-current liabilities	1,305,000	1,390,000
Total Liabilities	<u>1,440,016</u>	<u>1,523,009</u>
Net position - net investment in capital assets	2,968,655	3,039,403
Net position - restricted	25,982	23,536
Net position - unrestricted	<u>557,896</u>	<u>557,429</u>
Total Net Position	<u>\$ 3,552,533</u>	<u>\$ 3,620,368</u>

The decrease in total liabilities is related to the principal payment made on long-term debt in the current year.

The decrease in capital assets is related to depreciation in excess of capital additions in the current year.

The decrease in net position is related to expenses exceeding revenues in the current year.

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

**OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)**

**Financial Analysis of the District (Continued)**

The following schedule provides a summary of the changes in net position of the District and is presented by category for comparison purposes.

**Change in Net Position**

	<b>Governmental Activities</b>	
	<b>2020</b>	<b>2019</b>
<b>Revenues</b>		
Charges for services	\$ 879,095	\$ 885,475
Miscellaneous revenues	593	1,527
Investment earnings	5,021	11,346
Total Revenues	<u>884,709</u>	<u>898,348</u>
<b>Expenses</b>		
General government	107,777	131,303
Physical environment	307,331	323,916
Culture/recreation	437,588	392,639
Interest on long-term debt	99,848	105,206
Total Expenses	<u>952,544</u>	<u>953,064</u>
Change in Net Position	(67,835)	(54,716)
Net Position - Beginning of Year	<u>3,620,368</u>	<u>3,675,084</u>
Net Position - End of Year	<u>\$ 3,552,533</u>	<u>\$ 3,620,368</u>

The decrease in general government is related to the decrease in legal fees in the current year.

The decrease in physical environment in the current year is related to the decrease in landscape expenses in the current year.

The increase in culture/recreation is related to increased security expenses in the current year.

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

**OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)**

**Capital Assets Activity**

The following schedule provides a summary of the District's capital assets as of September 30, 2020 and 2019.

<u>Description</u>	<u>Governmental Activities</u>	
	<u>2020</u>	<u>2019</u>
Land and improvements	\$ 3,266,092	\$ 3,266,092
Buildings	1,384,314	1,384,314
Infrastructure	2,309,880	2,309,880
Improvements other than buildings	1,291,941	1,278,590
Equipment	206,868	206,868
Less: accumulated depreciation	(4,159,063)	(3,994,542)
 Total Capital Assets (Net)	 \$ 4,300,032	 \$ 4,451,202

Capital asset activity consisted of additions to improvements other than buildings, \$13,351, and depreciation of \$164,521.

**General Fund Budgetary Highlights**

Budgeted expenditures exceeded actual expenditures primarily due to less utility and maintenance expenditures than were anticipated.

There were no amendments to the September 30, 2020 budget.

**Debt Management**

Governmental Activities debt includes the following:

In October 1999, the District issued \$3,360,000 Series 1999A Capital Improvement Revenue Bonds. The Bonds were issued to provide funds to pay all or a portion of the costs of the planning, financing, acquisition, construction, installation, and equipping the Series 1999 Project. The balance outstanding at September 30, 2020 was \$1,390,000.

**Lakeside Plantation Community Development District  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
For the Year Ended September 30, 2020**

**OVERVIEW OF THE FINANCIAL STATEMENTS (CONTINUED)**

**Economic Factors and Next Year's Budget**

The District does not expect any economic factors to have a significant effect on the financial position or results of operations of the District in fiscal year 2021.

**Request for Information**

The financial report is designed to provide a general overview of Lakeside Plantation Community Development District's finances for all those with an interest. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Lakeside Plantation Community Development District, Governmental Management Services, 219 East Livingston Street, Orlando, Florida, 32801.



**Lakeside Plantation Community Development District**  
**STATEMENT OF NET POSITION**  
**September 30, 2020**

	<b>Governmental Activities</b>
<b>ASSETS</b>	
Current Assets	
Cash	\$ 191,819
Investments	359,310
Accounts receivable	33
Prepaid expenses	15,981
Deposits	517
Total Current Assets	<u>567,660</u>
Non-Current Assets	
Restricted Assets	
Investments	124,857
Capital Assets, Not Being Depreciated	
Land and improvements	3,266,092
Capital Assets, Being Depreciated	
Buildings	1,384,314
Improvements other than buildings	1,291,941
Infrastructure	2,309,880
Equipment	206,868
Accumulated depreciation	<u>(4,159,063)</u>
Total Non-Current Assets	<u>4,424,889</u>
Total Assets	<u><u>4,992,549</u></u>
<b>LIABILITIES</b>	
Current Liabilities	
Accounts payable	9,764
Bonds payable	85,000
Accrued interest	40,252
Total Current Liabilities	<u>135,016</u>
Non-Current Liabilities	
Bonds payable	<u>1,305,000</u>
Total Liabilities	<u><u>1,440,016</u></u>
<b>NET POSITION</b>	
Net investment in capital assets	2,968,655
Restricted for debt service	25,982
Unrestricted	557,896
Total Net Position	<u><u>\$ 3,552,533</u></u>

*See accompanying notes to financial statements.*

**Lakeside Plantation Community Development District**  
**STATEMENT OF ACTIVITIES**  
**For the Year Ended September 30, 2020**

<b>Functions/Programs</b>	<b>Expenses</b>	<b>Program Revenues Charges for Services</b>	<b>Net (Expense) Revenues and Changes in Net Position Governmental Activities</b>
<b>Governmental Activities</b>			
General government	\$ (107,777)	\$ 137,418	\$ 29,641
Physical environment	(307,331)	387,227	79,896
Culture/recreation	(437,588)	166,925	(270,663)
Interest on long-term debt	(99,848)	187,525	87,677
Total Governmental Activities	<u>\$ (952,544)</u>	<u>\$ 879,095</u>	<u>(73,449)</u>
<b>General Revenues</b>			
Miscellaneous revenues			593
Investment income			<u>5,021</u>
Total General Revenues			<u>5,614</u>
Change in Net Position			(67,835)
Net Position - October 1, 2019			<u>3,620,368</u>
Net Position - September 30, 2020			<u><u>\$ 3,552,533</u></u>

*See accompanying notes to financial statements.*

**Lakeside Plantation Community Development District**  
**BALANCE SHEET –**  
**GOVERNMENTAL FUNDS**  
**September 30, 2020**

	General	Debt Service	Capital Projects	Total Governmental Funds
<b>ASSETS</b>				
Cash	\$ 167,963	\$ -	\$ 23,856	\$ 191,819
Investments	507	-	358,803	359,310
Accounts receivable	33	-	-	33
Due from other funds	1,435	-	-	1,435
Prepaid expenses	15,981	-	-	15,981
Restricted assets	517	-	-	517
Cash and investments, at fair value	-	124,857	-	124,857
<b>Total Assets</b>	<b>\$ 186,436</b>	<b>\$ 124,857</b>	<b>\$ 382,659</b>	<b>\$ 693,952</b>
<b>LIABILITIES AND FUND BALANCES</b>				
<b>LIABILITIES</b>				
Accounts payable	\$ 9,764	\$ -	\$ -	\$ 9,764
Due to other funds	-	-	1,435	1,435
<b>Total Liabilities</b>	<b>9,764</b>	<b>-</b>	<b>1,435</b>	<b>11,199</b>
<b>FUND BALANCES</b>				
Nonspendable-prepaid expenses	16,498	-	-	16,498
Restricted for debt service	-	124,857	-	124,857
Assigned for capital projects	-	-	381,224	381,224
Unassigned	160,174	-	-	160,174
<b>Total Fund Balances</b>	<b>176,672</b>	<b>124,857</b>	<b>381,224</b>	<b>682,753</b>
<b>Total Liabilities and Fund Balances</b>	<b>\$ 186,436</b>	<b>\$ 124,857</b>	<b>\$ 382,659</b>	<b>\$ 693,952</b>

See accompanying notes to financial statements.

**Lakeside Plantation Community Development District**  
**RECONCILIATION OF TOTAL GOVERNMENTAL FUND BALANCES**  
**TO NET POSITION OF GOVERNMENTAL ACTIVITIES**  
**September 30, 2020**

Total Governmental Fund Balances	\$ 682,753
Amounts reported for governmental activities in the Statement of Net Position are different because:	
Capital assets, land and improvements, \$3,266,092, buildings, \$1,384,314, infrastructure, \$2,309,880, equipment, \$206,868, improvements other than buildings, \$1,291,941, and accumulated depreciation, \$(4,159,063), used in governmental activities are not current financial resources and are not reported at the governmental fund level.	4,300,032
Long-term liabilities, including bonds payable are not due and payable in the current period and therefore, are not reported at the fund level.	(1,390,000)
Accrued interest expense for long-term debt is not a current financial use and therefore, is not reported at the governmental fund level.	<u>(40,252)</u>
Net Position of Governmental Activities	<u><u>\$ 3,552,533</u></u>

*See accompanying notes to financial statements.*

**Lakeside Plantation Community Development District**  
**STATEMENT OF REVENUES, EXPENDITURES AND CHANGES**  
**IN FUND BALANCES – GOVERNMENTAL FUNDS**  
**For the Year Ended September 30, 2020**

	General	Debt Service	Capital Projects	Total Governmental Funds
<b>Revenues</b>				
Special assessments	\$ 699,069	\$ 187,525	\$ -	\$ 886,594
Charges for services	18,982	-	-	18,982
Miscellaneous revenues	593	-	-	593
Investment income	40	776	4,205	5,021
<b>Total Revenues</b>	<b>718,684</b>	<b>188,301</b>	<b>4,205</b>	<b>911,190</b>
<b>Expenditures</b>				
<b>Current</b>				
General government	107,777	-	-	107,777
Physical environment	303,701	-	-	303,701
Culture/recreation	130,919	-	145,778	276,697
Capital outlay	-	-	13,351	13,351
Debt service	-	80,000	-	80,000
Principal	-	102,165	-	102,165
Interest	-	182,165	159,129	883,691
<b>Total Expenditures</b>	<b>542,397</b>	<b>182,165</b>	<b>159,129</b>	<b>883,691</b>
<b>Excess of revenues over/(under) expenditures</b>	<b>176,287</b>	<b>6,136</b>	<b>(154,924)</b>	<b>27,499</b>
<b>Other Financing Sources/(Uses)</b>				
Transfers in	-	-	158,450	158,450
Transfers out	(158,450)	-	-	(158,450)
<b>Total other financing sources/(uses)</b>	<b>(158,450)</b>	<b>-</b>	<b>158,450</b>	<b>-</b>
<b>Net Change in Fund Balances</b>	<b>17,837</b>	<b>6,136</b>	<b>3,526</b>	<b>27,499</b>
<b>Fund Balances - October 1, 2019</b>	<b>158,835</b>	<b>118,721</b>	<b>377,698</b>	<b>655,254</b>
<b>Fund Balances - September 30, 2020</b>	<b>\$ 176,672</b>	<b>\$ 124,857</b>	<b>\$ 381,224</b>	<b>\$ 682,753</b>

See accompanying notes to financial statements.

**Lakeside Plantation Community Development District  
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS  
TO THE STATEMENT OF ACTIVITIES  
For the Year Ended September 30, 2020**

Net Change in Fund Balances - Total Governmental Funds	\$	27,499
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Amounts reported for governmental activities in the Statement of Activities are different because:

Governmental funds report capital outlays as expenditures. However, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives as depreciation. This is the amount that capital outlay, \$13,351, was exceeded by depreciation, \$(164,521) in the current period.		(151,170)
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Governmental funds report principal payments as expenditures when paid, whereas these payments are recognized as a decrease in bonds payable at the government-wide level.		80,000
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Revenues in the Statement of Activities that do not provide current financial resources are reported as deferred inflows of resources in the governmental funds. This is the change in deferred inflows of resources in the current year.		(26,481)
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At the fund level interest is recognized when due. At the government-wide level interest is accrued on outstanding debt. This is the current year accrual.		2,317
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Change in Net Position of Governmental Activities	\$	(67,835)
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*See accompanying notes to financial statements.*

**Lakeside Plantation Community Development District**  
**STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN**  
**FUND BALANCES – BUDGET AND ACTUAL – GENERAL FUND**  
**For the Year Ended September 30, 2020**

	<b>Original Budget</b>	<b>Final Budget</b>	<b>Actual</b>	<b>Variance with Final Budget Positive (Negative)</b>
<b>Revenues</b>				
Special assessments	\$ 686,794	\$ 686,794	\$ 699,069	\$ 12,275
Charges for services	35,000	35,000	18,982	(16,018)
Miscellaneous revenues	1,500	1,500	593	(907)
Investment income	50	50	40	(10)
<b>Total Revenues</b>	<u>723,344</u>	<u>723,344</u>	<u>718,684</u>	<u>(4,660)</u>
<b>Expenditures</b>				
<b>Current</b>				
General government	106,921	106,921	107,777	(856)
Physical environment	343,425	343,425	303,701	39,724
Culture/recreation	162,344	162,344	130,919	31,425
<b>Total Expenditures</b>	<u>612,690</u>	<u>612,690</u>	<u>542,397</u>	<u>70,293</u>
<b>Excess of revenues over/(under)expenditures</b>	<u>110,654</u>	<u>110,654</u>	<u>176,287</u>	<u>65,633</u>
<b>Other Financing Sources/(Uses)</b>				
Transfers out	<u>(130,000)</u>	<u>(130,000)</u>	<u>(158,450)</u>	<u>(28,450)</u>
<b>Net Change in Fund Balances</b>	<u>(19,346)</u>	<u>(19,346)</u>	<u>17,837</u>	<u>37,183</u>
<b>Fund Balances - October 1, 2019</b>	<u>19,346</u>	<u>19,346</u>	<u>158,835</u>	<u>139,489</u>
<b>Fund Balances - September 30, 2020</b>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 176,672</u>	<u>\$ 176,672</u>

*See accompanying notes to financial statements.*

**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The financial statements of the District have been prepared in conformity with generally accepted accounting principles (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District's more significant accounting policies are described below.

**1. Reporting Entity**

The District was established on March 1, 1999, pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "Act"), by Ordinance 99-1 of the City of North Port, as a Community Development District. The District was established for the purposes of financing and managing the acquisition, construction, maintenance and operation of the infrastructure necessary for community development within its jurisdiction. The District is authorized to issue bonds for the purpose, among others, of financing, funding, planning, establishing, acquiring, constructing district roads, landscaping, and other basic infrastructure projects within or outside the boundaries of the Lakeside Plantation Community Development District. The District is governed by a Board of Supervisors who are elected by the owners of property within the District. The District operates within the criteria established by Chapter 190.

As required by GAAP, these financial statements present the Lakeside Plantation Community Development District (the primary government) as a stand-alone government. The reporting entity for the District includes all functions of government in which the District's Board exercises oversight responsibility including, but not limited to, financial interdependency, selection of governing authority, designation of management, significant ability to influence operations and accountability for fiscal matters.

Based upon the application of the above-mentioned criteria as set forth in Governmental Accounting Standards the District has identified no component units.

**2. Measurement Focus and Basis of Accounting**

The basic financial statements of the District are composed of the following:

- Government-wide financial statements
- Fund financial statements
- Notes to financial statements



**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**2. Measurement Focus and Basis of Accounting (Continued)**

**a. Government-wide Financial Statements**

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Government-wide financial statements report all non-fiduciary information about the reporting government as a whole. These statements include all the governmental activities of the primary government. The effect of interfund activity has been removed from these statements.

Governmental activities are supported by special assessments. Program revenues are netted with program expenses in the statement of activities to present the net cost of each program.

Amounts paid to acquire capital assets are capitalized as assets, rather than reported as an expenditure. Proceeds of long-term debt are recorded as liabilities in the government-wide financial statements, rather than as an other financing source.

Amounts paid to reduce long-term indebtedness of the reporting government are reported as a reduction of the related liability, rather than as an expenditure.

**b. Fund Financial Statements**

The underlying accounting system of the District is organized and operated on the basis of separate funds, each of which is considered to be a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, fund equity, revenues and expenditures or expenses, as appropriate. Governmental resources are allocated to and accounted for in individual funds based upon the purposes for which they are to be spent and the means by which spending activities are controlled.

Fund financial statements for the primary government's governmental funds are presented after the government-wide financial statements. These statements display information about major funds individually.

**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**2. Measurement Focus and Basis of Accounting (Continued)**

**b. Fund Financial Statements (Continued)**

**Governmental Funds**

The District reports fund balance according to Governmental Accounting Standards Board Statement 54 – Fund Balance Reporting and Governmental Fund Type Definitions. The Statement requires the fund balance for governmental funds to be reported in classifications that comprise a hierarchy based primarily on the extent to which the government is bound to honor constraints on the specific purposes for which amounts in those funds can be spent.

The District has various policies governing the fund balance classifications.

**Nonspendable Fund Balance** – This classification consists of amounts that cannot be spent because they are either not in spendable form or are legally or contractually required to be maintained intact.

**Restricted Fund Balance** – This classification includes amounts that can be spent only for specific purposes stipulated by constitution, external resource providers, or through enabling legislation.

**Assigned Fund Balance** – This classification consists of the Board of Supervisors' intent to be used for specific purposes, but are neither restricted nor committed. The assigned fund balances can also be assigned by the District's management company.

**Unassigned Fund Balance** – This classification is the residual classification for the government's general fund and includes all spendable amounts not contained in the other classifications. Unassigned fund balance is considered to be utilized first when an expenditure is incurred for purposes for which amounts in any of those unrestricted fund balance classifications could be used.

**Fund Balance Spending Hierarchy** – For all governmental funds except special revenue funds, when restricted, committed, assigned, and unassigned fund balances are combined in a fund, qualified expenditures are paid first from restricted or committed fund balance, as appropriate, then assigned and finally unassigned fund balances.

**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**2. Measurement Focus and Basis of Accounting (Continued)**

**b. Fund Financial Statements (Continued)**

**Governmental Funds (Continued)**

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are considered to be available when they are collected within the current period or soon thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period.

Expenditures generally are recorded when a liability is incurred, as under accrual accounting. Interest associated with the current fiscal period is considered to be an accrual item and so has been recognized as revenue of the current fiscal period.

Under the current financial resources measurement focus, only current assets and current liabilities are generally included on the balance sheet. The reported fund balance is considered to be a measure of "available spendable resources".

Governmental fund operating statements present increases (revenues and other financing sources) and decreases (expenditures and other financing uses) in net current assets. Accordingly, they are said to present a summary of sources and uses of "available spendable resources" during a period.

Because of their spending measurement focus, expenditure recognition for governmental fund types excludes amounts represented by non-current liabilities. Since they do not affect net current assets, such long-term amounts are not recognized as governmental fund type expenditures or fund liabilities.

Amounts expended to acquire capital assets are recorded as expenditures in the year that resources are expended, rather than as fund assets. The proceeds of long-term debt are recorded as an other financing source rather than as a fund liability.

Debt service expenditures are recorded only when payment is due.

**3. Basis of Presentation**

**a. Governmental Major Funds**

General Fund – The General Fund is the District's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**3. Basis of Presentation (Continued)**

**a. Governmental Major Funds (Continued)**

Debt Service Fund – The Debt Service Fund accounts for debt service requirements to retire the Series 1999A Special Assessment Bonds, which were used to finance the construction of certain improvements within the District.

Capital Projects Fund – The Capital Projects Fund accounts for acquisition and construction of infrastructure improvements located within the boundaries of the District.

