



Rizzetta & Company

Lakeside Community Development District

**Board of Supervisors' Regular
Meeting
March 6, 2024**

**District Office:
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544
813-994-1001**

www.lakesidecdd.org

**LAKESIDE
COMMUNITY DEVELOPMENT DISTRICT**

Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544

Board of Supervisors	Jack Koch Linda Ramlot Christina Brooks Gordon Dexter (Vacant)	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Daryl Adams	Rizzetta & Company, Inc.
District Counsel	Meredith Hammock	Kilinski Van Wyk
District Engineer	David Fleeman	Florida Design Consultants, Inc.

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 933-5571. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

LAKESIDE COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE – Wesley Chapel, Florida (813) 994-1001
Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, FL 33614
www.lakesidecdd.com

Board of Supervisors
Lakeside Community
Development District

February 27, 2024

Dear Board Members:

The regular meetings of the Board of Supervisors of the Lakeside Community Development District will be held on **Wednesday, March 06, 2024, at 10:00 a.m. at the offices of Rizzetta & Company, Inc. 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544.**The following is the agenda for this meeting:

BOARD OF SUPERVISORS MEETING

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. STAFF REPORTS**
 - A. District Engineer
 1. Consideration of Speed Tables Proposal..... Tab 1
 - B. Aquatic Weed Control
 1. Presentation of Waterway Inspection Report..... Tab 2
 - C. Landscape Inspection Specialist
 1. Presentation of Landscape Inspection Reports..... Tab 3
 - D. Pine Lake
 1. Presentation of Landscape Report *(Under Separate Cover)*
 2. Presentation of Irrigation Report Tab 4
 3. Presentation of 5-Year Plan *(Under Separate Cover)*
 4. Discussion on Landscape Performance Review
 - E. District Counsel
 - F. District Manager
 1. Presentation of District Managers' Report, Monthly Financials and Towing Count Tab 5
 2. Review of the 4th Quarterly Compliance Audit Report Tab 6
 3. Discussion of FY 24-25 Budget
- 4. BUSINESS ITEMS**
 - A. Consideration of Resumes for Vacant Seat Tab 7
 - B. Consideration of the Rizzetta Maintenance Employee Proposal Tab 8
 - C. Consideration of the Rizzetta Additional Services Proposal..... Tab 9
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisor Regular Meeting held on January 3, 2024..... Tab 10
 - B. Consideration of Operation & Maintenance Expenditures for December 2023 and January 2024..... Tab 11
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, or to obtain a copy of the full agenda, please do not hesitate to contact at Darryl Adams darryla@rizzetta.com.

Sincerely,

Darryl Adams
Darryl Adams
District Manager

Tab 1



QUOTE

Florida Design Consultants, Inc.

Date
8 Feb 2024

Express Asphalt Solutions

Quote Number
QU-1148

Reference
5844 Old Pasco Rd Suite
100 Wesley Chapel FL
33544

Lakeside Subdivision Traffic Calming

5844 Old Pasco Rd Suite 100
Wesley Chapel FL 33544

Description	Quantity	Unit Price	Tax	Amount USD
Signage will be installed in compliance with the county regulations on reflectivity location and height to include two speed hump signs and 4 delineators at each location.	1.00	5,500.00		5,500.00
Square off existing speed hump and saw cut edges. Remove asphalt to be properly disposed of off site and install two (2) new speed humps 3 inches in height with 9/5 type hot mix. Roll, level and compact to reached required density.	1.00	3,600.00		3,600.00
Mark out four (4) speed table locations. Cut out 2 ft on each side for keyway to prevent speed table from shifting. Apply S1 tack binder over remanding location for proper asphalt to asphalt adhesion. Install asphalt in two lifts to achieve a maximum thickness of 3 inches with a height of 3 inches. Tack coat between lifts. Total of four (4), with two (2) remediated	1.00	11,734.00		11,734.00
New striping layout shall be designed according to county specifications to include speed hump advanced warning marking with D.O.T approved traffic marking paint. All paint shall incorporate reflective glass beads For night visibility. Thermoplastic- Thermoplastic shall be installed 30 days after work is completed and asphalt has had time to cure.	1.00	3,000.00		3,000.00
			Subtotal	23,834.00
			TOTAL TAX	0.00
			TOTAL USD	23,834.00

Terms

All work is performed in a professional manner by insured personnel. All materials meet strict national corporate company quality control standards. Any alteration or deviation from above specifications involving extra costs will be executed only upon explicit verbal or written agreements. We are not responsible for damage to wet sealant or other products after we have left the property. Scheduling is contingent upon delays beyond our control (weather).

UNLESS OTHERWISE NOTED, PRICE INCLUDES 1 SERVICE TRIP (1 MOBILIZATION). MULTIPLE MOBILIZATIONS MAY INCUR ADDITIONAL CHARGES. PLEASE NOTIFY US OF A NEED FOR ADDITIONAL MOBILIZATIONS AS SOON AS POSSIBLE.

Acceptance of proposal---the above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

NOTE: This proposal may be withdrawn by EAS if not accepted within 30 days.

We propose hereby to furnish material and labor complete in accordance with above specifications, for the total sum of:

Payment In Full Upon Completion.

Lakside CDD

Florida Design Consultants INC

Rachael Meiser

Project:

Traffic Calming

Newport Shore Dr
Hudson, FL 34669



Arthur Wilmoth
Senior Project Manager

Service Provider Information

Company Info



Firm Foundations Asphalt & Concrete LLC
10701 N Nebraska Ave
Tampa, Florida 33612

P: 813-853-6597

<http://www.firmfoundations.solutions>

Contact Person

Arthur Wilmoth
Senior Project Manager
arthur@firmfoundations.solutions
Cell: 813-853-6597
Office 813-853-6597

About Us

Client Focused Solutions

Firm Foundations Asphalt & Concrete LLC provides construction services to the Florida markets.

Details and Facts in a simple, easy to understand proposal.

Working with our Firm will save you significant time.

Proposal: Traffic Calming

Traffic Calming - Speed Tables

1. Install 4 Different Speed Tables following the Pasco County Speed Table Detail Sheet.

Speed Table, Speed Hump signs and post, Delineators, and temporary lot marking.