**b. Non-current Governmental Assets/Liabilities**

GASB Statement 34 requires that non-current governmental assets, such as construction in progress, and non-current governmental liabilities, such as general obligation bonds be reported in the governmental activities column in the government-wide Statement of Net Position.

**4. Assets, Liabilities, and Net Position or Equity**

**a. Cash and Investments**

Florida Statutes require state and local governmental units to deposit monies with financial institutions classified as "Qualified Public Depositories," a multiple financial institution pool whereby groups of securities pledged by the various financial institutions provide common collateral from their deposits of public funds. This pool is provided as additional insurance to the federal depository insurance and allows for additional assessments against the member institutions, providing full insurance for public deposits.

The District is authorized to invest in those financial instruments as established by Section 218.415, Florida Statutes. The authorized investments consist of:

1. Direct obligations of the United States Treasury;
2. The Local Government Surplus Funds Trust or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperative Act of 1969;
3. Interest-bearing time deposits or savings accounts in authorized qualified public depositories;

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**4. Assets, Liabilities, and Net Position or Equity (Continued)**

**a. Cash and Investments (Continued)**

4. Securities and Exchange Commission, registered money market funds with the highest credit quality rating from a nationally recognized rating agency.

Cash and investments include time deposits, certificates of deposit, money market funds, and all highly liquid debt instruments with original maturities of three months or less.

**b. Restricted Assets**

Certain net position of the District is classified as restricted on the Statement of Net Position because their use is limited either by law through constitutional provisions or enabling legislation; or by restrictions imposed externally by creditors. In a fund with both restricted and unrestricted net position, qualified expenses are considered to be paid first from restricted net position and then from unrestricted net position.

**c. Capital Assets**

Capital assets, which include construction in progress, are reported in the governmental activities column.

The District defines capital assets as assets with an initial, individual cost of \$5,000 or more and an estimated useful life in excess of one year. The valuation basis for all assets is historical cost.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend its useful life are not capitalized.

Major outlays for capital assets and improvements are capitalized as projects are constructed.

Depreciation of capital assets is computed and recorded by utilizing the straight-line method. Estimated useful lives of the various classes of depreciable capital assets are as follows:

Buildings	30 years
Infrastructure	25 years
Improvements other than buildings	15 years
Equipment	10 years

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE A – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**4. Assets, Liabilities, and Net Position or Equity (Continued)**

**d. Budgets**

Budgets are prepared and adopted after public hearings for the governmental funds, pursuant to Chapter 190, Florida Statutes. The District utilizes the same basis of accounting for budgets as it does for revenues and expenditures in its various funds. The legal level of budgetary control is at the fund level. All budgeted appropriations lapse at year end. Formal budgets are adopted for the general and debt service funds. As a result, deficits in the budget columns of the accompanying financial statements may occur.

**NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS**

**1. Explanation of Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position**

"Total fund balances" of the District's governmental funds (\$682,753) differs from "net position" of governmental activities (\$3,552,533) reported in the Statement of Net Position. This difference primarily results from the long-term economic focus of the Statement of Net Position versus the current financial resources focus of the governmental fund balance sheet. The effect of the differences is illustrated below:

**Capital related items**

When capital assets (land, buildings and improvements, infrastructure and equipment that are to be used in governmental activities) are purchased or constructed, the cost of those assets is reported as expenditures in governmental funds. However, the Statement of Net Position included those capital assets among the assets of the District as a whole.

Land and improvements	\$ 3,266,092
Buildings	1,384,314
Infrastructure	2,309,880
Improvements other than buildings	1,291,941
Equipment	206,868
Less: accumulated depreciation	<u>(4,159,063)</u>
Total	<u>\$ 4,300,032</u>

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (CONTINUED)**

**1. Explanation of Differences Between the Governmental Fund Balance Sheet and the Government-wide Statement of Net Position (Continued)**

**Long-term debt transactions**

Long-term liabilities applicable to the District's governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities. All liabilities (both current and long-term) are reported in the Statement of Net Position. Balances at September 30, 2020 were:

Bonds payable	<u>\$ (1,390,000)</u>
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**Accrued interest**

Accrued liabilities in the Statement of Net Position differ from the amount reported in governmental funds due to the accrued interest on bonds.

Accrued interest	<u>\$ (40,252)</u>
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**2. Explanation of Differences Between the Governmental Fund Operating Statements and the Statement of Activities**

The "net change in fund balances" for government funds (\$27,499) differs from the "change in net position" for governmental activities (\$67,835) reported in the Statement of Activities. The differences arise primarily from the long-term economic focus of the Statement of Activities versus the current financial resources focus of the governmental funds. The effect of the differences is illustrated as follows.

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE B – RECONCILIATION OF GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (CONTINUED)**

**2. Explanation of Differences Between the Governmental Fund Operating Statements and the Statement of Activities (Continued)**

**Capital related items**

When capital assets that are to be used in governmental activities are purchased or constructed, the resources expended for those assets are reported as expenditures in governmental funds. However, in the Statement of Activities, the costs of those assets is allocated over their estimated useful lives and reported as depreciation. As a result, fund balances decrease by the amount of financial resources expended, whereas net position decrease by the amount of depreciation charged for the year.

Capital outlay	\$ 13,351
Depreciation	<u>(164,521)</u>
Total	<u>\$ (151,170)</u>

**Long-term debt transactions**

When long-term debt is issued for governmental activities, the resources obtained are recognized as an other financing source at the fund level. At the government-wide level, however, the new debt increases non-current liabilities. Also, interest is recognized when due at the fund level, but is accrued at the government-wide level.

Principal payments	\$ 80,000
Accrued interest	<u>2,317</u>
Total	<u>\$ 82,317</u>

**Deferred inflows of resources**

Deferred inflows of resources reported in the governmental funds are recognized as revenues in the Statement of Activities.

Net change in deferred inflows of resources	<u>\$ (26,481)</u>
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**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE C – CASH AND INVESTMENTS**

All deposits are held in qualified public depositories and are included on the accompanying balance sheet as cash and investments.

**Custodial Credit Risk – Deposits**

Custodial credit risk is the risk that in the event of a bank failure, the District's deposits may not be returned to it. The District does not have a formal deposit policy for custodial credit risk, however, they follow the provisions of Chapter 280, Florida Statutes regarding deposits and investments. As of September 30, 2020, the District's bank balance was \$197,062 and the carrying value was \$191,819. Exposure to custodial credit risk was as follows. The District maintains all deposits in a qualified public depository in accordance with the provisions of Chapter 280, Florida Statutes, which means that all deposits are fully insured by Federal Depositors Insurance or collateralized under Chapter 280, Florida Statutes.

**Investments**

As of September 30, 2020, the District had the following investments and maturities:

<u>Investment</u>	<u>Maturity Date</u>	<u>Fair Value</u>
First American Govt Obligation Fd	44 days*	\$ 124,857
Florida Prime	48 days*	359,310
Total		<u>\$ 484,167</u>

\* Weighted Average Maturity

The District categorizes its fair value measurements within the fair value hierarchy recently established by generally accepted accounting principles. The fair value is the price that would be received to sell an asset, or paid to transfer a liability, in an orderly transaction between market participants at the measurement date. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. The District uses a market approach in measuring fair value that uses prices and other relevant information generated by market transactions involving identical or similar assets, liabilities, or groups of assets and liabilities.

Assets or liabilities are classified into one of three levels. Level 1 is the most reliable and is based on quoted price for identical assets, or liabilities, in an active market. Level 2 uses significant other observable inputs when obtaining quoted prices for identical or similar assets, or liabilities, in markets that are not active. Level 3 is the least reliable and uses significant unobservable inputs that use the best information available under the circumstances, which includes the District's own data in measuring unobservable inputs.

Based on the criteria in the preceding paragraph, the investments in First American Government Obligation Fund are Level 1 assets.

**Lakeside Plantation Community Development District  
NOTES TO FINANCIAL STATEMENTS  
September 30, 2020**

**NOTE C – CASH AND INVESTMENTS (CONTINUED)**

Interest Rate Risk

The District does not have a formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. Both First American Government Obligation Funds and Local Government Surplus Funds are rated AAAM by Standards and Poors.

Credit Risk

The District's investments are limited by state statutory requirements and bond compliance. The District has no investment policy that would further limit its investment choices.

Concentration of Credit Risk

The District places no limit on the amount it may invest in any one fund. The investments in the First American Government Obligations Funds represent 26% of the District's investments. The remaining 74% is represented by Florida Prime.

The types of deposits and investments and their level of risk exposure as of September 30, 2020 were typical of these items during the fiscal year then ended.

**NOTE D – SPECIAL ASSESSMENT REVENUES**

Special assessment revenues recognized for the 2019-2020 fiscal year were levied in October 2019. All taxes are due and payable on November 1 or as soon as the assessment roll is certified and delivered to the Tax Collector. Per Section 197.162, Florida Statutes, discounts are allowed for early payment at the rate of 4% in November, 3% in December, 2% in January, and 1% in February. Taxes paid in March are without discount.

All unpaid taxes become delinquent as of April 1. Virtually all unpaid taxes are collected via the sale of tax certificates on or prior to, June 1; therefore, there were no material taxes receivable at fiscal year end.

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE E – CAPITAL ASSETS**

Capital Asset activity for the year ended September 30, 2020 was as follows:

	October 1, 2019 Balance	Additions	Deletions	September 30, 2020 Balance
<u>Governmental Activities:</u>				
Capital assets, not being depreciated:				
Land and improvements	\$ 3,266,092	\$ -	\$ -	\$ 3,266,092
Construction in progress	-	-	-	-
Total Capital Assets, not depreciated	<u>3,266,092</u>	<u>-</u>	<u>-</u>	<u>3,266,092</u>
Capital assets, being depreciated:				
Buildings	1,384,314	-	-	1,384,314
Improvements other than buildings	1,278,590	13,351	-	1,291,941
Infrastructure	2,309,880	-	-	2,309,880
Equipment	206,868	-	-	206,868
Total Capital Assets being depreciated	<u>5,179,652</u>	<u>13,351</u>	<u>-</u>	<u>5,193,003</u>
Less: accumulated depreciation	<u>(3,994,542)</u>	<u>(164,521)</u>	<u>-</u>	<u>(4,159,063)</u>
Total Capital Assets Depreciated, Net	<u>1,185,110</u>	<u>(151,170)</u>	<u>-</u>	<u>1,033,940</u>
Governmental Activities Capital Assets	<u>\$ 4,451,202</u>	<u>\$ (151,170)</u>	<u>\$ -</u>	<u>\$ 4,300,032</u>

Depreciation of \$3,630 was charged to physical environment and \$160,891 was charged to culture/recreation.

**NOTE F – LONG-TERM DEBT**

Long-term debt is comprised of the following:

\$3,360,000 Series 1999A Capital Improvement Revenue Bonds are due in annual principal installments beginning May 2002 and maturing May 2031. Interest is due semi-annually on May 1 and November 1, beginning May 2000, at a fixed interest rate of 6.950%.

\$ 1,390,000

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE F – LONG-TERM DEBT (CONTINUED)**

The annual requirements to amortize the principal and interest of bonded debt outstanding as of September 30, 2020 are as follows:

Year Ending September 30,	Principal	Interest	Total
2021	\$ 85,000	\$ 96,605	\$ 181,605
2022	95,000	90,697	185,697
2023	100,000	84,095	184,095
2024	105,000	77,145	182,145
2025	115,000	69,848	184,848
2026-2030	715,000	216,493	931,493
2031	175,000	12,162	187,162
Totals	<u>\$ 1,390,000</u>	<u>\$ 647,045</u>	<u>\$ 2,037,045</u>

Significant Bond Provisions

The Series 1999A Bonds are subject to redemption at the option of the District prior to their maturity. The Series 1999A Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Trust Indenture.

The Trust Indenture established certain amounts be maintained in a reserve account. In addition, the Trust Indenture has certain restrictions and requirements relating to the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was not in compliance with the requirements at September 30, 2020.

**Lakeside Plantation Community Development District**  
**NOTES TO FINANCIAL STATEMENTS**  
**September 30, 2020**

**NOTE F – LONG-TERM DEBT (CONTINUED)**

**Depository Funds**

The bond resolution establishes certain funds and determines the order in which revenues are to be deposited into these funds. A description of the significant funds, including their purposes, is as follows:

**Reserve Fund** – The Series 1999A Reserve Accounts were funded from the proceeds of the Series 1999A Bonds in amounts equal to the maximum annual debt service requirements on all outstanding Series 1999A Bonds. Monies held in the reserve accounts will be used only for the purposes established in the Trust Indenture.

The following is a schedule of required reserve deposits as of September 30, 2020:

	<u>Reserve Balance</u>	<u>Reserve Requirement</u>
Series 1999A Capital Improvement Bonds	\$ 58,623	\$ 183,476

**NOTE G – INTERFUND ACTIVITY**

Interfund balances at September 30, 2020, consisted of the following:

<u>Receivable Fund</u>	<u>Payable Fund</u>
<u>General Fund</u>	<u>Capital Projects Fund</u>
	\$ 1,435

The General Fund paid for expenditures related to the Capital Projects Fund.

Interfund transfers for the year ended September 30, 2020, consisted of the following:

<u>Transfers Out</u>	<u>Transfers In</u>
<u>General Fund</u>	<u>Capital Projects Fund</u>
	\$ 158,450

Transfers in the current year were to fund certain maintenance projects.

**NOTE H – RISK MANAGEMENT**

The District is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the government carries commercial insurance. There were no settled claims during the past three years exceeding the commercial coverage.

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

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

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of Lakeside Plantation Community Development District, as of and for the year ended September 30, 2020, and the related notes to the financial statements, and have issued our report thereon dated May XX, 2021.

**Internal Control Over Financial Reporting**

In planning and performing our audit, we considered Lakeside Plantation Community Development District's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of Lakeside Plantation Community Development District's internal control. Accordingly, we do not express an opinion on the effectiveness of Lakeside Plantation Community Development District's internal control.

*A deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

To the Board of Supervisors  
Lakeside Plantation Community Development District

**Compliance and Other Matters**

As part of obtaining reasonable assurance about whether Lakeside Plantation Community Development District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

**Purpose of this Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Berger, Toombs, Elam, Gaines & Frank  
Certified Public Accountants PL  
Fort Pierce, Florida

May XX, 2021

## MANAGEMENT LETTER

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

### Report on the Financial Statements

We have audited the financial statements of the Lakeside Plantation Community Development District as of and for the year ended September 30, 2020, and have issued our report thereon dated May XX, 2021.

### Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States and Chapter 10.550, Rules of the Florida Auditor General.

### Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and our Independent Auditor's Report on an examination conducted in accordance with *AICPA Professionals Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated May XX, 2021, should be considered in conjunction with this management letter.

### Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding financial audit report. We noted the following findings or recommendations in the preceding audit.

#### Finding 2018-01, 2017-01 & 2016-01

Finding – The reserve balance at year-end was less than the reserve balance required by the Trust Indenture.

Recommendation – The District should take the steps necessary to restore the reserve balance to the required balance.

Management Response – The applicable Trust Indenture does not require the District to assess property owners who have paid their assessments to make up a shortfall caused by a landowner that did not pay their assessments. The Trustee has not required that the reserve account be replenished.



To the Board of Supervisors  
Lakeside Plantation Community Development District

Current Status – The reserve account balance at September 30, 2020 is less than the balance required by the Trust Indenture.

#### **Financial Condition and Management**

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not Lakeside Plantation Community Development District has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific conditions met. In connection with our audit, we determined that Lakeside Plantation Community Development District did not meet any of the conditions described in Section 218.503(1) Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for Lakeside Plantation Community Development District. It is management's responsibility to monitor the Lakeside Plantation Community Development District's financial condition; our financial condition assessment was based in part on the representations made by management and the review of the financial information provided by the same as of September 30, 2020.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

#### **Additional Matters**

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but warrants the attention of those charged with governance. In connection with our audit, we did not note any such findings.

#### **Purpose of this Letter**

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, the Board of Supervisors, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

Berger, Toombs, Elam, Gaines & Frank  
Certified Public Accountants PL  
Fort Pierce, Florida

May XX, 2021

**INDEPENDENT ACCOUNTANT'S REPORT/COMPLIANCE  
WITH SECTION 218.415, FLORIDA STATUTES**

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

We have examined Lakeside Plantation Community Development District's compliance with Section 218.415, Florida Statutes during the year ended September 30, 2020. Management is responsible for Lakeside Plantation Community Development District's compliance with those requirements. Our responsibility is to express an opinion on Lakeside Plantation Community Development District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about Lakeside Plantation Community Development District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on Lakeside Plantation Community Development District's compliance with the specified requirements.

In our opinion, Lakeside Plantation Community Development District complied, in all material respects, with the aforementioned requirements during the year ended September 30, 2020.