2. Remove and Replace 2 existing speed tables to meet the Pasco county speed table asphalt design.

Total Price: \$29,707.00

 See Below Images

Thermoplastic - for Speed Tables

1. Thermoplastic over temporary lot marking in Both the Advance Warning Marking and the Chevrons. to all 6 speed tables.

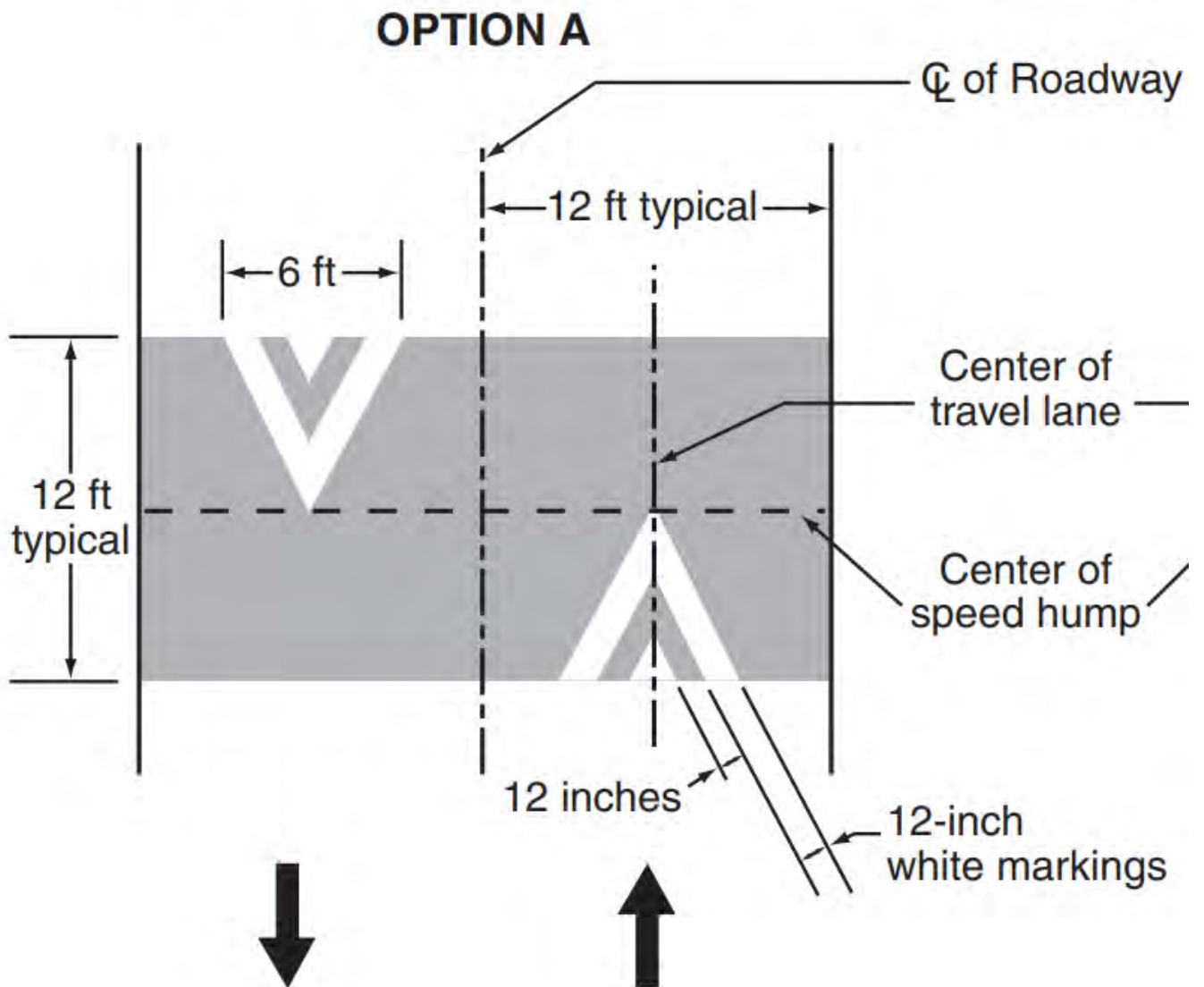
Total Price: \$10,467.00

Traffic Calming - Speed Tables

Site Map

Page 396

Figure 3B-29. Pavement Markings for Sp



Price Breakdown: Traffic Calming

Please find the following breakdown of all services we have provided in this proposal.

This proposal originated on December 28, 2023. **Job Number:** 423

Item	Description	Cost
1.	Traffic Calming - Speed Tables	\$29,707.00
2.	Thermoplastic - for Speed Tables	\$10,467.00
Total:		\$40,174.00

Authorization to Proceed & Contract

You are hereby authorized to proceed with the work as identified in this contract. By signing and returning this contract, you are authorized to proceed with the work as stated.

We understand that if any additional work is required different than stated in the this proposal/contract it must be in a new contract or added to this contract.

Please see all attachments for special conditions that may pertain to aspects of this project.

Acceptance

We agree to pay the total sum or balance in full 20 days after the completion of work.

I am authorized to approve and sign this project as described in this proposal as well as identified below with our payment terms and options. **50% Deposit due before start of project.**

Date: _____

Rachael Meiser | Project Engineer
Florida Design Consultants INC
20525 Amberfield Dr
Land O' Lakes, FL 34638
rmeiser@fldesign.com
O: 813-532-1047 Ext: 2302

Arthur Wilmoth | Senior Project Manager
Firm Foundations Asphalt & Concrete LLC
10701 N Nebraska Ave
Tampa, Florida 33612
E: arthur@firmfoundations.solutions
C: 813-853-6597
P: 813-853-6597
<http://www.firmfoundations.solutions>

Warranty & Conditions

1. **The cost of and obtaining of all permits, bonds, stakeouts, cut sheets, layout engineering, testing, etc. are excluded.**
2. **Our firm assumes no liability for damage to any utilities such as but not limited to gas, electric, plumbing, phone, cable, dog fencing, sprinklers, culvert pipes, etc.**
3. All work will be warranted for a period of (1) one year from date of installation on materials and workmanship, **except cracks.**
4. All material guaranteed to be installed exactly as specified.
5. Due to unforeseeable conditions during excavation, depths may go deeper than anticipated. A change order may be necessary should this occur.
6. Any necessary permits or permit fees are owners' responsibility.
7. ***NOTE: This proposal may be withdrawn by us if not accepted within 20 days.***
8. If, after being made aware of undesirable sub-base or base coarse conditions, the owner or owner agent insists on the installation of any part of the pavement without authorizing corrective action, our firm will not be responsible for any subsequent pavement failures, and will be paid as stated in the contract. Our firm shall not be liable for any failure to undertake or complete the work for causes beyond our control.
9. **Proposal is based on the current price of liquid asphalt. If there is a price increase in liquid asphalt, there will be additional charge for the difference.**
10. **Existing Surface:** The existing surface will be expected to support the weight of all required construction equipment. In the event that due to poor sub-grade conditions sinking may occur when we drive onto your site, Our firm will not be held responsible for damages to any concrete or asphalt due to the weight of our trucks & equipment.



To:	Florida Design Consultants, Inc	Contact:	Rachael Meiser
Address:	20525 Amberfield Drive, Suite 201 Land O' Lakes, FL	Phone:	800-532-1047 X2302
Project Name:	FAC - Lakeside Traffic Calming	Bid Number:	
Project Location:	Lakemont Drive, Hudson, FL	Bid Date:	1/3/2024

Line #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
1	MOBILIZATION	1.00	LS	\$8,000.00	\$8,000.00
2	MAINTENANCE OF TRAFFIC	1.00	LS	\$5,200.00	\$5,200.00
3	MILLING (As Required Per Plans)	1.00	LS	\$5,200.00	\$5,200.00
4	Speed Tables Installed Per Plans With S-3 Asphalt (SP - 9.5)	1.00	LS	\$22,000.00	\$22,000.00
5	STRIPING AND SIGNAGE Per Plans Provided	1.00	LS	\$35,500.00	\$35,500.00
Total Price for above Items:					\$75,900.00

Total Bid Price: \$75,900.00

Notes:

- FAC, LLC. will mobilize the asphalt paving crew one (1) time. FAC, LLC shall have no obligation to perform in increments, quantities, or portions of the work that FAC, LLC. plans to perform in a single operation; nor shall FAC, LLC. have any obligation to perform work in a different sequence than planned by FAC, LLC. Any additional asphalt paving crew mobilizations shall require additional compensation of \$5,000 per mobilization.
- Asphalt pricing is based on FDOT specifications for asphalt materials and includes the use of recycled asphalt products. This quotation is predicated on FAC, LLC. receiving all F.D.O.T. Fuel and Asphalt Liquid Index Adjustments (If Applicable).
- Payment and performance bonds are not included (Please add 1.25%, if required).
- Pricing excludes any permits, fees, testing, staking / surveying / as-builts, utility location / adjustment / relocation, asphalt patching, asphalt leveling, asphalt milling, asphalt removal, temporary/permanent striping, and light towers.
- Pricing does not include any additional work to adhere to the FDOT Index 600 drop-off criteria. Pricing does not include placement or removal of asphalt wedges at asphalt transitions.
- FAC, LLC cannot be held responsible for any damage caused to any concrete surfaces while performing our scope of work. FAC, LLC cannot be held responsible for any cleaning of any concrete surfaces while performing our scope of work. Prime contractor to provide any sanding if required for protection.
- This quote is contingent upon FAC, LLC's satisfaction with credit conditions.
- **Pricing valid through completion of work prior to 6/30/24.**
- **FAC Must Be Notified of Award of Contract Within 60 Days of Proposal Bid Date.**
- **Pricing Is Based On The Date Of This Proposal. Due To The Volatility Of Fuel, Concrete, Rebar, Welded Wire Mesh, and Other Reinforcements, We Are Unable To Predict Tomorrow's Market. This Proposal Does Not Include Any Adjustments / Surcharges For Material Price Increases Over 5% of Today's Market. Average Projected Asphalt Price at \$89/TN for Duration of Project.**
- Items excluded (Unless Noted): Joint Sealer, Geotech, Engineering & Survey, Maintenance of Traffic, Concrete Pumping, Detectable Warnings, and Stamping of Concrete.
- Based on work week Monday thru Friday between 7 am and 5 pm.
- Invoicing will be based on 1 Lump Sum.
- Night plant opening fee billed by each night required.
- Any Project Under \$50,000 Will Not Be Subject To Retainage.
- This Proposal Does Not Cover Any Damages Due To Hurricanes, Floods, Natural Disasters, and Other Acts Of God.



To:	Florida Design Consultants, Inc	Contact:	Rachael Meiser
Address:	20525 Amberfield Drive, Suite 201 Land O' Lakes, FL	Phone:	800-532-1047 X2302
Project Name:	FAC - Lakeside Traffic Calming	Bid Number:	
Project Location:	Lakemont Drive, Hudson, FL	Bid Date:	1/3/2024

<p>ACCEPTED: The above prices, specifications and conditions are satisfactory and are hereby accepted.</p> <p>Buyer: _____</p> <p>Signature: _____</p> <p>Date of Acceptance: _____</p>	<p>CONFIRMED: FLORIDA ASPHALT & CONCRETE</p> <p>Authorized Signature: _____</p> <p>Estimator: Adam Hopkins 813-774-0437 Ahopkins@floridaasphalt.com</p>
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Your Parking Lot's Best Friend!

YELLOW DAWG

Job #
1,200,339

Proposal Date
Thu, Dec 14, 2023

Yellow Dawg Asphalt Services
1396 Seabreeze Street
Clearwater, FL 33756
813-467-4002 Office
sbpc@yellowdawgasphalt.com

Q Lakeside Community Development
U 3434 Colwell Ave
O Tampa, FL 33614
T
E

B Florida Design Consultants Inc.
I Rachael Meiser
L 20525 Amberfield Drive Suite 201
L Land O Lakes, FL 34638

(813) 933-5571

Who do you trust? Yellow Dawg is part of the ONLY true national brand with locations in 18 states (Jet-Black Franchise Group). We completed over 24,000 jobs in 2022 alone. Yellow Dawg is ranked #1 by *Entrepreneur Magazine*® and has a 4.8 STAR rating on Google from over 6000 reviews since 2019. We have a brand name to protect and will not cut corners or sacrifice quality.

Signs

Installation of 8 Speed Bump signs in accordance with FDOT specifications.