Berger, Toombs, Elam, Gaines & Frank  
Certified Public Accountants PL  
Fort Pierce, Florida

May XX, 2021

## SECTION VII

# SECTION A

*This item will be provided under  
separate cover*

## SECTION B

# Lakeside Plantation Community Development District

## Summary of Invoices

May 1, 2021 to May 31, 2021

Fund	Date	Check No.'s	Amount
General Fund	5/19/21	2529-2544	\$ 52,349.09
			\$ 52,349.09
Automatic Drafts			
	Florida Power & Light	2200 Plantation Blvd - Clubhouse	\$ 933.23
		2200 Plantation Blvd - Fountain	\$ 356.85
		2200 Plantation Blvd - Pool	\$ 892.99
	North Port Utilities	2200 Plantation Blvd - Clubhouse	\$ 166.08
		2200 Plantation Blvd - Fountain	\$ 28.96
		2200 Plantation Blvd - Pool	\$ 472.81
	TECO Peoples Gas	2200 Plantation Blvd - Pool	\$ 16.07
	Frontier Communications	2200 Plantation Blvd - Clubhouse	\$ 448.69
			\$ 3,315.68
			\$ 55,664.77

AP300R

\*\*\* CHECK DATES 05/01/2021 - 05/31/2021 \*\*\*

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER  
LAKESIDE PLANTATION - GENERAL  
BANK A LAKESIDE PLANTATION

PAGE 1

CHECK DATE	VEND#	INVOICE DATE	INVOICE YRMO	EXPENSED TO... DPT	ACT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT
5/19/21	00010	4/30/21	0010	2021-012	202104	320-53800-46500		REPLACED BLEED ASSEMBLY	*	172.50	
5/01/21		2021-013	202105	320-53800-46400				LANDSCAPE MAINT MAY2021	*	7,655.00	
5/19/21	00014	5/13/21	755008	202105	330-53800-48000			BLOOMINGS LANDSCAPE & TURF MGMT, INC	*	116.45	7,827.50 002529
				5 GALLON DRINK WATER							
5/19/21	00260	2/01/21	WO4783	202102	330-53800-51000			CULLIGAN WATER	*	850.00	116.45 002530
		3/04/21	WO4799	202103	330-53800-51000			POOL MAINT CLEANING FEB	*	250.00	
				ALGAE PREVENTION							
5/19/21	00115	2/25/21	20328	202102	330-53800-48102			DART POOL SOLUTIONS, INC	*	485.00	1,100.00 002531
				CLUB HOUSE CLEANING							
5/19/21	00001	5/01/21	123	202105	310-51300-34000			EXPRESS CARPET CARE	*	3,187.17	485.00 002532
				MANAGMENT FEES MAY 2021							
5/01/21	123	202105	310-51300-35200					INFORMATION TECH MAY2021	*	83.33	
5/01/21	123	202105	310-51300-31300					DISSEMINATION SVC MAY2021	*	83.33	
5/01/21	123	202105	310-51300-51000					OFFICE SUPPLIES	*	.27	
5/01/21	123	202105	310-51300-42000					POSTAGE	*	36.23	
5/01/21	123	202105	310-51300-42500					COPIES	*	4.20	
5/19/21	00363	4/21/21	3453434	202104	330-53800-51000			GOVERNMENTAL MANAGEMENT SERVICES	*	250.00	3,394.53 002533
				POOL MAINT							
5/19/21	00193	4/27/21	65	202104	310-51300-31100			HAWKINS, INC.	*	125.00	250.00 002534
				ENGINEERING FEES							
5/19/21	00357	4/03/21	04032021	202104	330-53800-48102			JOHNSON ENGINEERING, INC.	*	3,050.00	125.00 002535
				EMERGENCY REPAIR-ENT							
4/14/21	5513	202104	330-53800-48102					AMIND MESH FILTER	*	661.00	
								NEW LIFE WELL AND PUMP INC			3,711.00 002536

LKSD LAKESIDE PLANT HSMITH



AP300R

AP300R  
\*\*\* CHECK DATES 05/01/2021 - 05/31/2021 \*\*\*  
YEAR-

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/10/21  
1 \*\*\* LAKESIDE PLANTATION - GENERAL  
BANK A LAKESIDE PLANTATION

RUN 6/10/21

PAGE 2

ACCOUNTS PAYABLE PREPAID/COMMITMENTS  
LAKEVIEW PLANTATION - GENERAL  
BANK A LAKEVIEW PLANTATION

E ACCOUNTS PAYABLE PREPAID//  
LAKESIDE PLANTATION - GENE  
BANK A LAKESIDE PLANTATION

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	....EXPENSED TO.... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
5/19/21 00037		4/06/21 54211	202104 330-53800-48401		RAPID SECURITY SOLUTIONS, LLC	*	162.50	
		SECURITY SERVICES						
4/20/21 54333		202104 330-53800-48401				*	115.00	
		SECURITY SVC APR2021						
5/19/21 00303		5/06/21 1-MAY	202105 330-53800-48401		RAPID SECURITY SOLUTIONS, LLC	*	9,520.00	277.50 002537
		DECEMBER-APRIL SECURITY						
5/19/21 00362		4/20/21 SS07621-	202104 330-53800-60000		RELION SOLUTIONS	*	8,325.00	9,520.00 002538
		THERMAL SPA HEATER						
5/19/21 00272		5/01/21 PI-A0059	202105 320-53800-46000		SYMBIONT SERVICES CORP	*	966.00	8,325.00 002539
		LAKE/POND MAINT MAY2021						
5/19/21 00298		3/10/21 20447	202103 330-53800-52000		SOLITUDE LAKE MANAGEMENT LLC	*	1,093.00	966.00 002540
		REPAIRED WIRES						
5/19/21 00361		4/05/21 1730-0	202104 330-53800-48102		SERGEANT'S ELECTRIC	*	29.84	1,093.00 002541
		PAINT						
4/18/21 8966-0		202104 330-53800-48102				*	79.75	
		PAINT						
5/19/21 00257		5/01/21 383402	202105 330-53800-12000		THE SHERWIN-WILLIAMS CO.	*	14,995.42	109.59 002542
		FACILITY MGMT SVC MAY2021						
5/19/21 00052		4/09/21 61353	202104 330-53800-52000		VESTA PROPERTY SERVICES, INC.	*	53.10	14,995.42 002543
		CLEANING CORT						
					WELCH TENNIS COURTS, INC.			53.10 002544
					TOTAL FOR BANK A		52,349.09	
					TOTAL FOR REGISTER		52,349.09	

LKSD LAKESIDE PLANT HSMITH



**B#:** +1

Date	Invoice #
------	-----------

**S/1/2021      2021-01390**

$$53800 - 46400^{5/1/}$$

**Bill To:**

**Lakeside Plantation CDD**  
**c/o Governmental Management Services**  
**219 East Livingston Street**  
**Orlando, FL 32801**

## Terms

**Due Date**

Net 30

5/31/2021

**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

Phone #	Fax #	E-mail	Web Site
(941) 927-9765	(941) 929-9356	carla@bloomingslandscape.com	www.bloomingslandscape.com



5824 Bee Ridge Road #165, Sarasota, FL 34233

RECEIVED

BY: +1.....

# Invoice

Date Invoice #

4/30/2021 2021-01287

53800 - 46500

**Bill To:**

Lakeside Plantation CDD  
c/o Governmental Management Services  
219 East Livingston Street  
Orlando, FL 32801

Terms		Due on receipt
Description	Qty	Amount
Service Dates: 04/24/2021 & 04/27/2021 Located valve and replace bleed assembly Solenoid Bleed Assembly Labor - Technician	1	7.50
	3	165.00
<b>PAYMENT ACCEPTED: CHECK AND CREDIT CARD.</b> 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		<b>Total</b> \$172.50
		<b>Payments/Credits</b> \$0.00
		<b>Balance Due</b> \$172.50

Phone #	Fax #	E-mail	Web Site
(941) 927-9765	(941) 929-9356	carla@bloomingslandscape.com	www.bloomingslandscape.com

Culligan Water Conditioning  
1099 Enterprise Court  
Nokomis, FL 34275  
941-485-7526

53800 - 48000

Invoice #755008

Vendor #

05/13/2021

08:02:17

Driver

Route

NICK BRADY

41109

Sold To:

1017805:LAKESIDE PLANTATION

2200 PLANTATION BLVD

NORTH PORT, FL 34289

Desc	Qty	Unit \$	Total
5 GALLON DRINK	6	\$7.00	\$42.00
DELIVERY CHARG	1	\$2.49	\$2.49
Subtotal			\$44.49
Tax			\$0.00
Invoice Total			\$44.49
Previous Balance			\$71.96
Payments: None			
Net Due			\$116.45

Thank you for your business  
Visit [www.culligansarasota.com](http://www.culligansarasota.com)  
to make payments.  
If paying by check, please  
write Acct Num on the check

53800-51000

**DART Pool Solutions, Inc.**

1181 S. Sumter Blvd - PMB 324  
 North Port, FL 34287  
 CPC1457408

**Invoice**

Date	Invoice #
2/1/2021	wo4783

<b>Bill To</b>
Lakeside Plantation 2200 Plantation Blvd North Port FL 34287

<b>Service Location</b>
2200 Plantation Blvd North Port, FL 34289

P.O. No.	Terms	Due Date	Tech	Date of Service
	Due before mont...	2/28/2021	SB	2/1/2021

Description	Qty	Rate	Amount
Pool cleaning maintenance		850.00	850.00
FL Sales Tax		7.00%	0.00

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.

<b>Total</b>	\$850.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$850.00

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



INVOICE  
20328

Serving All of Hillsborough County

P.O. Box 110 • Brandon, FL 33509

(813) 684-9799 Telephone/Fax

NAME Charmelle P. Anthony  
ADDRESS 2700 Plantation Ave  
CITY Plant DATE 1-1-01  
PERSON CONTACTED \_\_\_\_\_ PHONE \_\_\_\_\_  
PO# 53800-48102

Unit #	Service Required	TOTAL
1	Carpet Cleaning	150.00
2	Carpet Cleaning	150.00
3	Carpet Cleaning	150.00
4	Carpet Cleaning	150.00
5	Carpet Cleaning	150.00
6	Carpet Cleaning	150.00
7	Carpet Cleaning	150.00
8	Carpet Cleaning	150.00
9	Carpet Cleaning	150.00
10	Carpet Cleaning	150.00
Sub Total		1500.00
Service Tax		
AMT. DUE		

Remarks: 1st floor

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

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

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

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

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

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

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

Customer: \_\_\_\_\_

Carpet  
Technician \_\_\_\_\_

**GMS-Central Florida, LLC**  
1001 Bradford Way  
Kingston, TN 37763

# Invoice

**Invoice #:** 123  
**Invoice Date:** 5/1/21  
**Due Date:** 5/1/21  
**Case:**  
**P.O. Number:**

**Bill To:**  
Lakeside Plantation CDD  
219 E. Livingston St.  
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
Management Fees - May 2021 310 513 34		3,187.17	3,187.17
Information Technology - May 2021 310 513 352		83.33	83.33
Dissemination Agent Services - May 2021 310 513 313		83.33	83.33
Office Supplies 310 513 51		0.27	0.27
Postage 310 513 420		36.23	36.23
Copies 310 513 425		4.20	4.20

**Total** **\$3,394.53**

**Payments/Credits** **\$0.00**

**Balance Due** **\$3,394.53**

1

JOB#884264 4/19/2021 11:33:42 AM TORG:JBARNES

/ DATE	SHIP DATE
2021	4/21/2021

STRAIGHT BILL OF LADING  
ORIGINAL - NOT NEGOTIABLE

BILL OF LADING NO.

3960853

CUS. NO.	SALES ORDER NO.
323256	3453434

**HAWKINS, INC.**2263 CLARK STREET  
APOPKA, FL 32703  
1-800-330-1369SHIP FROM: 75  
871 Industrial Blvd.  
LaBelle FL 33935

53808 - 61000

FOR HELP IN CHEMICAL EMERGENCIES INVOLVING SPILL, LEAK, FIRE OR EXPOSURE CALL CHEMTREC AT 1-800-424-9300 (US) / +1-703-741-5970 (INTERNATIONAL)

SHIP TO

323256  
DART POOL SOLUTIONS  
LAKESIDE PLANTATION  
2200 PLANTATION BLVD  
NORTH PORT FL 34289

RECEIVED

BY: H

BILL TO

10000  
HAWKINS INC  
2381 ROSEGATE  
ROSEVILLE MN 55113

Lat/Long: 27.079550 / -82.144548

CUSTOMER P.O. NO.

REFERENCE NO.

SHIPPED VIA  
HAWKINSSALESPERSON  
LABELLE FLF.O.B.  
ORIGIN

QUANTITY IN LBS.	
NET	GROSS
1514#	1639#
1514LB	1639GW
687KG	743KG

QUANTITY SHIPPED	M	PACKAGE	DESCRIPTION
150	RQ	IBC	UN1791, HYPOCHLORITE SOLUTIONS (SODIUM HYPOCHLORITE), 8, PG III, MARINE POLLUTANT  PRODUCT: 43967 ULTRA-CHLOR (SOD. HYPO 12.5%) 1 GA BLK (Mini-Bulk) NSF/ANSI Standard 60: Max Use Level 70 mg/L EPA # Registered: 72122-20002 Freight Classification (NMFC) - 055 Start: _____ Finish: _____  TOTAL WEIGHT IN LBS: TOTAL WEIGHT IN KGS:
NOT AN INVOICE - DO NOT PAY			
PALLETS SHIPPED: _____ PALLETS RETURNED: _____			

C of A Received By:

FREIGHT CHARGES:

☒ PREPAID☐ COLLECT

RECEIVED, subject to the classifications and tariffs in effect on the date of the issue of this Bill of Lading, the property described above in apparent good order, except as noted (contents and condition of contents of packages unknown), received, consigned, and delivered as indicated above which said carrier (the word carrier being understood throughout this contract as meaning any person or corporation in possession of the property under the contract), agrees to carry to the named place of delivery at said destination, if on its route, otherwise to deliver to another carrier on the route to said destination. It is mutually agreed on to each carrier of all or any of said property owned or any portion of said route by distribution and as to each party at any time interested in all or any said property, that every service to be performed hereunder shall be subject to all the bill of lading terms and conditions in the governing classification on the date of shipment.

Shipper hereby certifies that he is familiar with all the bill of lading terms and conditions in the governing classification and the said terms and conditions are hereby agreed to by the shipper and accepted for himself and his assigns.

This is to certify that the above-named materials are properly classified, described, packaged, marked and labeled, and are in proper condition for transportation according to the applicable regulations of the Department of Transportation.

PLACARDS  
REQUIREDPLACARDS  
SUPPLIED☐ YES ☐ NO FURNISHED BY CARRIER  
DRIVER SIGNATURE

SHIPPER:

HAWKINS

PER:

DATE:

CARRIER:

PER:

DATE:

Shipper's imprint in lieu of stamp,  
not a part of bill of lading  
approved by the Interstate  
Commerce Commission.



**Johnson Engineering, Inc.**

Remit To:

P.O. Box 2112

Fort Myers, FL 33902

Ph: 239.334.0046 Fax: 239.334.3661

# Invoice

April 27, 2021

Project No: 20150050-000

Invoice No: 65

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 18, 2021

310 313 311 4/21 Exp

**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	61,295.90	T&M	100 %	61,295.90	61,170.90	125.00	0.00
	Totals	61,295.90			61,295.90	61,170.90	125.00	0.00

**SUB-TOTAL PROFESSIONAL SERVICES:**125.00**INVOICE TOTAL:**125.00**Summary of professional services**

Phase No. / Description	Bill Hours	Bill Rate	Billable Amount
1. - General Engineering			
Engineer IV			
Burford, Brent	3/17/2021	1.00 Hrs @ 125.00	125.00
Conversation with AM, JEI staff, Lewis Tree Service and JJA Construction, and prepare for and attend the LPCDD Board of Supervisors meeting.			
1. - General Engineering Total	1.00		125.00

W-9 Can be found at our Website: [www.johnsonengineering.com](http://www.johnsonengineering.com)



**New Life Well  
and Pump, Inc.**

6520 Beedia Street  
North Port FL 34291  
941-375-1065

**RECEIVED**  
APR 09 2021

emergency well repair  
by entrance  
53800-48102

BY: DL

**Job Invoice**

SOLD TO: Lakeside Plantation

DATE ORDERED  
4/3/2021  
PHONE NO.  
941-421-5520  
JOB LOCATION

ORDER TAKEN BY  
MATT  
CUSTOMER ORDER #

JOB PHONE

STARTING DATE

TERMS

QTY.	MATERIAL	UNIT	AMOUNT	DESCRIPTION OF WORK
1	2 HP 3 wire Single Phase submersible motor - Franklin electric			<b>PROPOSAL</b> This is an Estimate of known work needed and costs associated with recommended work. A signature is required to schedule work. By signing you agree to the work and costs.
1	2 HP submersible high capacity stainless steel wet-end w/ check valve - Franklin electric			- 2 Year Pump & motor Warranty
1	2 HP single Phase control box, CSCR w/ 200 volt starting relay - Franklin electric			- 1 year control box Warranty
1	2" solid 40 Drop pipe w/ 12/3 sub cable, Galv tee, HD Pressure relief, 1 1/2" well seal, Plastic 5- box			
1	Double Pile, 24 volt oil Pump start controller			
			TOTAL MATERIALS	3,050.00
			TOTAL LABOR	

WORK ORDERED

DATE ORDERED

DATE COMPLETED

CUSTOMER  
APPROVAL SIGNATURE

AUTHORIZED SIGNATURE

A-2817-3817 / T-3866

10-11

TOTAL LABOR

TOTAL MATERIALS

TOTAL MISCELLANEOUS

SUBTOTAL

TAX

GRAND TOTAL 3,050.00

**6520 Beedia Street  
North Port FL 34291  
941-375-1065**

RECEIVED  
JAN 19 1907

S3800-48702

5513

## Job Invoice

**SOLD TO**

Lakeside Plantation

- enni -

BY: 4

DATE ORDERED \_\_\_\_\_

4-14-22

PHONE NO.

941-423-5500

**JOB LOCATION**

Well gt tennis court

**JOB PHONE:**

ORDER TAKEN BY \_\_\_\_\_

22500

CUSTOMER ORDER #

STARTING DATE

### TEAMS

QTY.	MATERIAL	UNIT	AMOUNT	DESCRIPTION OF WORK
1	Aminal mesh filter w/ housing - 2" housing complete w/ 150 micron mesh filter		357 00	
1	MISC 2" PVC fittings		35 00	
1	Replumb well head To filter housing - new tee on new head			
1	75 psr PRV - 2 1/4" brass pressure Relief		14 00	
1	Called out on 4/17/2021 To fix leaks at well head - Returned 4/19/2021 To Install new filter housing assembly.			
TOTAL MATERIALS			466 00	
				MISCELLANEOUS CHARGES
				TOTAL MISCELLANEOUS
				LABOR
				HRS. RATE AMOUNT
				Service Call 65 65 00
				2.5 hrs labor 75 190 00
				TOTAL LABOR
				255 00

WORK ORDERED	TOTAL LABOR	255	00
DATE ORDERED	TOTAL MATERIALS	46	00
DATE COMPLETED	TOTAL MISCELLANEOUS		
CUSTOMER	SUBTOTAL	661	00
APPROVAL SIGNATURE	TAX		
AUTHORIZED SIGNATURE	GRAND TOTAL	661	00

53800-48401

RECEIVED



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

# Invoice

Invoice Number  
**54333**

Date  
**4/20/2021**

Customer Number  
**10087**

Due Date  
**4/20/2021**

To: Lakeside Plantation CDD  
 C/O GMS-Central Florida, LLC  
 135 W. Central Blvd.  
 Suite 320  
 Orlando, FL 32801

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

Amount Enclosed.

**Net Due: \$115.00**

*Detach And Return Top Portion With Your Payment*

Customer Name	Customer Number	PO Number	Invoice Date	Due Date
Lakeside Plantation CDD	10087		4/20/2021	4/20/2021
Quantity	Description		Rate	Amount
1.00	Lakeside Plantation CDD, 2200 Plantation Drive, Northport, FL 1st Hour of Service Labor		115.00	115.00
			<b>Subtotal:</b>	<b>\$115.00</b>
	Tax			0.00
	Payments/Credits Applied	APR 20 2021		0.00
			<b>Invoice Balance Due:</b>	<b>\$115.00</b>

Tech arrived onsite because their cameras were down. When I arrived the lady in the office mentioned that their maintenance guy moved the computer for them. After trying to troubleshoot the system I tried my monitor and still was able to get the computer to come on the screen. I checked the rear ports on the computer and found that they had the RGA connector in the wrong port. As soon as I changed the ports the computer instantly popped up on the screen. I started the Avigilon software and got the cameras back online and on the screen for them. Service complete.

\*\*\*\*\*

For RSS Service Call: 941.219.4190, Select Opt # 2

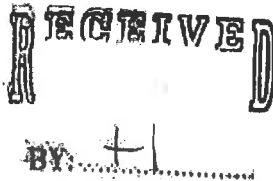
Date	Invoice #	Description	Amount	Balance Due
4/20/2021	54333	System Service (56084)	\$115.00	\$115.00

53800 - 48401

# Rapid Security Solutions, LLC

1920 Northgate Blvd. STE A9  
Sarasota, FL 34234  
(877) 449-7099  
Fax: (941) 219-4190

## Invoice



54211 4/6/2021

10087 4/6/2021

Lakeside Plantation CDD  
C/O GMS-Central Florida, LLC  
135 W. Central Blvd.  
Suite 320  
Orlando, FL 32801

Rapid Security Solutions, LLC  
1920 Northgate Blvd. STE A9  
Sarasota, FL 34234

**\$162.50**

Lakeside Plantation CDD 10087 4/6/2021 4/6/2021

Lakeside Plantation CDD, 2200 Plantation Drive, Northport, FL

1.00	1st Hour of Service Labor	115.00	115.00
0.50	Service Labor	95.00	47.50

**Subtotal: \$162.50**

Tax 0.00

Payments/Credits Applied 0.00

**Invoice Balance Due: \$162.50**

\*\*\*\*\*

For RSS Service Call: 941.219.4190, Select Opt # 2

4/6/2021	54211	System Service (55119)	\$162.50	<b>\$162.50</b>
----------	-------	------------------------	----------	-----------------



RECEIVED

BY: H

# INVOICE

# 1

53800 - 48401

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

Date: May 6, 2021

Balance Due: \$9,520.00

Bill To:

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

Item	Quantity	Rate	Amount
December 2020	120	\$17.50	\$2,100.00
January 2021	112	\$17.50	\$1,960.00
February 2021	96	\$17.50	\$1,680.00
March 2021	120	\$17.50	\$2,100.00
April 2021	96	\$17.50	\$1,680.00

Total: \$9,520.00

Notes:

Total hours - 544 hours

Total days - 68 days (8 hour shifts)

53800-63000

RECEIVED

**Symbiont Service Corp.**4372 North Access Road, Englewood, Florida 34224  
941.474.8308 • 800.881.4328 • Fax 941.473.9308

"One Company, One Call, Complete Comfort!"



BY

41

**Invoice**

DATE	INVOICE #
4/20/2021	SS07621-PS

BILL TO
Lakeside Plantation c/o Governmental Management Services 219 E. Livingston St. Orlando, FL 32801

SHIP TO
Lakeside Plantation 2200 Plantation Blvd. North Port, FL 34289

TERMS
Net

QTY	DESCRIPTION	AMOUNT
1	<p>Symbiont Geo-Thermal Spa Heater installed as replacement of existing unit including titanium condenser and evaporator heat exchangers.</p> <p>Model: PH090ARGSWPM Serial #210302439</p> <p>Temperature over-ride control installed Model: STK0221</p> <p>Spa heater completely installed as per the proposal including plumbing and electrical modifications as required.</p> <p>Source water from Pool using existing piping.</p>	8,325.00
Thank You!		<b>Total</b> \$8,325.00

RECEIVED

APR 30 2021

RECEIVED

# SYMBIONT SERVICE CORP

"One Company, One Call, Complete Control"  
Pool Heating, Air Conditioning, Electrical

2012 North Access Road, Englewood, FL 32024 (800) 851-1179

Name: Lakeside Plantation (SPA)

Date: 4-20-2021

2200 Protection Blvd.

Phone: (913) 571-9047

North Port, FL 34299

Sub:

Start Up Date: 4-20-2021

Start Up ☒ P.S.

Electrical		Pool Water		Source Water		Booster Pump		Booster Pump	
Phase: <u>1</u>	Pump H.P. <u>1.5</u>	Well Water:	Cent. <u>1</u>	Sub. <u>1</u>	Pool <u>Spa</u>	Mod. #	Pool <u>Spa</u>	Mod. #	Pool <u>Spa</u>
Voltage Applied <u>108V</u>	Volts/Phase: <u>112.80</u>	Surface Water	Mod. # <u>1157CH</u>	Volts: <u>230</u>	Mod. #	HP	Mod. #	HP	Mod. #
Unit Voltage <u>204V</u>	Amps: <u>14.6</u>	Sld Duds	Mod. # <u>CH17</u>	Volts: <u>230</u>	HP	Volts	Mod. #	HP	Mod. #
Trans. Connection <u>208</u>	Filtered GPM: <u>23.6</u>	Loop Water:	Mod. # <u>CH17</u>	Volts: <u>230</u>	PH	PH	Mod. #	PH	Mod. #
	Pool Filter Clean <u>50</u>	Pool Source Spa:	H.P. <u>5</u>	Volts: <u>230</u>	PH	PH	Mod. #	PH	Mod. #
		Cooling Tower:	Pump Discharge PSIG	PH	PH	PH	Mod. #	PH	Mod. #
Equipment and Data		Equipment and Data		Equipment and Data		Equipment and Data		Equipment and Data	
Unit # <u>6</u>	Pool <u>Spa</u> <input checked="" type="checkbox"/>	Unit #	Pool <u>Spa</u>	Unit #	Pool <u>Spa</u>	Unit #	Pool <u>Spa</u>	Unit #	Pool <u>Spa</u>
Model # <u>PH090AR65VPM</u>		Model #		Model #		Model #		Model #	
Serial # <u>210307439</u>		Serial #		Serial #		Serial #		Serial #	
Nameplate RLA <u>32.05</u> Comp. Amps <u>25.2</u>		Nameplate RLA	Comp. Amps	Nameplate RLA	Comp. Amps	Nameplate RLA	Comp. Amps	Nameplate RLA	Comp. Amps
Head Pres. <u>80</u> C		Head Pres. <u>80</u> C		Head Pres. <u>80</u> C		Head Pres. <u>80</u> C		Head Pres. <u>80</u> C	
Suction Pres. <u>16.0</u> C		Suction Pres. <u>16.0</u> C		Suction Pres. <u>16.0</u> C		Suction Pres. <u>16.0</u> C		Suction Pres. <u>16.0</u> C	
Sight Glass <u>Clear</u>		Sight Glass		Sight Glass		Sight Glass		Sight Glass	
Suction Line Temp. <u>72</u>		Suction Line Temp. <u>72</u>		Suction Line Temp. <u>72</u>		Suction Line Temp. <u>72</u>		Suction Line Temp. <u>72</u>	
Evaporator Temp. <u>56</u>		Evaporator Temp. <u>56</u>		Evaporator Temp. <u>56</u>		Evaporator Temp. <u>56</u>		Evaporator Temp. <u>56</u>	
Super Heat <u>16</u>		Super Heat <u>16</u>		Super Heat <u>16</u>		Super Heat <u>16</u>		Super Heat <u>16</u>	
Pool Water Temp. In <u>79.85</u>		Pool Water Temp. In <u>79.85</u>		Pool Water Temp. In <u>79.85</u>		Pool Water Temp. In <u>79.85</u>		Pool Water Temp. In <u>79.85</u>	
Pool Water Temp. Out <u>70</u> C		Pool Water Temp. Out <u>70</u> C		Pool Water Temp. Out <u>70</u> C		Pool Water Temp. Out <u>70</u> C		Pool Water Temp. Out <u>70</u> C	
Pool Water Temp. Rise <u>5</u> Drop		Pool Water Temp. Rise <u>5</u> Drop		Pool Water Temp. Rise <u>5</u> Drop		Pool Water Temp. Rise <u>5</u> Drop		Pool Water Temp. Rise <u>5</u> Drop	
Source Water Temp. In <u>70</u>		Source Water Temp. In <u>70</u>		Source Water Temp. In <u>70</u>		Source Water Temp. In <u>70</u>		Source Water Temp. In <u>70</u>	
Source Water Temp. Out <u>76</u> C		Source Water Temp. Out <u>76</u> C		Source Water Temp. Out <u>76</u> C		Source Water Temp. Out <u>76</u> C		Source Water Temp. Out <u>76</u> C	
Evaporator Temp. Drop <u>4</u> Rise		Evaporator Temp. Drop <u>4</u> Rise		Evaporator Temp. Drop <u>4</u> Rise		Evaporator Temp. Drop <u>4</u> Rise		Evaporator Temp. Drop <u>4</u> Rise	

Remarks: Repairs Made: Repairs Needed: See Notes Long check - Pool Heater #2 Needs Compression Check  
Pool Heater #1 Needs Air

Customer Comments

Customer Signature

Technician Signature



## SYMBIONT SERVICE CORP COMMERCIAL POOL HEATING QUALITY CHECKLIST

Job Lakeside Plantation

Date 4/20/21

Lead Installer Jake

Installer Jake

- |  |            |
|--|------------|
| 1. Report manufacturer quality control issues to Install Manager (i.e. scratch/dent)                                     | <u>✓</u>   |
| 2. Units & pumps level & quiet?  | <u>✓</u>   |
| 3. Circuit breaker sized & <u>marked</u> properly?   | <u>✓</u>   |
| 4. Pool pump interlock functioning?  | <u>✓</u>   |
| 5. Piping leak-tight? No discharge bubbles?  | <u>✓</u>   |
| 6. Tighten titanium heat exchanger connection & freeze plug (as required) after unit's been running at least 30 minutes. | <u>✓</u>   |
| 7. Heat exchanger balancing valve handle(s) removed & <u>marked</u> ?  | <u>✓</u>   |
| 8. By-pass diversion ball valve needed? If yes, is it properly <u>marked</u> ?   | <u>✓</u>   |
| 9. Do all sequences work properly?   | <u>✓</u>   |
| 10. Are trenches properly backfilled & sodded?   | <u>NA</u>  |
| 11. Did you install hurricane tie-downs?   | <u>✓</u>   |
| 12. Is the area clean of all debris including electrical or plumbing cuttings?   | <u>✓</u>   |
| 13. Start up report & installation re-cap completed & signed?  | <u>✓</u>   |
| 14. Labels on units?   | <u>✓</u>   |
| 15. Is all electrical equipment bonded?  | <u>✓</u>   |
| 16. Check pool GPM before & after installation, make sure ok with HRS  | <u>✓</u>   |
| 17. Did you damage underground piping or wire, and if so did you repair the damage?                                      | <u>✓</u>   |
| 18. Take pictures of jobsite: 1) equip layout 2) breakers/disconnects 3) source water                                    | <u>✓</u>   |
| 19. ARE YOU PROUD OF THIS JOB?   | <u>Yes</u> |

Installer Comments: \_\_\_\_\_

CUSTOMER COMMENTS & STATEMENT: There are no loose ends at this time that I am aware of.

CUSTOMER SIGNATURE: \_\_\_\_\_ (must be signed by customer!!)

**SOLITUDE**  
LAKE MANAGEMENT

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

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

53800-46000

RECEIVED  
BY: 41

**INVOICE**

Invoice Number: PI-A00598331  
Invoice Date: 05/01/21  
PROPERTY: Lakeside  
Plantation CDD

**CUSTOMER ID**  
L2077

**Sales Rep ID**  
Bill Kurth

**CUSTOMER PO**

**Shipment Method**

**Payment Terms**  
Due upon receipt

**Ship Date**

**Due Date**  
05/01/21

Qty	Item / Description	UOM	Unit Price	Extension
1	Lake & Pond Management Services SVR06010 05/01/21 - 05/31/21 Lake & Pond Management Services		966.00	966.00

**PLEASE REMIT PAYMENT TO:**

1320 Brookwood Drive, Suite H  
Little Rock, AR 72202

[www.solitudelakemanagement.com](http://www.solitudelakemanagement.com)

<b>Subtotal</b>	<b>966.00</b>
Sales Tax	0.00
Total Invoice	966.00
Payment Received	0.00
<b>TOTAL</b>	<b>966.00</b>

[www.aeratorsaquatics4lakesnponds.com](http://www.aeratorsaquatics4lakesnponds.com)

# CUSTOMER INVOICE

North Pond, FL 34209

SgtElect.com

Index 3-10-21 membership Alco

94-423-5500

City North Fort State FL Zip 34289

WAS THE WORK DONE?  
YES NO

549.00 a City

\$40.00 x 100 = 4000

5158.00 x 0.1 = 515.80

3210.00 2.00 4.00

approved TL 3/10/21 53800-5200

## \$99,00 City = \$ 11 00

\$210.00 x Qly \_\_\_\_\_ = \$ \_\_\_\_\_ (2) 1

\$210.00 x Qty \_\_\_\_\_ = \$ \_\_\_\_\_

5319.00 x Qty = \$

\$423.00 x City = \$

999.00 g. ☐ ☐

\$158.00 + City \_\_\_\_\_ = \$\_\_\_\_\_ ☐ ☐

\$210.00 x 10% = \$21.00

\$269.00 x 274

\$310.00 x 50 = \$15,500.00 ☐ ☐

3497.00 6/27/2001 1 0 0

\$679.00 + \$58.00 = \$737.00

\$999.00 in City 48 ☐

See Notes

3 108 45 171 185

6.  $\frac{1}{2} \text{ CH}_4 = 3$ 

§ 101 = 1

\$ \times \text{Qty.} = \\$

§ 10. (1) A person who is a member of a company shall be entitled to receive dividends in respect of shares held by him in accordance with the following provisions of this section.

AGE

TOTAL INVESTMENT \$

EXP / AUTH #

**AMOUNT \$**

TOTAL FROM 1 093

NOTES FORM

DEPOSIT \$

PAID TODAY \$

BALANCE 3 1 073

NOTES Today I completed circuit analysis  
found melted wires in junction  
box repairs to wires &  
box have been made. All lights  
are working. Also re-fed 1.5 hrs  
from switches / switches fed from  
timer. Repaired 3 melted wires in

• Receipts indicate that the above work at the Huxford place is

11/11/2024 11:18:10

1012-1013-1014-1015-1016-1017-1018-1019-1020-1021-1022-1023-1024-1025-1026-1027-1028-1029-1030-1031-1032-1033-1034-1035-1036-1037-1038-1039-1040-1041-1042-1043-1044-1045-1046-1047-1048-1049-1050-1051-1052-1053-1054-1055-1056-1057-1058-1059-1060-1061-1062-1063-1064-1065-1066-1067-1068-1069-1070-1071-1072-1073-1074-1075-1076-1077-1078-1079-1080-1081-1082-1083-1084-1085-1086-1087-1088-1089-1090-1091-1092-1093-1094-1095-1096-1097-1098-1099-1100-1101-1102-1103-1104-1105-1106-1107-1108-1109-1110-1111-1112-1113-1114-1115-1116-1117-1118-1119-1120-1121-1122-1123-1124-1125-1126-1127-1128-1129-1130-1131-1132-1133-1134-1135-1136-1137-1138-1139-1140-1141-1142-1143-1144-1145-1146-1147-1148-1149-1150-1151-1152-1153-1154-1155-1156-1157-1158-1159-1160-1161-1162-1163-1164-1165-1166-1167-1168-1169-1170-1171-1172-1173-1174-1175-1176-1177-1178-1179-1180-1181-1182-1183-1184-1185-1186-1187-1188-1189-1190-1191-1192-1193-1194-1195-1196-1197-1198-1199-1200-1201-1202-1203-1204-1205-1206-1207-1208-1209-1210-1211-1212-1213-1214-1215-1216-1217-1218-1219-1220-1221-1222-1223-1224-1225-1226-1227-1228-1229-1230-1231-1232-1233-1234-1235-1236-1237-1238-1239-1240-1241-1242-1243-1244-1245-1246-1247-1248-1249-1250-1251-1252-1253-1254-1255-1256-1257-1258-1259-1260-1261-1262-1263-1264-1265-1266-1267-1268-1269-1270-1271-1272-1273-1274-1275-1276-1277-1278-1279-1280-1281-1282-1283-1284-1285-1286-1287-1288-1289-1290-1291-1292-1293-1294-1295-1296-1297-1298-1299-1300-1301-1302-1303-1304-1305-1306-1307-1308-1309-1310-1311-1312-1313-1314-1315-1316-1317-1318-1319-1320-1321-1322-1323-1324-1325-1326-1327-1328-1329-1330-1331-1332-1333-1334-1335-1336-1337-1338-1339-1340-1341-1342-1343-1344-1345-1346-1347-1348-1349-1350-1351-1352-1353-1354-1355-1356-1357-1358-1359-1360-1361-1362-1363-1364-1365-1366-1367-1368-1369-1370-1371-1372-1373-1374-1375-1376-1377-1378-1379-1380-1381-1382-1383-1384-1385-1386-1387-1388-1389-1390-1391-1392-1393-1394-1395-1396-1397-1398-1399-1400-1401-1402-1403-1404-1405-1406-1407-1408-1409-1410-1411-1412-1413-1414-1415-1416-1417-1418-1419-1420-1421-1422-1423-1424-1425-1426-1427-1428-1429-1430-1431-1432-1433-1434-1435-1436-1437-1438-1439-1440-1441-1442-1443-1444-1445-1446-1447-1448-1449-1450-1451-1452-1453-1454-1455-1456-1457-1458-1459-1460-1461-1462-1463-1464-1465-1466-1467-1468-1469-1470-1471-1472-1473-1474-1475-1476-1477-1478-1479-1480-1481-1482-1483-1484-1485-1486-1487-1488-1489-1490-1491-1492-1493-1494-1495-1496-1497-1498-1499-1500-1501-1502-1503-1504-1505-1506-1507-1508-1509-1510-1511-1512-1513-1514-1515-1516-1517-1518-1519-1520-1521-1522-1523-1524-1525-1526-1527-1528-1529-1530-1531-1532-1533-1534-1535-1536-1537-1538-1539-1540-1541-1542-1543-1544-1545-1546-1547-1548-1549-1550-1551-1552-1553-1554-1555-1556-1557-1558-1559-1560-1561-1562-1563-1564-1565-1566-1567-1568-1569-1570-1571-1572-1573-1574-1575-1576-1577-1578-1579-1580-1581-1582-1583-1584-1585-1586-1587-1588-1589-1590-1591-1592-1593-1594-1595-1596-1597-1598-1599-1600-1601-1602-1603-1604-1605-1606-1607-1608-1609-1610-1611-1612-1613-1614-1615-1616-1617-1618-1619-1620-1621-1622-1623-1624-1625-1626-1627-1628-1629-1630-1631-1632-1633-1634-1635-1636-1637-1638-1639-1640-1641-1642-1643-1644-1645-1646-1647-1648-1649-1650-1651-1652-1653-1654-1655-1656-1657-1658-1659-1660-1661-1662-1663-1664-1665-1666-1667-1668-1669-1670-1671-1672-1673-1674-1675-1676-1677-1678-1679-1680-1681-1682-1683-1684-1685-1686-1687-1688-1689-1690-1691-1692-1693-1694-1695-1696-1697-1698-1699-1700-1701-1702-1703-1704-1705-1706-1707-1708-1709-1710-1711-1712-1713-1714-1715-1716-1717-1718-1719-1720-1721-1722-1723-1724-1725-1726-1727-1728-1729-1730-1731-1732-1733-1734-1735-1736-1737-1738-1739-1740-1741-1742-1743-1744-1745-1746-1747-1748-1749-1750-1751-1752-1753-1754-1755-1756-1757-1758-1759-1760-1761-1762-1763-1764-1765-1766-1767-1768-1769-1770-1771-1772-1773-1774-1775-1776-1777-1778-1779-1780-1781-1782-1783-1784-1785-1786-1787-1788-1789-1790-1791-1792-1793-1794-1795-1796-1797-1798-1799-1800-1801-1802-1803-1804-1805-1806-1807-1808-1809-1810-1811-1812-1813-1814-1815-1816-1817-1818-1819-1820-1821-1822-1823-1824-1825-1826-1827-1828-1829-1830

Verbal

All parents are non-volunteers  
I fear mainly of pain and labor

53800-48102



**SHERWIN-WILLIAMS.**

NORTH PORT Store 702492

2970 COMMERCE PKWY  
NORTH PORT FL 34289 9315  
(941)426-4909  
Fax (941) 426-4253  
www.sherwin-williams.com

CHARGE 11:31am  
Tran # 8966-0 04/18/21  
E10/16381 11  
RICHARD PO# OFFICE

Order # OE02068590702492  
LAKESIDE PLANTATION CDD  
Account XXXX-9509-6  
Job 1 LAKESIDE PLANTATION CDD  
Tax Record Card 169506

Bill To:  
LAKESIDE PLANTATION CDD  
2200 PLANTATION BLVD  
NORTH PORT, FL 34289 9472

6504-06770 GALLON D17W151  
CASHMERE LL EXTRA  
No Tax 2.00 @ 32.95 65.90  
Color: SW7029 AGREEABLE GRAY  
CCE\*Color Cost 02 32 54 128  
B1 Black - 10 1 1  
R2 Maroon - 1 1 -  
V3 Deep Gold - 9 - -  
Sher-Color Formula

180-9136 144153320 2 INCH  
2 XL-CUB  
No Tax 1.00 @ 16.29 16.29  
Discount: (%15.00) -2.44

SUBTOTAL BEFORE TAX 79.75

7.000% SALES TAX:1-103428900 0.00  
CHARGE \$79.75

Merchandise Received in Good Order by:

TAMARA Date  
NET PAYMENT DUE ON MAY 20th  
( Centralized Invoice )

Thank You  
receipt required for refund

\*\*\* THIS RECEIPT IS VALID ONLY WHEN USED WITH THE ORIGINAL INVOICE AND ONLY FOR THE PURCHASED ITEMS \*\*\*

53800-48102



**SHERWIN-WILLIAMS.**

PORT CHARLOTTE Store 702029

3341 TAMiami Trl  
PORT CHARLOTTE FL 33952 8002  
(941)625-7711  
Fax (941) 625-6791  
www.sherwin-williams.com

CHARGE 1:46pm  
Tran # 1730-0 04/05/21  
E17/11424 11  
CLIFFORD PO# GRILLS

LAKESIDE PLANTATION CDD  
Account XXXX-9509-6  
Job 1 LAKESIDE PLANTATION CDD  
Tax Record Card 169506

Bill To:  
LAKESIDE PLANTATION CDD  
2200 PLANTATION BLVD  
NORTH PORT, FL 34289 9472  
(941)423-5500

1018-55757 EACH: K160V777  
16070 BLACK  
\*Sale No Tax 4.00 @ 9.29 37.18  
Discount (\$) -7.32  
Comments: Pricing Accommodation

SUBTOTAL BEFORE TAX 29.84

7.000% SALES TAX:1-103395200 0.00  
CHARGE \$29.84

Merchandise Received in Good Order by:

TAMARA Date  
NET PAYMENT DUE ON MAY 20th  
( Centralized Invoice )

STORE HOURS  
SUNDAY 10:00 AM - 4:00 PM  
MONDAY - FRIDAY 7:00 AM - 7:00 PM  
SATURDAY 8:00 AM - 5:00 PM

\*\*\*\*\*  
Purchases are subject to Sherwin-Williams  
Terms and Conditions of Sale located at  
sherwin-williams.com/terms-and-conditions.  
\*\*\*\*\*  
April's Color of the Month, Carnelian  
SW 7580, is bold but timeless. Bring a



53800 - 12000

**Invoice**

Vesta Property Services, Inc.  
245 Riverside Avenue  
Suite 300  
Jacksonville FL 32202

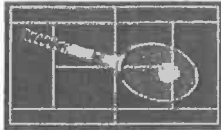
**RECEIVED**BY:  .....