\$2,000.00

Speed Humps

4 new speed humps, 12' in length and 3" height.
6' flat top, 3" foot transitions on both the near and far sides.
3' transitions on both curb sides.

\$20,000.00

Installed in 2 lifts of S3 asphalt, tack and coated prior to laying asphalt.
1 Min Mobilization.

New layout

Paving markings Include:
For each direction of travel 2 Chevrons, and approach warning markings as per given specification.

\$2,995.00

Grinding

Grind down existing speed humps. 2 each.

\$1,000.00

Thermoplastic

Paving markings Include:
For each direction of travel 2 Chevrons, and approach warning markings as per given specification.

\$4,540.00

Delineators-16 Each

Install 4 total delineators per speed hump as per job scope.

\$5,600.00

TOTAL

We propose hereby to furnish material and labor complete in accordance with above specifications. for the total sum of:

Payment In Full Upon Completion.

Subtotal	\$36,135.00
	\$0.00
Sales Tax	\$0.00
Grand Total	\$36,135.00

All work is performed in a professional manner by insured personnel. All materials meet strict national corporate company quality control standards. Any alteration or deviation from above specifications involving extra costs will be executed only upon explicit verbal or written agreements. We are not responsible for damage to wet sealant or other products after we have left the property. Scheduling is contingent upon delays beyond our control (weather).

UNLESS OTHERWISE NOTED, PRICE INCLUDES 1 SERVICE TRIP (1 MOBILIZATION). MULTIPLE MOBILIZATIONS MAY INCUR ADDITIONAL CHARGES. PLEASE NOTIFY US OF A NEED FOR ADDITIONAL MOBILIZATIONS AS SOON AS POSSIBLE.

Yellow Dawg® authorized signature **Emilly Rios**

Note: This proposal may be withdrawn by us if not accepted within 30 days

Acceptance of proposal---the above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Customer Signature:

Please return signed copy to Yellow Dawg®

Tab 2



AQUATIC WEED CONTROL, Inc.

Orlando - Ft. Myers - Tampa - Daytona Beach 800-543-6694

Lake & Wetland Customer Service Report

Job Name: _____

Customer Number: 1456 Customer: LAKESIDE CDD

Technician: Dakota

Date: 01/23/2024 Time: 12:59 PM

Customer Signature: _____

Waterway Treatment	Algae	Submersed Weeds	Grasses and brush	Floating Weeds	Blue Dye	Inspection	Request for Service	Restriction	# of days
8			x						
9			x						
10			x						
11	x		x						
5			x						
12			x						

CLARITY	FLOW	METHOD	CARP PROGRAM	WATER LEVEL	WEATHER
<input checked="" type="checkbox"/> < 1'	<input type="checkbox"/> None	<input checked="" type="checkbox"/> ATV	<input type="checkbox"/> Boat	<input type="checkbox"/> High	<input type="checkbox"/> Clear
<input type="checkbox"/> 1-2'	<input checked="" type="checkbox"/> Slight	<input type="checkbox"/> Airboat	<input type="checkbox"/> Truck	<input checked="" type="checkbox"/> Normal	<input checked="" type="checkbox"/> Cloudy
<input type="checkbox"/> 2-4'	<input type="checkbox"/> Visible	<input type="checkbox"/> Backpack	<input type="checkbox"/> Barrier Inspected	<input type="checkbox"/> Low	<input checked="" type="checkbox"/> Windy
<input type="checkbox"/> > 4'					<input type="checkbox"/> Rainy

FISH and WILDLIFE OBSERVATIONS

<input type="checkbox"/> Alligator	<input type="checkbox"/> Catfish	<input type="checkbox"/> Gallinules	<input type="checkbox"/> Osprey	<input type="checkbox"/> Woodstork
<input type="checkbox"/> Anhinga	<input type="checkbox"/> Coots	<input type="checkbox"/> Gambusia	<input type="checkbox"/> Otter	<input type="checkbox"/> _____
<input type="checkbox"/> Bass	<input type="checkbox"/> Cormorant	<input type="checkbox"/> Herons	<input type="checkbox"/> Snakes	<input type="checkbox"/> _____
<input type="checkbox"/> Bream	<input type="checkbox"/> Egrets	<input type="checkbox"/> Ibis	<input type="checkbox"/> Turtles	

NATIVE WETLAND HABITAT MAINTENANCE	Beneficial Vegetation Notes:
<input type="checkbox"/> Arrowhead	<input type="checkbox"/> Naiad
<input type="checkbox"/> Bacopa	<input type="checkbox"/> Pickerelweed
<input type="checkbox"/> Blue Flag Iris	<input type="checkbox"/> Soft Rush
<input type="checkbox"/> Bulrush	<input type="checkbox"/> _____
<input type="checkbox"/> Chara	<input type="checkbox"/> _____
<input type="checkbox"/> Cordgrass	<input type="checkbox"/> _____
<input type="checkbox"/> Golden Canna	
<input type="checkbox"/> Gulf Spikerush	
<input type="checkbox"/> Lily	





Tab 3

LAKE SIDE

Landscape Inspection Report



January 18, 2024
Rizzetta & Company
Jason Liggett – Landscape Specialist



Rizzetta & Company
Professionals in Community Management

Summary, Hudson Avenue Lakemont Eastward

General Updates, Recent & Upcoming Maintenance Events.