Invoice # 383402  
Date 5/1/2021  
  
Terms  
Due Date 5/31/2021  
Memo May 2021 Fees

**Bill To**

Lakeside Plantation C.D.D.  
c/o Governmental Mgmt Svcs-CF, LLC  
9145 Narcoossee Road, Suite A206  
Orlando FL 32827

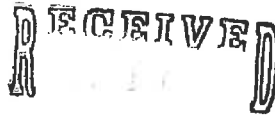
Description	Quantity	Rate	Amount
Facility Manager Services at Lakeside Plantation Amenity Center	1	5,202.00	5,202.00
Office Administrative Assistant Services at Lakeside Plantation Amenity Center	1	2,281.08	2,281.08
Facility Attendants Services at Lakeside Plantation Amenity Center	1	2,587.92	2,587.92
Facility Maintenance Services at Lakeside Plantation Amenity Center	1	4,924.42	4,924.42
<b>Total</b>			<b>\$14,995.42</b>



S3800 - 52000

## Invoice

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

BY: *[Signature]*

Date	Invoice #
4/9/2021	61353

<b>Bill To</b>		<b>Ship To</b>			
Lakeside Plantation 135 W Central Blvd Suite 320 Orlando FL 32801		Nathan Lakeside Plantation 2200 Plantation Blvd. North Port FL 34289			
<b>Terms</b>	<b>PO #</b>	<b>Due Date</b>			
Net 30	Tamara	5/9/2021			
<b>Sales Rep</b>	<b>Ship Via</b>	<b>Ship Date</b>			
Kimberly Valencia	FedEx Ground	4/9/2021			
<b>Notes</b>					
<b>Quantity</b>	<b>Units</b>	<b>Description</b>	<b>Options</b>	<b>Unit Price</b>	<b>Amount</b>
1		Clean Court Complete - Green		46.99	46.99
Thank you for your business.				<b>Subtotal</b>	46.99
				<b>Shipping Cost (FedEx Ground)</b>	6.11
				<b>Total</b>	\$53.10

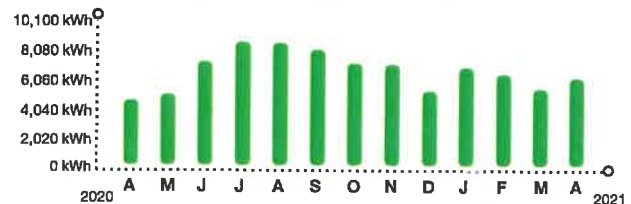
ALL PAST DUE ACCOUNTS ARE SUBJECT TO AN ANNUAL INTEREST CHARGE OF 1-1/2% PER MONTH  
THIS REPRESENTS AN ANNUAL INTEREST RATE OF 18%. MATERIALS AND EQUIPMENT SHALL  
REMAIN THE PROPERTY OF WELCH TENNIS COURTS, INC. UNTIL PAID IN FULL. ALL RETURNS ARE  
SUBJECT TO A RESTOCKING FEE.

**Electric Bill Statement****For:** Mar 24, 2021 to Apr 23, 2021 (30 days)**Statement Date:** Apr 23, 2021**Account Number:** 57421-67439**Service Address:**2800 PLANTATION BLVD # CLBHSE  
NORTH PORT, FL 34289**LAKESIDE PLANTATION COMM DEVELOPMENT DIST,**  
Here's what you owe for this billing period.**CURRENT BILL****\$933.23**

TOTAL AMOUNT YOU OWE

**May 14, 2021**

NEW CHARGES DUE BY

**ENERGY USAGE HISTORY****KEEP IN MIND**

- Payment received after July 14, 2021 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after May 04, 2021. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

**BILL SUMMARY**

Amount of your last bill	867.38
Payments received	-867.38
Balance before new charges	0.00

Total new charges	933.23
-------------------	--------

<b>Total amount you owe</b>	<b>\$933.23</b>
-----------------------------	-----------------

**FPL automatic bill pay - DO NOT PAY**

(See page 2 for bill details.)

The Florida Public Service Commission has approved an adjustment to the fuel charge portion of your bill effective May 1. Learn more: [FPL.com/Rates](http://FPL.com/Rates).

Customer Service: 1-800-375-2434  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



/ 3\* FPL AUTOMATIC BILL PAY - DO NOT PAY \*

LAKESIDE PLANTATION COMM  
DEVELOPMENT DIST  
ATTN LAKESIDE PLANTATION COMMUNITY  
9145 NARCOOSSEE RD # A206  
ORLANDO FL 32827-5768

The amount enclosed includes—  
the following donation:  
**FPL Care To Share:** \_\_\_\_\_

Make check payable to FPL  
in U.S. funds and mail along with  
this coupon to:

FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](http://FPL.com/PayBill)  
for ways to pay.

57421-67439

ACCOUNT NUMBER

**\$933.23**

TOTAL AMOUNT YOU OWE

**May 14, 2021**

NEW CHARGES DUE BY

**\$ Auto pay - DO NOT PAY**

AMOUNT ENCLOSED



**Customer Name:**  
LAKESIDE PLANTATION  
COMM DEVELOPMENT  
DIST

**Account Number:**  
57421-67439

FPL.com Page 2

E001

### BILL DETAILS

Amount of your last bill	867.38
Payment received - Thank you	-867.38
Balance before new charges	\$0.00

#### New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Customer charge:	\$26.48
Non-fuel: (\$0.023540 per kWh)	\$152.77
Fuel: (\$0.024490 per kWh)	\$158.94
Demand: (\$11.30 per KW)	\$519.80

Electric service amount	857.99
-------------------------	--------

Gross receipts tax	22.00
--------------------	-------

Franchise charge	53.24
------------------	-------

Taxes and charges	75.24
-------------------	-------

Total new charges	\$933.23
-------------------	----------

Total amount you owe	\$933.23
----------------------	----------

**FPL automatic bill pay - DO NOT PAY**

### METER SUMMARY

Meter reading - Meter KLL2846. Next meter reading May 24, 2021.

Usage Type	Current	- Previous	x Const	= Usage
kWh used	71337	70688	10	6490
Demand KW	4.61		10.00	46

### ENERGY USAGE COMPARISON

	This Month Apr 23, 2021	Last Month Mar 24, 2021	Last Year Apr 23, 2020
Service to			
kWh Used	6490	5700	4810
Service days	30	29	30
kWh/day	216	196	160
Amount	\$933.23	\$867.38	\$534.25

### We're here to help

If you're experiencing hardship as a result of the coronavirus (COVID-19) and need help with your bill, there are resources available.

[Learn more](#)

### A cleaner energy future

Join the nation's largest community solar program and enjoy the benefits of participating in solar.

[Join FPL SolarTogether™](#)

### Help your neighbors

Contribute to Care to Share and help a neighbor in need during this challenging time.

[Donate today](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.



**Electric Bill Statement****For:** Mar 24, 2021 to Apr 23, 2021 (30 days)**Statement Date:** Apr 23, 2021**Account Number:** 04126-05586**Service Address:**2800 PLANTATION BLVD # FNTN  
NORTH PORT, FL 34289**LAKE SIDE PLANTATION COMMUNITY DEVELOPMENT DIST,**  
Here's what you owe for this billing period.**CURRENT BILL****\$356.85**

TOTAL AMOUNT YOU OWE

**May 14, 2021**

NEW CHARGES DUE BY

**ENERGY USAGE HISTORY****BILL SUMMARY**

Amount of your last bill	368.29
Payments received	-368.29
Balance before new charges	0.00

Total new charges	356.85
<b>Total amount you owe</b>	<b>\$356.85</b>

**FPL automatic bill pay - DO NOT PAY**

(See page 2 for bill details.)

**KEEP IN MIND**

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The Florida Public Service Commission has approved an adjustment to the fuel charge portion of your bill effective May 1. Learn more: [FPL.com/Rates](http://FPL.com/Rates).

Customer Service: 1-800-375-2434  
Outside Florida: 1-800-226-3545

Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)



/ 3\* FPL AUTOMATIC BILL PAY - DO NOT PAY \*

LAKE SIDE PLANTATION  
COMMUNITY DEVELOPMENT DIST  
ATTN LAKE SIDE PLANTATION COMMUNITY  
9145 NARCOOSSEE RD # A206  
ORLANDO FL 32827-5768

The amount enclosed includes  
the following donation:  
**FPL Care To Share:** \_\_\_\_\_

Make check payable to FPL  
in U.S. funds and mail along with  
this coupon to:

FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001

Visit [FPL.com/PayBill](http://FPL.com/PayBill)  
for ways to pay.

04126-05586

ACCOUNT NUMBER

**\$356.85**

TOTAL AMOUNT YOU OWE

**May 14, 2021**

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



**Customer Name:** LAKESIDE PLANTATION  
COMMUNITY  
DEVELOPMENT DIST  
**Account Number:** 04126-05586

FPL.com Page 2

E001

### BILL DETAILS

Amount of your last bill	368.29
Payment received - Thank you	-368.29
Balance before new charges	\$0.00

#### New Charges

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS

Customer charge: \$10.61

Non-fuel: (\$0.065570 per kWh) \$231.14

Fuel: (\$0.024490 per kWh) \$86.33

Electric service amount 328.08

Gross receipts tax 8.41

Franchise charge 20.36

Taxes and charges 28.77

Total new charges \$356.85

Total amount you owe \$356.85

**FPL automatic bill pay - DO NOT PAY**

### METER SUMMARY

Meter reading - Meter KN46183. Next meter reading May 24, 2021.

Usage Type	Current	-	Previous	=	Usage
kWh used	60855		57330		3525

### ENERGY USAGE COMPARISON

	This Month Apr 23, 2021	Last Month Mar 24, 2021	Last Year Apr 23, 2020
Service to			
kWh Used	3525	3642	4935
Service days	30	29	30
kWh/day	117	125	164
Amount	\$356.85	\$368.29	\$479.09

### We're here to help

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[Learn more ›](#)

### A cleaner energy future

Join the nation's largest community solar program and enjoy the benefits of participating in solar.

[Join FPL SolarTogether™ ›](#)

### Help your neighbors

Contribute to Care to Share and help a neighbor in need during this challenging time.

[Donate today ›](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

**Electric Bill Statement****For:** Mar 24, 2021 to Apr 23, 2021 (30 days)**Statement Date:** Apr 23, 2021**Account Number:** 84595-15071**Service Address:**2800 PLANTATION BLVD #POOL & TENNIS  
NORTH PORT, FL 34289**LAKE SIDE PLANTATION COMM DEVELOPMENT DIST,**  
Here's what you owe for this billing period.**CURRENT BILL****\$892.99**

TOTAL AMOUNT YOU OWE

**May 14, 2021**

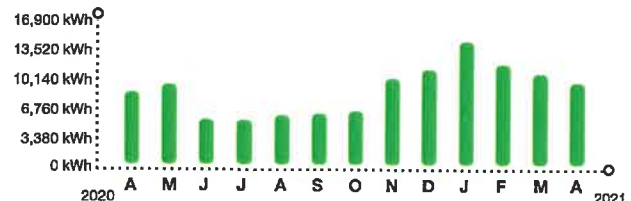
NEW CHARGES DUE BY

**BILL SUMMARY**

Amount of your last bill	877.02
Payments received	-877.02
Balance before new charges	0.00
Total new charges	892.99
Total amount you owe	<b>\$892.99</b>

**FPL automatic bill pay - DO NOT PAY**

(See page 2 for bill details.)

The Florida Public Service Commission has approved an adjustment to the fuel charge portion of your bill effective May 1. Learn more: [FPL.com/Rates](https://www.fpl.com/rates).**ENERGY USAGE HISTORY****KEEP IN MIND**

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Customer Service: 1-800-375-2434  
Outside Florida: 1-800-226-3545Report Power Outages: 1-800-4OUTAGE (468-8243)  
Hearing/Speech Impaired: 711 (Relay Service)

/ 3\* FPL AUTOMATIC BILL PAY - DO NOT PAY \*

LAKE SIDE PLANTATION COMM  
DEVELOPMENT DIST  
ATTN LAKE SIDE PLANTATION COMMUNITY  
9145 NARCOOSSEE RD # A206  
ORLANDO FL 32827-5768The amount enclosed includes  
the following donation:  
**FPL Care To Share:** \_\_\_\_\_Make check payable to FPL  
in U.S. funds and mail along with  
this coupon to:FPL  
GENERAL MAIL FACILITY  
MIAMI FL 33188-0001Visit [FPL.com/PayBill](https://www.fpl.com/paybill)  
for ways to pay.

84595-15071

ACCOUNT NUMBER

**\$892.99**

TOTAL AMOUNT YOU OWE

May 14, 2021

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



**Customer Name:**  
LAKESIDE PLANTATION  
COMM DEVELOPMENT  
DIST

**Account Number:**  
84595-15071

FPL.com Page 2

E001

### BILL DETAILS

Amount of your last bill	877.02
Payment received - Thank you	-877.02
Balance before new charges	\$0.00

#### New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Customer charge: \$26.48

Non-fuel: (\$0.023540 per kWh) \$239.87

Fuel: (\$0.024490 per kWh) \$249.55

Demand: (\$11.30 per KW) \$305.10

Electric service amount 821.00

Gross receipts tax 21.05

Franchise charge 50.94

Taxes and charges 71.99

Total new charges \$892.99

Total amount you owe \$892.99

FPL automatic bill pay - DO NOT PAY

### METER SUMMARY

Meter reading - Meter KL84533. Next meter reading May 24, 2021.

Usage Type	Current	-	Previous	=	Usage
kWh used	53285		43095		10190
Demand KW	27.47				27

### ENERGY USAGE COMPARISON

	This Month Apr 23, 2021	Last Month Mar 24, 2021	Last Year Apr 23, 2020
Service to			
kWh Used	10190	11296	8936
Service days	30	29	30
kWh/day	339	389	297
Amount	\$892.99	\$877.02	\$800.05

### We're here to help

If you're experiencing hardship as a result of the coronavirus (COVID-19) and need help with your bill, there are resources available.

[Learn more](#)

### A cleaner energy future

Join the nation's largest community solar program and enjoy the benefits of participating in solar.

[Join FPL SolarTogether™](#)

### Help your neighbors

Contribute to Care to Share and help a neighbor in need during this challenging time.

[Donate today](#)

When you pay by check, you authorize FPL to process your payment electronically or as a draft. If your payment is processed electronically, your checking account may be debited on the same day we receive the check and your check will not be returned with your checking account statement. FPL does not agree to any restrictions, conditions or endorsements placed on any bill statement or payments such as check, money order or other forms of payment. We will process the payment as if these restrictions or conditions do not exist.

# North Port Utilities

941-429-7122  
4970 City Hall Blvd  
North Port, FL 34286

SERVICE ADDRESS			
2800 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	4/28/2021	5/19/2021

Total Current Charges	166.08
Balance Forward	0.00
Total Amount Due	166.08

LAKESIDE PLANTATION COMM DEV  
9145 NARCOOSSEE RD STE A206

ORLANDO FL 32827-5768

000043123000156052000000166087

1 LAKE Please return this portion with payment. *Thank You.*

SERVICE ADDRESS 2800 PLANTATION BLVD

\*\*\* CYCLE BILL - AUTO PA \*\*\*

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-156052	18-29	4/28/2021	5/19/2021

Last Bill Amount	166.08
Payments	-166.08
Adjustments	0.00
Balance Forward	0.00

Rate Class: COMMERCIAL

Last payment amount/date: 166.08 4/19/2021

Service Period		Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	3/18/21 4/19/21	32	54830746	1.000	TGAL	16	12	4
						USAGE FOR		1

Service	Consumption	Charge	Total
WA Base facility chg		47.29	0.00
WA Usage block 1	4.00	17.32	0.00
TOTAL WATER			64.61
SE Base facility chg		75.27	0.00
SE Consumption	4.00	26.20	0.00
TOTAL SEWER			101.47

Total Current Charges	166.08
Balance Forward	0.00
Total Amount Due	166.08

Keep cooking areas clean & clear of combustibles

(pot holders, towels, food packages, etc.). Keep

children & pets away from cooking areas by

creating a 3-ft. "kid-free zone". Turn pot handles

inward so children can't grab them.

Click2Gov Internet PIN#:	Average cost per day	5.19
	Budget Difference	0.00

To view your Consumer Confidence Report (CCR) visit <a href="http://WWW.NORTHPORTCCR.COM">WWW.NORTHPORTCCR.COM</a> and for water restrictions visit <a href="http://www.cityofnorthport.com">www.cityofnorthport.com</a>	AFTER HOURS/EMERGENCY water or sewer service call 941.240.8000
--	--

**EMAIL:**

Join thousands of your neighbors in saving money and the environment by receiving your bill information online!  
Provide your email address above and we will send you the registration information.

\*H2O Program  
donations  
benefit North  
Port utility  
customers in  
need of  
assistance  
with their  
water bills.

**CHANGE OF MAILING ADDRESS**

PLEASE CHANGE MY MAILING ADDRESS TO THE FOLLOWING ADDRESS BEGINNING ON: \_\_\_\_\_

NEW ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP: \_\_\_\_\_

PHONE NUMBER: \_\_\_\_\_

**FREE GO GREEN BILLING:**

Go to [www.cityofnorthport.com](http://www.cityofnorthport.com) to register for email notification when your bill is available.

**FREE 24/7 GO GREEN PAYMENTS:  
SAVE GAS, MONEY & THE ENVIRONMENT!**

**PAY BY PHONE:**  
**1-855-941-INFO (4636)**



**PAY ONLINE:**  
**WWW.CITYOFNORTHPORT.COM**

Automatic bank draft  
Online recurring payments

**ADDITIONAL PAYMENT OPTIONS:****OFFICE/DRIVE THRU PAYMENTS:**

Cashiers office lobby & drive thru window  
4970 City Hall Blvd North Port, FL 34286 (1<sup>st</sup> Floor)  
Monday-Friday 8am-5pm

\*MAIL PAYMENTS TO:  
NORTH PORT UTILITIES  
4970 CITY HALL BOULEVARD  
NORTH PORT, FL 34286-4100

\* North Port Utilities is not responsible for any lost payments sent through the mail. Please allow 7-10 business days & include your account number on your check with the upper portion of your bill.

**CURRENT & LATE PAYMENTS:**

To avoid late charges and penalties, payment for the current charges shown on the front of this bill must be received no later than the due date shown. If payment is not received on or before the due date shown, late charges, penalties and service disconnection may result. **ANY AND ALL PAST DUE BALANCES INDICATED ON THIS BILL ARE DUE IMMEDIATELY.** Failure to pay past due balances may result in additional charges and disconnection of service without notice.

**TURN ON WATER:**

Requests to have water service turned on must be made before 3:00pm, Monday thru Friday, excluding holidays, to have water turned on the same day. Requests received after 3:00pm will be scheduled for the next business day.

**USAGE BLOCK BILLING & CONSERVATION:**

Our rates are designed to encourage conservation as required by our consumptive use permit. Therefore, the more water you use, the more you are charged per 1,000 gallons of water used. For example, a residential customer using 8,000 gallons would be billed the first 4,000 gallons under the first block, the second 4,000 gallons under the second, higher block and so on. The average use for a single family residence is approximately 2,000 gallons per person per month, so a 2 person household would have an average use of 4,000 gallons and be billed under the first block.

PLEASE DIRECT ALL CUSTOMER CARE INQUIRIES TO:

NORTH PORT UTILITIES  
4970 CITY HALL BLVD  
NORTH PORT, FL 34286-4100  
941-429-7122

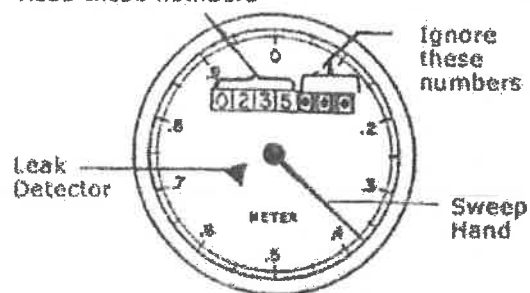
**READING YOUR METER:**

To determine your water usage from your most recent reading, follow these simple steps:

Locate your meter. It is usually located in the ground near the property line. Reading from left to right, make a note of the odometer-type numbers found on the meter. North Port Utilities bills only in whole units of a thousand gallons. Subsequently, do not use the ones, tens, or hundreds columns (the last three digits of the meter). Next, locate your most recent ("current") meter reading on the front of this bill. Subtract the last reading from the reading you obtained. The resulting number is your usage (since your last meter reading) in thousand gallons. Please review the illustration below for further information.

DIAGRAM OF A WATER METER

Read these numbers



One revolution of the sweep hand indicates ten gallons have flowed through the meter. In this example, the actual reading is 235. **IMPORTANT:** this illustration is indicative of most meters. Your meter may look a little different than pictured here. If you need assistance reading your meter, please call 941-240-8000.

If the sweep hand or leak detector (triangle) is moving, water is flowing through the meter. This could indicate that something is running or leaking. If nothing is running (such as dishwasher, hose, or shower, etc.) this could indicate a possible leak.

# North Port Utilities

941-429-7122

4970 City Hall Blvd

North Port, FL 34286

SERVICE ADDRESS			
2021 PLANTATION BLVD FICT			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154658	18-29	4/28/2021	5/19/2021

Total Current Charges	28.96
Balance Forward	0.00
Total Amount Due	28.96

LAKE SIDE PLANTATION COMM DEV  
9145 NARCOOSSEE RD STE A206

ORLANDO FL 32827-5768

000043123000154658000000028964

1 LAKE Please return this portion with payment. *Thank You.*

SERVICE ADDRESS 2021 PLANTATION BLVD FICT

\*\*\* CYCLE BILL - AUTO PA \*\*\*

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154658	18-29	4/28/2021	5/19/2021

Last Bill Amount	20.30
Payments	-20.30
Adjustments	0.00
Balance Forward	0.00

Rate Class: COMMERCIAL

Last payment amount/date: 20.30 4/19/2021

Service Period		Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	3/18/21	4/19/21	32	36607560	1.000	TGAL	697	695
							2	2
USAGE FOR								

Service	Consumption	Charge	Total
WA Base facility chg		20.30	0.00
WA Usage block 1	2.00	8.66	0.00
TOTAL WATER			28.96

Total Current Charges	28.96
Balance Forward	0.00
Total Amount Due	28.96

Keep cooking areas clean & clear of combustibles

(pot holders, towels, food packages, etc.). Keep

children & pets away from cooking areas by

creating a 3-ft. "kid-free zone". Turn pot handles

inward so children can't grab them.



Click2Gov Internet PIN#:

Average cost per day  
Budget Difference

0.91  
0.00

To view your Consumer Confidence Report (CCR) visit [WWW.NORTHPORTCCR.COM](http://WWW.NORTHPORTCCR.COM) and for  
water restrictions visit [www.cityofnorthport.com](http://www.cityofnorthport.com)

AFTER HOURS/EMERGENCY  
water or sewer service call  
941.240.8000

**EMAIL:**

Join thousands of your neighbors in saving money and the environment by receiving your bill information online!  
Provide your email address above and we will send you the registration information.

\*H2O Program  
donations  
benefit North  
Port utility  
customers in  
need of  
assistance  
with their  
water bills.

**CHANGE OF MAILING ADDRESS**

PLEASE CHANGE MY MAILING ADDRESS TO THE FOLLOWING ADDRESS BEGINNING ON: \_\_\_\_\_

NEW ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP: \_\_\_\_\_

PHONE NUMBER: \_\_\_\_\_

**FREE GO GREEN BILLING:**

Go to [www.cityofnorthport.com](http://www.cityofnorthport.com) to register for email notification when your bill is available.

**FREE 24/7 GO GREEN PAYMENTS:  
SAVE GAS, MONEY & THE ENVIRONMENT!****PAY BY PHONE:**

1-855-941-INFO (4636)

**PAY ONLINE:**

[WWW.CITYOFNORTHPORT.COM](http://WWW.CITYOFNORTHPORT.COM)

Automatic bank draft  
Online recurring payments

**ADDITIONAL PAYMENT OPTIONS:****OFFICE/DRIVE THRU PAYMENTS:**

Cashiers office lobby & drive thru window  
4970 City Hall Blvd North Port, FL 34286 (1<sup>st</sup> Floor)  
Monday-Friday 8am-5pm

\*MAIL PAYMENTS TO:  
NORTH PORT UTILITIES  
4970 CITY HALL BOULEVARD  
NORTH PORT, FL 34286-4100

\* North Port Utilities is not responsible for any lost payments sent through the mail. Please allow 7-10 business days & include your account number on your check with the upper portion of your bill.

**CURRENT & LATE PAYMENTS:**

To avoid late charges and penalties, payment for the current charges shown on the front of this bill must be received no later than the due date shown. If payment is not received on or before the due date shown, late charges, penalties and service disconnection may result. **ANY AND ALL PAST DUE BALANCES INDICATED ON THIS BILL ARE DUE IMMEDIATELY.** Failure to pay past due balances may result in additional charges and disconnection of service without notice.

**TURN ON WATER:**

Requests to have water service turned on must be made before 3:00pm, Monday thru Friday, excluding holidays, to have water turned on the same day. Requests received after 3:00pm will be scheduled for the next business day.

**USAGE BLOCK BILLING & CONSERVATION:**

Our rates are designed to encourage conservation as required by our consumptive use permit. Therefore, the more water you use, the more you are charged per 1,000 gallons of water used. For example, a residential customer using 8,000 gallons would be billed the first 4,000 gallons under the first block, the second 4,000 gallons under the second, higher block and so on. The average use for a single family residence is approximately 2,000 gallons per person per month, so a 2 person household would have an average use of 4,000 gallons and be billed under the first block.

PLEASE DIRECT ALL CUSTOMER CARE INQUIRIES TO:

NORTH PORT UTILITIES  
4970 CITY HALL BLVD  
NORTH PORT, FL 34286-4100  
941-429-7122

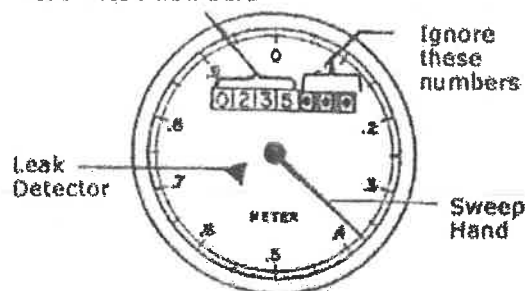
**READING YOUR METER:**

To determine your water usage from your most recent reading, follow these simple steps:

Locate your meter. It is usually located in the ground near the property line. Reading from left to right, make a note of the odometer-type numbers found on the meter. North Port Utilities bills only in whole units of a thousand gallons. Subsequently, do not use the ones, tens, or hundreds columns (the last three digits of the meter). Next, locate your most recent ("current") meter reading on the front of this bill. Subtract the last reading from the reading you obtained. The resulting number is your usage (since your last meter reading) in thousand gallons. Please review the illustration below for further information.

DIAGRAM OF A WATER METER

Read these numbers



One revolution of the sweep hand indicates ten gallons have flowed through the meter. In this example, the actual reading is 235. **IMPORTANT:** this illustration is indicative of most meters. Your meter may look a little different than pictured here. If you need assistance reading your meter, please call 941-240-8000.

If the sweep hand or leak detector (triangle) is moving, water is flowing through the meter. This could indicate that something is running or leaking. If nothing is running (such as dishwasher, hose, or shower, etc.) this could indicate a possible leak.

# North Port Utilities

941-429-7122  
4970 City Hall Blvd  
North Port, FL 34286

SERVICE ADDRESS			
2800 PLANTATION BLVD			
ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154656	18-29	4/28/2021	5/19/2021

Total Current Charges	472.81
Balance Forward	0.00
Total Amount Due	472.81

LAKESIDE PLANTATION COMM DEV  
9145 NARCOOSSEE RD STE A206

ORLANDO FL 32827-5768

000043123000154656000000472816

1 LAKE Please return this portion with payment. *Thank You.*

SERVICE ADDRESS 2800 PLANTATION BLVD

\*\*\* CYCLE BILL - AUTO PA \*\*\*

ACCOUNT NUMBER	CYCLE	BILL DATE	DUE DATE
43123-154656	18-29	4/28/2021	5/19/2021

Last Bill Amount	491.05
Payments	-491.05
Adjustments	0.00
Balance Forward	0.00

Rate Class: COMMERCIAL

Last payment amount/date: 491.05 4/19/2021

Service Period			Days	Meter Number	Mult	Units	Current	Previous	Usage
WA	3/18/21	4/19/21	32	80005382	1.000	TGAL	4145	4087	58
USAGE FOR									42

Service	Consumption	Charge	Total
WA Base facility chg		92.25	0.00
WA Usage block 1	20.00	86.60	0.00
WA Usage block 2	20.00	129.80	0.00
WA Usage block 3	18.00	164.16	0.00
TOTAL WATER			472.81

Total Current Charges	472.81
Balance Forward	0.00
Total Amount Due	472.81

Keep cooking areas clean & clear of combustibles

(pot holders, towels, food packages, etc.). Keep

children & pets away from cooking areas by

creating a 3-ft. "kid-free zone". Turn pot handles

inward so children can't grab them.

Click2Gov Internet PIN#:	Average cost per day	14.78
	Budget Difference	0.00

To view your Consumer Confidence Report (CCR) visit <a href="http://WWW.NORTHPORTCCR.COM">WWW.NORTHPORTCCR.COM</a> and for water restrictions visit <a href="http://www.cityofnorthport.com">www.cityofnorthport.com</a>	AFTER HOURS/EMERGENCY water or sewer service call 941.240.8000
--	--

**EMAIL:**

Join thousands of your neighbors in saving money and the environment by receiving your bill information online!  
Provide your email address above and we will send you the registration information.

\*H2O Program  
donations  
benefit North  
Port utility  
customers in  
need of  
assistance  
with their  
water bills.

**CHANGE OF MAILING ADDRESS**

PLEASE CHANGE MY MAILING ADDRESS TO THE FOLLOWING ADDRESS BEGINNING ON: \_\_\_\_\_

NEW ADDRESS: \_\_\_\_\_

CITY, STATE, ZIP: \_\_\_\_\_

PHONE NUMBER: \_\_\_\_\_



**FREE GO GREEN BILLING:**

Go to [www.cityofnorthport.com](http://www.cityofnorthport.com) to register for email notification when your bill is available.

**FREE 24/7 GO GREEN PAYMENTS:  
SAVE GAS, MONEY & THE ENVIRONMENT!**



**PAY BY PHONE:**

1-855-941-INFO (4636)



**PAY ONLINE:**

[WWW.CITYOFNORTHPORT.COM](http://WWW.CITYOFNORTHPORT.COM)

Automatic bank draft  
Online recurring payments



**ADDITIONAL PAYMENT OPTIONS:**

**OFFICE/DRIVE THRU PAYMENTS:**

Cashiers office lobby & drive thru window  
4970 City Hall Blvd North Port, FL 34286 (1<sup>st</sup> Floor)  
Monday-Friday 8am-5pm

\*MAIL PAYMENTS TO:  
NORTH PORT UTILITIES  
4970 CITY HALL BOULEVARD  
NORTH PORT, FL 34286-4100

\* North Port Utilities is not responsible for any lost payments sent through the mail. Please allow 7-10 business days & include your account number on your check with the upper portion of your bill.

**CURRENT & LATE PAYMENTS:**

To avoid late charges and penalties, payment for the current charges shown on the front of this bill must be received no later than the due date shown. If payment is not received on or before the due date shown, late charges, penalties and service disconnection may result. ANY AND ALL PAST DUE BALANCES INDICATED ON THIS BILL ARE DUE IMMEDIATELY. Failure to pay past due balances may result in additional charges and disconnection of service without notice.

**TURN ON WATER:**

Requests to have water service turned on must be made before 3:00pm, Monday thru Friday, excluding holidays, to have water turned on the same day. Requests received after 3:00pm will be scheduled for the next business day.

**USAGE BLOCK BILLING & CONSERVATION:**

Our rates are designed to encourage conservation as required by our consumptive use permit. Therefore, the more water you use, the more you are charged per 1,000 gallons of water used. For example, a residential customer using 8,000 gallons would be billed the first 4,000 gallons under the first block, the second 4,000 gallons under the second, higher block and so on. The average use for a single family residence is approximately 2,000 gallons per person per month, so a 2 person household would have an average use of 4,000 gallons and be billed under the first block.

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NORTH PORT UTILITIES  
4970 CITY HALL BLVD  
NORTH PORT, FL 34286-4100  
941-429-7122

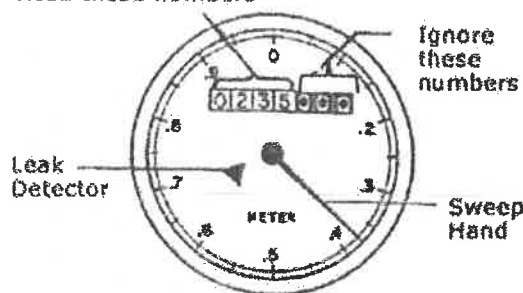
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Read these numbers



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If the sweep hand or leak detector (triangle) is moving, water is flowing through the meter. This could indicate that something is running or leaking. IF nothing is running (such as dishwasher, hose, or shower, etc.) this could indicate a possible leak.

**Account Summary**

<b>New Charges Due Date</b>	<b>5/17/21</b>
Billing Date	4/22/21
Account Number	813-623-3418-102506-5
PIN	9842
Previous Balance	266.51
Payments Received Thru 4/04/21	-266.51
Thank you for your payment!	
Balance Forward	.00
New Charges	267.29
<b>Total Amount Due</b>	<b>\$267.29</b>

## Make Every Day Earth Day!

### Enroll in paperless billing and Auto Pay.

The simple, secure, digital way to  
care for your Frontier® account.

 Visit [frontier.com/gopaperless](http://frontier.com/gopaperless)



## Manage Your Account

### To Pay Your Bill

 **Online:** [Frontier.com](http://Frontier.com)  **1.800.801.6652**

 **By mail**

### To Contact Us

 **Chat:** [Frontier.com](http://Frontier.com)  **Online:** [Frontier.com/helpcenter](http://Frontier.com/helpcenter)

 **1.800.921.8102**

 **Tech support:**  
[Frontier.com/helpcenter](http://Frontier.com/helpcenter)

 **Email:** [ContactBusiness@ftr.com](mailto:ContactBusiness@ftr.com)



3 11



**DO NOT PAY - You are currently  
signed up for Auto Pay.  
To view your Auto Pay, please log  
in at [www.frontier.com](http://www.frontier.com)**

## Manage your account the easy way

**Take the first step toward streamlining your account with our online support tools.**

- ✓ Review & pay your bill online.
- ✓ Sign up for Auto Pay or paperless billing.
- ✓ Take advantage of special offers.

**[frontier.com/onlinehelp-business](http://frontier.com/onlinehelp-business)**

**For Billing and Service Questions, Call 1-800-921-8102, 7 am-7 pm Monday-Friday, 9:30 am-4 pm Saturday  
or visit [www.Frontier.com](http://www.Frontier.com).**

**IF YOU HAVE ANY QUESTIONS, BILLING CONCERNS, OR A RECURRING ISSUE, PLEASE CONTACT OUR  
FLORIDA-BASED CUSTOMER CARE TEAM AT 1-888-457-4110. OUR FLORIDA TEAM IS EAGER TO HELP YOU GET  
SPECIALIZED ATTENTION.**

### **PAYING YOUR BILL, LATE PAYMENTS, RETURNED CHECK FEES and PAST DUE BALANCES**

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

### **IMPORTANT CONSUMER MESSAGES**

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment.

Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at [frontier.com/internetdisclosures](http://frontier.com/internetdisclosures).

### **SERVICE TERMS**

Visit [Frontier.com/terms](http://Frontier.com/terms), [Frontier.com/tariffs](http://Frontier.com/tariffs) or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes ([Frontier.com/terms/arbitration](http://Frontier.com/terms/arbitration)). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration.