- ❖ Was the entire bed spaces in the district Pine Straw Mulch completed? This needs to be addressed or the district will have it completed and pull from the monthly invoices.
- ❖ **Completed the red items on the report**

The following are action items for Pine Lake Landscaping to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** text represents Staff and **bold, black, underlined** represents questions or information for the BOS.

1. With the colder weather we will start to notice the turf going through dormancy phases in the district.
2. Diagnose and treat the decline in the recently installed Loropetalum at the main entrance to Lakemont drive.(Pic 2)



3. Diagnose and treat the browning in the Parsoni Juniper on Lakemont Drive on the inbound side before crater circle.
4. **Remove the moss from the Drake Elm trees in the center island on Lakemont Drive just pass Higgins Lanes. This is in contract up to 15 feet(Pic 4)**



5. **Remove the moss in the center island on Lakemont Drive in the Drake Elms across from the dog park.(Pic 5)**



Crest Lake Drive, Sea Bridge Drive

- 6. Treat the turf weeds in the Saint Augustine next to 13138 crest lake Drive in the district common area.
- 7. Treat the turf weeds in the Saint Augustine in the common area next to 13163 Crest Lake Drive.(Pic 7)



- 8. During my inspection I was asked to investigate bed areas that did not receive pine straw. I did notice quite a few areas that do not look like they were mulched with pine straw. Pine Lake to investigate and correct this issue. (pic 8,8A,8B)



- 9. Lift the oak tree just pass the Crater Circle intersection on Lakemont Drive.(Pic 9)



Crest Lake Drive, Sea Bridge Drive

10. Raise the oak tree on Lakemont Drive before Newport Shores Drive on the inbound side.(pic 10)



11. Remove the rest of the struggling Viburnum Suspensum at the corner of Higgins Lane and Lakemont Drive.(pic 11)



12. During my inspection we had multiple doggy stations overflowing with bags.(pic 12>)



LAKESIDE

Landscape Inspection Report



February 19, 2024
Rizzetta & Company
Jason Liggett – Landscape Specialist



Rizzetta & Company
Professionals in Community Management

Summary, Hudson Avenue Lakemont Eastward

General Updates, Recent & Upcoming Maintenance Events.

- ❖ Make sure February Saint Augustine application is completed per the spec of 20-0-10 w Pre M. 1,250 #s
- ❖ **Completed the red items on the report**

The following are action items for Pine Lake Landscaping to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Orange** text represents Staff and **bold, black, underlined** represents questions or information for the BOS.

1. Diagnose and treat the decline in the recently installed Loropetalum at the main entrance to Lakemont drive.(Pic 1)



5. **Lift the oak tree just pass the Crater Circle intersection on Lakemont Drive.(Pic 5)**



2. Remove the taller weeds mixed in with the newly install plant beds on the inbound and outbound sides of the main entrance on Lakemont Drive.
3. During maintenance visits please make sure crews are removing any kind of commercial signage throughout the district.
4. Throughout the district let's start the process of pencil pruning the crape myrtles. We want to make sure that we don't remove anymore than the size of a pencil.

6. **Raise the oak tree on Lakemont Drive before Newport Shores Drive on the inbound side.(pic 6)**



Crest Lake Drive, Sea Bridge Drive

7. Treat the turf weeds in the Saint Augustine next to 13138 crest lake Drive in the district common area. (pic 7>)

8. Treat the turf weeds in the Saint Augustine in the common area next to 13163 Crest Lake Drive.(Pic 8)



12. Prepare for the March application of fertilizer for all Ornamentals in the district with a 24-2-11 using 8153.



9. Treat the turf weeds in the center island across from the community center on Lakemont Drive.(Pic 9)



10. Lift the oak trees next to 13602 Newport Shores Drive just inside of the Apopka street entrance.

11. Make sure February Saint Augustine application is completed per the spec of 20-0-10 w Pre M.

Tab 4



Pine Lake Services
Monthly Irrigation Report

Job Number: Clock #1
EST#: _____
Clock: Heinrich LX
Check Rain Sensor: (Yes/No)