**Hard of Hearing, Deaf, Blind, Vision and /or Mobility Impaired customers may call 1-877-462-6606 to reach a consultant trained to support their communication needs.**





VILLAGES OF BLOOMINGDALE

Page 3 of 3

Date of Bill

4/22/21

Account Number

813-623-3418-102506-5

**CURRENT BILLING SUMMARY**

Local Service from 04/22/21 to 05/21/21

Qty	Description	813/623-3418.0	Charge
<b>Basic Charges</b>			
	OneVoice Nationwide		64.99
	OneVoice Access Line		
	OneVoice Features		
	OneVoice Long Distance		
	OneVoice Long Distance		
2	Federal Subscriber Line Charge - Centrex		18.34
2	Access Recovery Charge Multi Line - Centrex		7.78
	Carrier Cost Recovery Surcharge		5.99
	Frontier Roadwork Recovery Surcharge		1.50
	Federal USF Recovery Charge		8.72
	FCA Long Distance - Federal USF Surcharge		5.34
<b>Total Basic Charges</b>			<b>112.66</b>
<b>Non Basic Charges</b>			
	FiberOptic Internet 200 Dynamic IP with OneVoice		64.98
	\$60.00 Discount through 02/09/23		
	OneVoice Access Line		
	Business FiberOptic 200/200M Dynamic IP		
	Inside Wire Maint - Bus		12.50
2	Federal Primary Carrier Centrex Line		7.98
	Online Backup & Shrng/5GB		1.99
	Call Waiting Id		.50
	Other Charges-Detailed Below		5.99
	FCA Long Distance - Federal USF Surcharge		2.66
<b>Total Non Basic Charges</b>			<b>96.60</b>
<b>Video</b>			
	Local TV		34.99
2	Digital Adapter		13.98
	Broadcast TV Fee		8.99
	FCC Regulatory Recovery Fee		.07
<b>Total Video</b>			<b>58.03</b>

**TOTAL 267.29****\*\* ACCOUNT ACTIVITY \*\***

Qty	Description	Order Number	Effective Dates	
1	Business High Speed Internet Fee	AUTOCH	4/22	5.99
	813/623-3418		<b>Subtotal</b>	<b>5.99</b>
<b>Subtotal</b>				<b>5.99</b>

**CIRCUIT ID DETAIL**

10/KQXA/312723/ /VZFL

**CUSTOMER TALK**

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$166.29 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.

**IMPORTANT:** Your voicemail service and associated security PIN are being moved to a new platform on the evening of April 27, 2021. As a result, you will be prompted to set up a new greeting. For details, visit [frontier.com/NewVoicemail](http://frontier.com/NewVoicemail) Questions? Contact customer service.

Beginning April 1, 2021, both the Federal Universal Service Fund (USF) surcharge and the Frontier Long Distance (USF) surcharge are increasing from 31.8% to 33.4%. Questions? Please contact customer service.

**Important promotional pricing information...**

The term service plan to which you subscribe includes an early termination fee if you cancel or change services before your term expires. Refer to the Monthly Service Charges section of this bill for applicable term dates. Questions? Please contact Frontier or visit [Frontier.com/terms](http://Frontier.com/terms) or [Frontier.com/tariffs](http://Frontier.com/tariffs) for other important service Terms, Conditions, and Policies.

If you have a question or concern about Closed Captioning on any program, please call the Frontier Center for Customers with Disabilities at 1-877-462-6606 or email [Video.Closed.Captioning@ftr.com](mailto:Video.Closed.Captioning@ftr.com) Written correspondence can be faxed to 1-805-262-0728, or mailed to Frontier Communications, 2560 Teller Road, Thousand Oaks, CA 91320, Attn: Kate Card.

For up-to-date channel information please visit: <http://frontier.com/channelupdates>

Local Franchise Authority - FiberOptic TV  
Your FCC Community ID is: FL1304









## ACCOUNT INVOICE

peoplesgas.com



LAKESIDE PLANTATION COMMUNITY DEV  
C/O STE A206  
2200 PLANTATION BLVD  
NORTH PORT, FL 34289-9472

Statement Date: 04/21/2021  
Account: 211014212750

Current month's charges:	\$16.07
Total amount due:	\$16.07
Payment Due By:	05/12/2021

### Your Account Summary

Previous Amount Due	\$16.07
Payment(s) Received Since Last Statement	-\$16.07
Current Month's Charges	\$16.07
<b>Total Amount Due</b>	<b>\$16.07</b>

**DO NOT PAY.** Your account will be drafted on 05/12/2021

**Smooooth out**  
your energy costs this year.

**Plan more and stress less!**  
Free Budget Billing evens out your bill so  
you pay about the same amount every  
month - it's that simple!

[peoplesgas.com/budgetforhome](http://peoplesgas.com/budgetforhome)

[peoplesgas.com/budgetforbusiness](http://peoplesgas.com/budgetforbusiness)

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

**Yard project?**  
Avoid damage and fines  
Learn more at [peoplesgas.com/811](http://peoplesgas.com/811)

**CALL 811**

**WAIT** two business days

**Start DIGGING!**

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.



### WAYS TO PAY YOUR BILL



See reverse side for more information

Account: 211014212750

Current month's charges:	\$16.07
Total amount due:	\$16.07
Payment Due By:	05/12/2021

**Amount Enclosed** \$

652618070770 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 05/12/2021

LAKESIDE PLANTATION COMMUNITY DEV  
C/O STE A206  
9145 NARCOOSSEE RD, STE 206  
ORLANDO, FL 32827-5768

MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318

652618070770 DO NOT PAY, YOUR ACCOUNT WILL BE DRAFTED ON 05/12/2021



## Contact Information

### Residential Customer Care

813-223-0800 (Tampa)  
863-299-0800 (Lakeland)  
352-622-0111 (Ocala)  
954-453-0777 (Broward)  
305-940-0139 (Miami)  
727-826-3333 (St. Petersburg)  
407-425-4662 (Orlando)  
904-739-1211 (Jacksonville)  
877-832-6747 (All other counties)

### Commercial Customer Care

866-832-6249

### Hearing Impaired/TTY

711

### Natural Gas Outage

877-832-6747

### Natural Gas Energy Conservation Rebates

877-832-6747

### Mail Payments to

TECO  
P.O. Box 31318  
Tampa, FL 33631-3318

### All Other Correspondence

Peoples Gas  
P.O. Box 111  
Tampa, FL 33601-0111

## Understanding Your Natural Gas Charges

**BTU** – British thermal unit – a unit of heat measurement.

**Budget Billing** – Optional plan takes the highs and lows out of monthly natural gas bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

**Buried Piping Notification** – Federal regulations require that Peoples Gas notify our customers who own buried piping of the following: 1) When excavating near buried gas piping, the piping should be located in advance; 2) The gas supplier does not own or maintain the customer's buried piping; 3) Buried piping that is not maintained may be subject to corrosion and/or leakage. Buried piping should be inspected periodically and any unsafe conditions repaired. Licensed plumbers, heating and air conditioning contractors, or Peoples Gas can conduct inspections.

**Conversion Factor** – This factor is used to adjust for variations from standard delivery pressure and standard delivery temperature where applicable.

**Customer Charge** – A fixed monthly amount to cover the cost of providing gas service. This charge is billed monthly regardless if any gas is used.

**Distribution Charge** – Covers the costs of moving gas from its source to your premise, other than the cost of gas itself.

**Estimated** – If Peoples Gas was unable to read your gas meter, "ESTIMATED" will appear. Your gas use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

**Florida Gross Receipts Tax** – A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

**Florida State Tax** – A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

**Franchise Fee** – A fee levied by a municipality for the right to utilize public property for the purpose of providing gas service. Like taxes, the fee is collected by Peoples Gas and is paid to the municipality.

**Late Payment Charge** – The late payment charge is 1.5% of the past due amount.

**Main Extension Charge** – A flat monthly fee to recover the cost of extending mains to a particular area when the cost exceeds the maximum allowable construction cost.

**Measured Volume** – Your natural gas usage in CCF (one hundred cubic feet) or MCF (one thousand cubic feet). These are the standard units of gas measurement.

**Municipal Public Service Tax** – In addition to the Franchise Fee, many municipalities levy a tax on the gas you use. It is collected by Peoples Gas and paid to the municipality.

**PGA Charge** – Purchased Gas Adjustment – the cost of gas purchased for you by Peoples Gas and delivered to your premises.

**Rate Schedule** – The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

**Share** – A program co-sponsored by Peoples Gas and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Peoples Gas.

**Swing Charge** – Covers the costs that are incurred by Peoples Gas to balance the difference between a customer's actual daily usage and the gas delivered by your gas supplier (pool manager).

**Therm** – A unit of heat equal to one hundred thousand (100,000) BTUs.

**Total Amount Due** – This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

For more information about your bill, please visit [peoplesgas.com](http://peoplesgas.com).

### Your payment options are:

- Schedule free one-time or recurring payments at [peoplesgas.com](http://peoplesgas.com) using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at a local payment agent. For a listing of authorized payment agents, visit [peoplesgas.com](http://peoplesgas.com) or call Customer Care at the number listed above.
- Pay by credit or debit card using KUBRA EZ-PAY at [peoplesgas.com](http://peoplesgas.com) or call 866-689-6469.  
(A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

**Please note:** If you choose to pay your bill at a location not listed on our website or provided by Peoples Gas, you are paying someone who is not authorized to act as a payment agent of Peoples Gas. You bear the risk that this unauthorized party will relay the payment to Peoples Gas and do so in a timely fashion. Peoples Gas is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.

Por favor, visite [peoplesgas.com](http://peoplesgas.com) para ver esta información en español.



## ACCOUNT INVOICE



**Account:** 211014212750  
**Statement Date:** 04/21/2021  
**Current month's charges due** 05/12/2021

### Details of Current Month's Charges – Service from - 03/18/2021 to 04/16/2021

Service for: 2200 PLANTATION BLVD, NORTH PORT, FL 34289-9472

**Rate Schedule: Residential Service RS-1**

Meter Location: \*pool\*

Meter Number	Read Date	Current Reading	- Previous Reading	= Measured Volume	x BTU	x Conversion =	Total Used	Billing Period
RHE73410	04/16/2021	405	405	0 CCF	1.046	1.0000	0.0 Therms	30 Days

Customer Charge

\$15.10

#### Peoples Gas Usage History

**Natural Gas Service Cost**

**\$15.10**

Franchise Fee

\$0.97

Therms Per Day  
(Average)

**Total Natural Gas Cost, Local Fees and Taxes**

**\$16.07**

**Total Current Month's Charges**

**\$16.07**

APR 2021 0.0  
 MAR 0.0  
 FEB 0.0  
 JAN 0.0  
 DEC 0.0  
 NOV 0.0  
 OCT 0.0  
 SEP 0.0  
 AUG 0.0  
 JUL 0.0  
 JUN 0.0  
 MAY 0.0  
 APR 2020 0.0

### Important Messages

We've noticed that you have been paying your bill electronically lately. To help cut down on clutter and waste, we are no longer including a remittance envelope with your bill. Should you want to mail in your payment, you can request a payment envelope by calling 813-223-0800 or simply use a regular envelope and address it to Tampa Electric Company P.O. Box 31318, Tampa, Florida 33631-3318.

# SECTION C

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

***Unaudited Financial Reporting***  
***May 31, 2021***

**GMS**

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

**Lakeside Plantation**  
Community Development District  
**Combined Balance Sheet**  
May 31, 2021

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Projects Fund</i>	<i>Totals Governmental Funds</i>
<b>Assets:</b>				
<u><b>Cash:</b></u>				
Operating Account	\$ 30,368	\$ -	\$ -	\$ 30,368
Debit Card Account	\$ 255	\$ -	\$ -	\$ 255
Money Market Account	\$ 324,403	\$ -	\$ -	\$ 324,403
Petty Cash	\$ 3	\$ -	\$ -	\$ 3
Capital Reserve Account	\$ -	\$ -	\$ 126,046	\$ 126,046
<u><b>Investment - Operations:</b></u>				
State Board of Administration	\$ 507	\$ -	\$ 359,013	\$ 359,520
<u><b>Investment - Bonds:</b></u>				
Reserve Fund	\$ -	\$ 76,558	\$ -	\$ 76,558
Revenue Fund	\$ -	\$ 17,356	\$ -	\$ 17,356
Prepaid Expenses	\$ -	\$ -	\$ -	\$ -
Due from Capital Reserve	\$ 9,760	\$ -	\$ -	\$ 9,760
Deposits	\$ 517	\$ -	\$ -	\$ 517
Due from General Fund	\$ -	\$ 17,491	\$ -	\$ 17,491
Due from Other	\$ 33	\$ -	\$ -	\$ 33
<b>Total Assets</b>	<b>\$ 365,847</b>	<b>\$ 111,406</b>	<b>\$ 485,059</b>	<b>\$ 962,312</b>
<b>Liabilities:</b>				
Accounts Payable	\$ 25,931	\$ -	\$ -	\$ 25,931
Accrued Expenses	\$ 1,187	\$ -	\$ -	\$ 1,187
Due to General Fund	\$ -	\$ -	\$ 9,760	\$ 9,760
Due to Debt Service	\$ 17,126	\$ -	\$ -	\$ 17,126
<b>Total Liabilities</b>	<b>\$ 44,245</b>	<b>\$ -</b>	<b>\$ 9,760</b>	<b>\$ 54,005</b>
<b>Fund Balance:</b>				
<b>Nonspendable:</b>				
Deposits	\$ 517	\$ -	\$ -	\$ 517
Assigned Debt Service	\$ -	\$ 111,406	\$ -	\$ 111,406
Assigned Capital Projects	\$ -	\$ -	\$ 475,299	\$ 475,299
Assigned	\$ 28,775	\$ -	\$ -	\$ 28,775
Unassigned	\$ 292,310	\$ -	\$ -	\$ 292,310
<b>Total Fund Balances</b>	<b>\$ 321,602</b>	<b>\$ 111,406</b>	<b>\$ 475,299</b>	<b>\$ 908,307</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 365,847</b>	<b>\$ 111,406</b>	<b>\$ 485,059</b>	<b>\$ 962,312</b>



**Lakeside Plantation**  
Community Development District  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending May 31, 2021

	Adopted Budget	Prorated Budget Thru 05/31/21	Actual Thru 05/31/21	Variance
<b>Revenues:</b>				
Tennis Club	\$ 20,000	\$ 13,333	\$ 10,623	\$ (2,710)
Activities	\$ 10,000	\$ 6,667	\$ 1,080	\$ (5,587)
Clubhouse Rentals	\$ 5,000	\$ 3,333	\$ 200	\$ (3,133)
Miscellaneous	\$ 1,500	\$ 1,000	\$ -	\$ (1,000)
Interest Earnings	\$ 50	\$ 33	\$ 21	\$ (13)
Operation & Maintenance Assessments	\$ 686,794	\$ 686,794	\$ 632,031	\$ (54,763)
<b>Total Revenues</b>	<b>\$ 723,344</b>	<b>\$ 711,161</b>	<b>\$ 643,955</b>	<b>\$ (67,206)</b>
<b>Expenditures:</b>				
<b>General &amp; Administrative:</b>				
Supervisor Fees	\$ 11,000	\$ 7,333	\$ 6,000	\$ 1,333
District Manager	\$ 38,246	\$ 25,497	\$ 25,498	\$ (1)
District Counsel	\$ 25,750	\$ 17,167	\$ 9,982	\$ 7,185
District Engineer	\$ 14,000	\$ 9,333	\$ 4,379	\$ 4,955
Disclosure Report	\$ 1,000	\$ 667	\$ 767	\$ (100)
Trustee Fees	\$ 4,771	\$ 4,771	\$ 3,180	\$ 1,590
Audit Fees	\$ 3,185	\$ -	\$ -	\$ -
Postage, Phone, Faxes, Copies	\$ 1,500	\$ 1,000	\$ 763	\$ 237
General Liability Insurance	\$ 6,371	\$ 6,371	\$ 6,081	\$ 290
Legal Advertising	\$ 1,700	\$ 1,133	\$ 941	\$ 192
Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -
Other Current Charges	\$ 1,900	\$ 1,267	\$ 1,618	\$ (351)
Property Insurance	\$ 9,865	\$ 9,865	\$ 9,863	\$ 2
Information Technology	\$ 1,300	\$ 867	\$ 667	\$ 200
<b>Total General &amp; Administrative:</b>	<b>\$ 120,763</b>	<b>\$ 85,446</b>	<b>\$ 69,914</b>	<b>\$ 15,532</b>
<b>Operations:</b>				
Personnel Services (Management Contract)	\$ 179,945	\$ 119,963	\$ 117,362	\$ 2,601
Road & Sidewalk Repairs & Maintenance	\$ 2,500	\$ 1,667	\$ 29	\$ 1,638
Common Area Renewal & Maintenance	\$ 5,000	\$ 3,333	\$ -	\$ 3,333
Street Light/Decorative Light	\$ 5,000	\$ 3,333	\$ -	\$ 3,333
Landscape Maintenance - Contract	\$ 91,860	\$ 61,240	\$ 68,895	\$ (7,655)
Landscape Maintenance - Other	\$ 5,000	\$ 3,333	\$ 3,675	\$ (341)
Mulch	\$ 10,740	\$ 9,200	\$ 9,200	\$ -
Irrigation Maintenance	\$ 4,500	\$ 3,000	\$ 233	\$ 2,768
Lake Maintenance	\$ 14,000	\$ 9,333	\$ 9,660	\$ (327)
Electric Utility Services - Entrance Feature	\$ 9,000	\$ 6,000	\$ 3,614	\$ 2,386
Water Utility Services - Entrance Feature	\$ 4,000	\$ 2,667	\$ 277	\$ 2,390
Repairs & Maintenance - Entrance Feature	\$ 3,000	\$ 2,000	\$ 1,020	\$ 980
Miscellaneous Tools & Equipment	\$ 1,000	\$ 667	\$ -	\$ 667
Traffic Enforcement	\$ 2,500	\$ 1,667	\$ -	\$ 1,667
<b>Total Operations:</b>	<b>\$ 338,045</b>	<b>\$ 227,403</b>	<b>\$ 213,964</b>	<b>\$ 13,439</b>

**Lakeside Plantation**  
Community Development District  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending May 31, 2021