JOB NAME: Lukas's
Technician: Lane Smith
Date: 1-18-2024

Qty:	Description:	Cost:	Total:
	General Labor	\$80.00 per hr	
	Technical Labor - mainline, electrical	\$85.00 per hr	
	Emergency, After hours, Overtime	\$85.00 per hr	
<u>6</u>	6" pop-up spray (Installed)	\$34.71	
	12" pop-up spray (Installed)	\$75.19	
<u>9</u>	6" rotor head (Installed)	\$70.77	
	Broken shrub riser (Installed)	\$25.32	
	Straighten, Lower or Raise Head	\$18.13	
	Drip line breaks	\$8.75	
	Replace clogged nozzle	\$10.05	
	Replace MP Rotator Nozzle	\$17.01	
	Add 6" pop-up w/ pipe within 10'	\$55.00	
	Add rotor w/ pipe within 10'	\$75.00	
	Add bubbler within 10'	\$50.00	
	Relocate head within 5'	\$40.00	
	Replace solenoid	\$156.74	
	Replace 1" valve (Installed)	\$406.92	
	Replace 1.5" valve (Installed)	\$616.73	
	Replace 2" valve (Installed)	\$851.05	
<u>8</u>	Repair 1/2" to 3/4" lateral line	\$71.73	
	Repair 1" to 1/4" lateral line	\$93.94	
	Repair 1 1/2" to 2" lateral line	\$158.63	
	Wireless rain/freeze sensor	\$310.00	
	Wired in rain/freeze sensor	\$125.00	
	Rectangular valve box	\$140.00	
	10" round valve box	\$60.00	
	Maxi jet stakes, with nozzle	\$40.01	
	MISC:	\$	
	MISC:	\$	

Zone:	Spray, Rotor, Drip	Run time:	Program:	Replace Nozzle	Replace Head	Broken Pipe	Valve not operating	Other:	Comments
1	R	20	A		22	1-2	12		
2	S	20	A						
3	R	20	A						
4	S	20	A	3					1 10" Valve box 14
5	S	20	A						11
6	R	20	A						
7	S	20	A						
8	R	20	A		19				
9	S	20	A	2					
10	D	20	C						
11	R	20	A						
12	D/Mini	20	C			4-D			
13	R	20	A						
14	R	20	A						
15	R	20	A						
16	D/Mini	15	A						
17	R	20	B						
18	S	20	B	4					
19	Drip	20	C						
20	S	20	B		5-5	3/4" pipe			
21	R	20	B						
22	R	20	B						
23		00							
24	R	20	B						

Start Times: _____ Run Days: _____

- A: 12 AM
- B: 7 AM
- C: 4 AM
- D: 6 AM

M	T	W	R	F	S	S
M	T	W	R	F	S	S
M	T	W	R	F	S	S
M	T	W	R	F	S	S

Total: \$ _____

Customer Approval: _____ Date: _____

Additional Comments:

1. _____
2. _____
3. _____
4. _____

Page # _____ of _____



Pine Lake Services
Monthly Irrigation Report



JOB NAME:	Job Number:
Technician:	EST#:
Date:	Check Rain Sensor: Yes/No

Qty:	Description:	Cost:	Total:
	General Labor	\$80.00 per hr	
	Technical Labor - mainline, electrical	\$85.00 per hr	
	Emergency, After hours, Overtime	\$85.00 per hr	
	6" pop-up spray (Installed)	\$34.71	
	12" pop-up spray (Installed)	\$75.19	
	6" rotor head (Installed)	\$70.77	
	Broken shrub riser (Installed)	\$25.32	
	Straighten, Lower or Raise Head	\$18.13	
	Drip line breaks	\$8.75	
	Replace clogged nozzle	\$10.05	
	Replace MP Rotator Nozzle	\$17.01	
	Add 6" pop-up w/ pipe within 10'	\$55.00	
	Add rotor w/ pipe within 10'	\$75.00	
	Add bubbler within 10'	\$50.00	
	Relocate head within 5'	\$40.00	
	Replace solenoid	\$156.74	
	Replace 1" valve (Installed)	\$406.92	
	Replace 1.5" valve (Installed)	\$616.73	
	Replace 2" valve (Installed)	\$851.05	
	Repair 1/2" to 3/4" lateral line	\$71.73	
	Repair 1" to 1 1/4" lateral line	\$93.94	
	Repair 1 1/2" to 2" lateral line	\$158.63	
	Wireless rain/freeze sensor	\$310.00	
	Wired in rain/freeze sensor	\$125.00	
	Rectangular valve box	\$140.00	
	10" round valve box	\$60.00	
	Maxi jet stakes, with nozzle	\$40.01	
	MISC:	\$	
	MISC:	\$	