	Adopted Budget	Prorated Budget Thru 05/31/21	Actual Thru 05/31/21	Variance
<b><u>Clubhouse:</u></b>				
Activities	\$ 20,000	\$ 13,333	\$ 2,162	\$ 11,171
License/Fees	\$ 1,200	\$ 800	\$ 847	\$ (47)
General Supplies	\$ 10,000	\$ 6,667	\$ 2,780	\$ 3,887
Maintenance	\$ 14,000	\$ 14,000	\$ 18,178	\$ (4,178)
Office Supplies	\$ 3,500	\$ 2,333	\$ 906	\$ 1,427
Public Communication	\$ 1,500	\$ 1,000	\$ 497	\$ 503
Pest Control	\$ 600	\$ 400	\$ 150	\$ 250
Security	\$ 1,500	\$ 1,000	\$ 753	\$ 247
Security Patrol	\$ 30,274	\$ 20,182	\$ 13,158	\$ 7,025
AED	\$ 500	\$ 333	\$ -	\$ 333
Telephone & Internet Services	\$ 5,500	\$ 3,667	\$ 3,798	\$ (131)
Janitorial Supplies	\$ 3,250	\$ 2,167	\$ 1,097	\$ 1,070
Electric Utility Services - Clubhouse	\$ 14,000	\$ 9,333	\$ 8,170	\$ 1,163
Gas Utility	\$ 250	\$ 167	\$ 113	\$ 54
Garbage Collection	\$ 2,100	\$ 1,400	\$ 1,340	\$ 60
Water Utility Services - Clubhouse	\$ 4,400	\$ 2,933	\$ 1,823	\$ 1,110
Electric Utility Services - Tennis Courts/Pool	\$ 16,000	\$ 10,667	\$ 7,385	\$ 3,282
Pool Cleaning	\$ 9,720	\$ 6,480	\$ 6,200	\$ 280
Pool Maintenance - Other	\$ 10,000	\$ 6,667	\$ 6,105	\$ 561
Tennis Courts - Maintenance	\$ 5,000	\$ 3,333	\$ 6,229	\$ (2,896)
Tennis Courts - Programs	\$ 3,500	\$ 2,333	\$ -	\$ 2,333
Water Utility Services - Pool	\$ 6,000	\$ 3,000	\$ 3,456	\$ (456)
<b>Total Clubhouse:</b>	<b>\$ 162,794</b>	<b>\$ 112,196</b>	<b>\$ 85,147</b>	<b>\$ 27,049</b>
<b>Total Expenditures</b>	<b>\$ 621,601</b>	<b>\$ 425,045</b>	<b>\$ 369,025</b>	<b>\$ 56,020</b>
<b><u>Other Financing Sources/(Uses)</u></b>				
Transfer Out - Capital Reserve Fund (CY)	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
<b>Total Other Financing Sources (Uses)</b>	<b>\$ 130,000</b>	<b>\$ 130,000</b>	<b>\$ 130,000</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ (28,257)</b>		<b>\$ 144,930</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 28,257</b>		<b>\$ 176,672</b>	
<b>Fund Balance - Ending</b>	<b>\$ 0</b>		<b>\$ 321,602</b>	

# Lakeside Plantation

Community Development District

Debt Service Series 1999

## Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2021

	Adopted Budget	Prorated Budget Thru 05/31/21	Actual Thru 05/31/21	Variance
<b>Revenues:</b>				
Assessments - On Roll	\$ 175,905	\$ 175,905	\$ 161,548	\$ (14,357)
Assessments - Direct	\$ 8,842	\$ 8,842	\$ 8,842	\$ 0
Assessments - Prepayments	\$ -	\$ -	\$ 2,757	\$ 2,757
Interest Income	\$ -	\$ -	\$ 6	\$ 6
<b>Total Revenues</b>	<b>\$ 184,748</b>	<b>\$ 184,748</b>	<b>\$ 173,154</b>	<b>\$ (11,594)</b>
<b>Expenditures:</b>				
<b>General &amp; Administrative:</b>				
Interest- 11/1	48,303	\$ 48,303	\$ 48,303	\$ -
Principal- 5/1	\$ 85,000	\$ 85,000	\$ 85,000	\$ -
Interest- 5/1	\$ 48,303	\$ 48,303	\$ 48,303	\$ -
Special Call 5/1	\$ -	\$ -	\$ 5,000	\$ (5,000)
<b>Total Expenditures</b>	<b>\$ 181,605</b>	<b>\$ 181,605</b>	<b>\$ 186,605</b>	<b>\$ (5,000)</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 3,143</b>		<b>\$ (13,451)</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 65,611</b>		<b>\$ 124,857</b>	
<b>Fund Balance - Ending</b>	<b>\$ 68,754</b>		<b>\$ 111,406</b>	

**Lakeside Plantation**  
Community Development District  
**Capital Reserve Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
For The Period Ending May 31, 2021

	Adopted Budget	Prorated Budget Thru 05/31/21	Actual Thru 05/31/21	Variance
<b>Revenues:</b>				
Interest Earnings	\$ -	\$ -	\$ 210	\$ 210
<b>Total Revenues</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 210</b>	<b>\$ 210</b>
<b>Expenditures:</b>				
<b><u>General &amp; Administrative:</u></b>				
Clubhouse Exterior Building Elements	\$ 52,983	\$ 35,322	\$ -	\$ 35,322
Property Site Elements	\$ 29,453	\$ 19,635	\$ 7,750	\$ 11,885
Clubhouse Renewal/Replacements	\$ -	\$ -	\$ 23,466	\$ (23,466)
<b>Total Expenditures</b>	<b>\$ 82,436</b>	<b>\$ 54,957</b>	<b>\$ 31,217</b>	<b>\$ 23,741</b>
<b><u>Other Sources/(Uses)</u></b>				
Transfer In - Capital Reserve Fund	\$ 130,000	\$ 130,000	\$ 130,000	\$ -
<b>Total Other Financing Sources (Uses)</b>	<b>\$ 130,000</b>	<b>\$ 130,000</b>	<b>\$ 130,000</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 47,564</b>		<b>\$ 98,993</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 438,337</b>		<b>\$ 376,306</b>	
<b>Fund Balance - Ending</b>	<b>\$ 485,901</b>		<b>\$ 475,299</b>	

# Lakeside Plantation

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Revenues:</b>													
Tennis Club	\$ 1,381	\$ -	\$ 1,315	\$ 3,133	\$ 2,338	\$ -	\$ 1,258	\$ 1,198	\$ -	\$ -	\$ -	\$ -	\$ 10,623
Activities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 350	\$ 730	\$ -	\$ -	\$ -	\$ -	\$ 1,080
Clubhouse Rentals	\$ -	\$ -	\$ -	\$ 200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 200
Miscellaneous	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Interest Earnings	\$ 1	\$ 1	\$ 4	\$ 5	\$ 3	\$ 2	\$ 2	\$ 3	\$ -	\$ -	\$ -	\$ -	\$ 21
Operation & Maintenance Assessments	\$ -	\$ 363,928	\$ 199,671	\$ 21,187	\$ 11,852	\$ 10,269	\$ 15,993	\$ 9,131	\$ -	\$ -	\$ -	\$ -	\$ 632,031
<b>Total Revenues</b>	<b>\$ 1,382</b>	<b>\$ 363,929</b>	<b>\$ 200,990</b>	<b>\$ 24,525</b>	<b>\$ 14,192</b>	<b>\$ 10,271</b>	<b>\$ 17,604</b>	<b>\$ 11,062</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 643,955</b>

## Expenditures:

### General & Administrative:

Supervisor Fees	\$ 1,000	\$ -	\$ 2,000	\$ 200	\$ 1,000	\$ 800	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,000
District Manager	\$ 3,187	\$ 3,187	\$ 3,187	\$ 3,187	\$ 3,188	\$ 3,187	\$ 3,187	\$ 3,187	\$ -	\$ -	\$ -	\$ -	\$ 25,498
District Counsel	\$ 1,316	\$ 879	\$ 1,577	\$ 2,096	\$ 2,963	\$ 1,152	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,982
District Engineer	\$ -	\$ 813	\$ -	\$ 2,298	\$ 393	\$ 751	\$ 125	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,379
Disclosure Report	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 183	\$ 83	\$ -	\$ -	\$ -	\$ -	\$ 767
Trussee Fees	\$ 3,180	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,180
Audit Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Postage, Phone, Faxes, Copies	\$ 67	\$ 181	\$ 77	\$ 211	\$ 119	\$ 57	\$ 11	\$ 40	\$ -	\$ -	\$ -	\$ -	\$ 763
General Liability Insurance	\$ 6,081	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,081
Legal Advertising	\$ 199	\$ 183	\$ 184	\$ 187	\$ 187	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 941
Dues, Licenses & Fees	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Other Current Charges	\$ 1	\$ 101	\$ 0	\$ 1,093	\$ 233	\$ 25	\$ 164	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ 1,618
Property Insurance	\$ 9,863	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,863
Information Technology	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ 83	\$ -	\$ -	\$ -	\$ -	\$ 667
<b>Total General &amp; Administrative:</b>	<b>\$ 25,236</b>	<b>\$ 5,511</b>	<b>\$ 7,193</b>	<b>\$ 9,438</b>	<b>\$ 8,250</b>	<b>\$ 6,140</b>	<b>\$ 4,753</b>	<b>\$ 3,395</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 69,914</b>

### Operations:

Personnel Services (Management Contract)	\$ 14,995	\$ 14,995	\$ 12,394	\$ 14,995	\$ 14,995	\$ 14,995.42	\$ 14,995	\$ 14,995	\$ -	\$ -	\$ -	\$ -	\$ 117,362
Road & Sidewalk Repairs & Maintenance	\$ -	\$ -	\$ -	\$ 29	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 29
Common Area Renewal & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Street Light/Decorative Light	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Maintenance - Contract	\$ 7,655	\$ 7,655	\$ 7,655	\$ 7,655	\$ 7,655	\$ 15,310	\$ 7,655	\$ 7,655	\$ -	\$ -	\$ -	\$ -	\$ 68,895
Landscape Maintenance - Other	\$ -	\$ -	\$ 785	\$ -	\$ 1,342	\$ 1,375	\$ 173	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,675
Mulch	\$ -	\$ 9,200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,200
Irrigation Maintenance	\$ 233	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 233
Lake Maintenance	\$ 966	\$ 1,932	\$ 966	\$ 966	\$ 966	\$ 966	\$ 1,932	\$ 966	\$ -	\$ -	\$ -	\$ -	\$ 9,660
Electric Utility Services - Entrance Feature	\$ 574	\$ 561	\$ 599	\$ 571	\$ 603	\$ 351	\$ -	\$ 357	\$ -	\$ -	\$ -	\$ -	\$ 3,614
Water Utility Services - Entrance Feature	\$ 24	\$ 25	\$ 29	\$ 33	\$ 44	\$ 73	\$ 20	\$ 29	\$ -	\$ -	\$ -	\$ -	\$ 277
Repairs & Maintenance - Entrance Feature	\$ -	\$ -	\$ -	\$ 154	\$ -	\$ 416	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,020
Miscellaneous Tools & Equipment	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Landscape Inspection Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Traffic Enforcement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Tree Removal	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Total Operations:</b>	<b>\$ 24,446</b>	<b>\$ 34,368</b>	<b>\$ 22,428</b>	<b>\$ 24,403</b>	<b>\$ 25,605</b>	<b>\$ 31,486</b>	<b>\$ 25,225</b>	<b>\$ 24,002</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 213,964</b>

**Lakeside Plantation**  
Community Development District  
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b>Clubhouse:</b>													
Activities	\$ 180	\$ 395	\$ -	\$ 420	\$ 317	\$ 256	\$ 400	\$ 194	\$ -	\$ -	\$ -	\$ -	\$ 2,162
Licenses/Fees	\$ -	\$ -	\$ -	\$ -	\$ 847	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 847
General Supplies	\$ 554	\$ 157	\$ 1,074	\$ 471	\$ 462	\$ 61	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,780
Maintenance	\$ 2,396	\$ 713	\$ 138	\$ 1,280	\$ 1,890	\$ 1,246	\$ 5,760	\$ 4,755	\$ -	\$ -	\$ -	\$ -	\$ 18,178
Office Supplies	\$ 150	\$ 13	\$ -	\$ 439	\$ 233	\$ 35	\$ 35	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 906
Public Communication	\$ 77	\$ 108	\$ 77	\$ -	\$ 77	\$ 77	\$ -	\$ 82	\$ -	\$ -	\$ -	\$ -	\$ 497
Pest Control	\$ -	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150
Security	\$ -	\$ 147	\$ 344	\$ 115	\$ 147	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 753
Security Patrol	\$ 1,680	\$ 1,680	\$ -	\$ -	\$ -	\$ -	\$ 278	\$ 9,520	\$ -	\$ -	\$ -	\$ -	\$ 13,158
AED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Telephone & Internet Services	\$ 472	\$ 548	\$ 435	\$ 438	\$ 560	\$ 448	\$ 449	\$ 449	\$ -	\$ -	\$ -	\$ -	\$ 3,798
Janitorial Supplies	\$ 90	\$ 57	\$ 260	\$ 195	\$ 115	\$ 380	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,097
Electric Utility Services - Clubhouse	\$ 858	\$ 783	\$ 865	\$ 815	\$ 925	\$ 2,124	\$ 867	\$ 933	\$ -	\$ -	\$ -	\$ -	\$ 8,170
Gas Utility	\$ 12	\$ 12	\$ 12	\$ 12	\$ 16	\$ 16	\$ 16	\$ 16	\$ -	\$ -	\$ -	\$ -	\$ 113
Garbage Collection	\$ 168	\$ 330	\$ -	\$ 168	\$ 168	\$ 168	\$ 168	\$ 168	\$ -	\$ -	\$ -	\$ -	\$ 1,340
Water Utility Services - Clubhouse	\$ 140	\$ 663	\$ 144	\$ 144	\$ 244	\$ 155	\$ 166	\$ 166	\$ -	\$ -	\$ -	\$ -	\$ 1,823
Electric Utility Services - Tennis Courts/Pool	\$ 598	\$ 663	\$ 865	\$ 861	\$ 1,198	\$ 1,061	\$ 1,245	\$ 893	\$ -	\$ -	\$ -	\$ -	\$ 7,385
Pool Cleaning	\$ 850	\$ 850	\$ 850	\$ 850	\$ 850	\$ 1,100	\$ 850	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,200
Pool Maintenance - Other	\$ 1,967	\$ -	\$ 227	\$ 2,490	\$ 850	\$ 321	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,105
Tennis Courts - Maintenance	\$ 301	\$ 58	\$ 1,293	\$ 738	\$ 561	\$ 2,915	\$ 363	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,229
Tennis Courts - Programs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Water Utility Services - Pool	\$ 484	\$ 327	\$ 372	\$ 436	\$ 309	\$ 564	\$ 491	\$ 473	\$ -	\$ -	\$ -	\$ -	\$ 3,456
<b>Total Clubhouse:</b>	<b>\$ 10,979</b>	<b>\$ 7,653</b>	<b>\$ 6,956</b>	<b>\$ 9,873</b>	<b>\$ 9,768</b>	<b>\$ 10,929</b>	<b>\$ 11,339</b>	<b>\$ 17,650</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 85,147</b>
<b>Total Expenditures</b>	<b>\$ 60,661</b>	<b>\$ 47,532</b>	<b>\$ 36,576</b>	<b>\$ 43,714</b>	<b>\$ 43,623</b>	<b>\$ 50,554</b>	<b>\$ 41,317</b>	<b>\$ 45,047</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 369,025</b>
Transfer Out - Capital Reserve Fund (CY)	\$ -	\$ -	\$ -	\$ -	\$ 130,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 130,000
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 130,000</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ (59,279)</b>	<b>\$ 316,597</b>	<b>\$ 164,414</b>	<b>\$ (19,189)</b>	<b>\$ (159,431)</b>	<b>\$ (40,284)</b>	<b>\$ (23,714)</b>	<b>\$ (33,985)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 144,930</b>

# 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	\$	76,558
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)
LESS: PRINCIPAL PAYMENT 5/1/21	\$	(85,000.00)
LESS: PRINCIPAL PAYMENT 5/1/21 (PREPAYMENT)	\$	(5,000.00)
<b>CURRENT BONDS OUTSTANDING</b>	<b>\$</b>	<b>1,300,000.00</b>

# LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Receipts  
Fiscal Year 2021

TOTAL ASSESSMENT LEVY									
		Gross Assessment		\$	726,648.19	\$	185,732.67	\$	\$912,380.86
		Net Assessment		\$	683,049.30	\$	174,588.71	\$	857,638.01
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<b>88%</b>	<b>Gross Percent Collected</b>
<b>\$106,912.72</b>	<b>Balance Remaining to Collect</b>

IMAGINE SCHOOL AT NORTH POINT INC					
Net Assessments					
				\$8,842.04	
DATE RECEIVED	DUE DATE	CHECK NO.	NET ASSESSED	AMOUNT RECEIVED	DEBT SERVICE FUND 1999A
10/20/20	11/1/20	4421.02	\$4,421.02	\$4,421.02	\$4,421.02
10/20/20	2/1/21	2210.51	\$2,210.51	\$2,210.51	\$2,210.51
10/20/20	5/1/21	2210.51	\$2,210.51	\$2,210.51	\$2,210.51
Total			\$8,842.04	\$8,842.04	\$8,842.04



## SECTION IX

## SECTION B

# SECTION 1

## Lakeside Plantation CDD

### ACTION ITEMS

*as of May 2021*

Item #	Meeting Assigned	Action Item	Assigned To	Date Due	Status	Comments
1	12/16/20	Erosion Behind Tennis Courts	DE		In Process	DE developing scope.
2	12/16/20	Water Ponding Near Swale N of Magnolia	DE		In Process	DE developing scope.
3	3/17/21	Tennis Fees and Policies	DC/DM		In Process	Draft of tennis policies presented to BOS 04.21.2021. Tennis fees for nearby facilities reviewed 04.21.2021. Revised policies and tennis fees reviewed 05.19.2021 and will be adopted by setting a Rule Hearing.
4	5/19/21	Determine Feasibility of Dog Park with Parking on Scarlett	DM/DE		In Process	DE to determine feasibility/develop scope.
5	5/19/21	Determine Feasibility of Fountains or Aerators on two ponds (LSP and nearby CH)	DE		In Process	DE to provide itemized cost estimate.

# SECTION C

# Lakeside Plantation CDD

## Amenity Center Management Report 6/16/2021 CDD Meeting

### 1. Amenity Clubhouse Update:

- a. Pool Restrooms have new push faucets, previous ones were corroded and leaking.
- b. A new drinking fountain was installed, the previous rusted through at the bottom and was a safety concern.
- c. Passed the Health Inspection for the pool and spa.
- d. There will be changes to the tennis open play schedule, and league play.
- e. A new vinyl sign for office hours installed on the clubhouse main doors.
- f. Club house newsletter has been redone with a modern look and great feedback from the residents.
- g. Pool shower has been adjusted to allow more pressure and water to come out of.
- h. Handrails going down the ramp towards tennis courts have been repainted and the step coming from the pool deck has been repainted.
- i. The steps going into the maintenance shed have been redone due to safety issue.
- j. All gold hinges inside the clubhouse have been replaced to the stainless steel.
- k. City of North Port has fixed some of the sidewalks along the boulevard.

### 2. Facility Project Updates:

- a. Entrance Fountains – Fountains have been fixed by Johns Electric and our maintenance staff will replace the timer on the pump for the exit fountain. Leak investigation and repairs in the vicinity of the fountains/community entrance are underway.
- b. Comcast is installed and Frontier was cancelled.
- c. Resident Directory will be going this month and an email will go out to introduce it.
- d. Sidewalks – Bradley Concrete still waiting for repairs on sidewalks, three more grinds' locations were identified.
- e. Suggestion to terminate the pool emergency call button provided by Kings III, it is not required in Florida.
- f. Pool Pump Equipment box is settling and deteriorating causing issues with drainage and could potentially cause issues. Looking into commercial vendors for the Pool Pump Equipment Container issues and possible replacement.
- g. Symbiont Service came out recently evaluated the current pool heaters. They recommended to replace Heater #1 as it cannot be repaired and is 15 years old. Heater #2 can be repaired but they recommend replacement due to the costs of repairs and the age of the equipment. The lake sled (pipe to nearby pond for heat exchange) needs a new screen, and floater pipe. Proposals will be presented to the Board at the future meeting. Heaters #3, #4, and #5 is recommended to be maintenance and evaporator coils cleaned.
- h. The Pavers behind the fountains are a safety concern and will have to be addressed now.

### 3. Special Events:

- a. Bingo in June in the clubhouse.
- b. Kids craft day and movie night, "Cruella" was played.
- c. Coffee and donuts this month.
- d. Two food trucks are coming in and July.
- e. Looking at a wine and cheese in July
- f. BBQ for our Independence month.
- g. 2 Private events have been booked.