Zone:	Spray, Rotor, Drip	Run time:	Program:	Replace Nozzle	Replace Head	Broken Pipe	Valve not operating	Other:	Comments
25	C	20	B						
26									
27	R	20	B		1-R				
28	S	20	B		2-N				
29	Drip	20	C						
30	Bubb	5	C						3/4" valve
31	C	15	D						
32	S	20	B		1-S 1-Valve				
33	Drip	20	C		6-D				
34	R	20	B		3-R				
35	R	20	B						
12									
13									
14									
15									
16									
17									
18									
19									
20									
21									
22									
23									
24									

Start Times: Run Days:

A:
B:
C:
D:

M T W R F S S
M T W R F S S
M T W R F S S
M T W R F S S

Total: \$

Customer Approval: _____ Date: _____

Additional Comments:

1. _____
2. _____
3. _____
4. _____



Pine Lake Services

Monthly Irrigation Report

Job Number: #2

JOB NAME: Lake side EST#: _____
 Technician: Core Valdez Clock: Archer TCC
 Date: 1-17-24 Check Rain Sensor: Yes/No

Qty:	Description:	Cost:	Total:
	General Labor	\$80.00 per hr	
	Technical Labor - mainline, electrical	\$85.00 per hr	
	Emergency, After hours, Overtime	\$85.00 per hr	
	6" pop-up spray (Installed)	\$34.71	
	12" pop-up spray (Installed)	\$75.19	
2	6" rotor head (Installed)	\$70.77	
	Broken shrub riser (Installed)	\$25.32	
	Straighten, Lower or Raise Head	\$18.13	
16	Drip line breaks	\$8.75	
1	Replace clogged nozzle	\$10.05	
	Replace MP Rotator Nozzle	\$17.01	
	Add 6" pop-up w/ pipe within 10'	\$55.00	
	Add rotor w/ pipe within 10'	\$75.00	
	Add bubbler within 10'	\$50.00	
	Relocate head within 5'	\$40.00	
	Replace solenoid	\$156.74	
	Replace 1" valve (Installed)	\$406.92	
	Replace 1.5" valve (Installed)	\$616.73	
	Replace 2" valve (Installed)	\$851.05	
2	Repair 1/2" to 3/4" lateral line	\$71.73	
	Repair 1" to 1/4" lateral line	\$93.94	
	Repair 1 1/2" to 2" lateral line	\$158.63	
	Wireless rain/freeze sensor	\$310.00	
	Wired in rain/freeze sensor	\$125.00	
	Rectangular valve box	\$140.00	
	10" round valve box	\$60.00	
	Maxi jet stakes, with nozzle	\$40.01	
	MISC:	\$	
	MISC:	\$	

Zone:	Spray, Rotor, Drip	Run time:	Program:	Replace Nozzle	Replace Head	Broken Pipe	Valve not operating	Other:	Comments
1	S	20	A						
2	R	20	A						
3	R	20	A						
4	R	20	A						
5	S	20	A						
6	S	20	A						
7	S	20	A						
8	R	20	A						
9	R	20	A						
10	S	20	A						
11	S	20	A	(1-N)					
12	S	20	A						
13	R	20	A						
14	Drip	20	B						
15	Drip	20	B			(4-D)			
16	D/Misc	20	B						
17	Drip	20	B						
18	D/face	20	B			(3-D)			
19	R	20	B						
20	Drip	20	B			(1-N)			
21	Drip	15	C						
22	Bubb	10	B			?			
23	Bubb	10	B						
24	R	30	B						

Start Times: _____ Run Days: _____

A: 12:00 AM
 B: 10:00 AM
 C: 6:00 AM
 D: _____

M T W R F S S
 M T W R F S S
 M T W R F S S
 M T W R F S S

Total: \$ _____

Customer Approval: _____ Date: _____

Additional Comments:

1. _____
2. _____
3. _____
4. _____

Page # _____ of _____



Pine Lake Services
Monthly Irrigation Report

Job Number: #2
 EST#: _____
 Clock: _____
 Check Rain Sensor: Yes/No

JOB NAME: Lakeland
 Technician: _____
 Date: _____

Qty:	Description:	Cost:	Total:
	General Labor	\$80.00 per hr	
	Technical Labor - mainline, electrical	\$85.00 per hr	
	Emergency, After hours, Overtime	\$85.00 per hr	
	6" pop-up spray (Installed)	\$34.71	
	12" pop-up spray (Installed)	\$75.19	
	6" rotor head (Installed)	\$70.77	
	Broken shrub riser (Installed)	\$25.32	
	Straighten, Lower or Raise Head	\$18.13	
	Drip line breaks	\$8.75	
	Replace clogged nozzle	\$10.05	
	Replace MP Rotator Nozzle	\$17.01	
	Add 6" pop-up w/ pipe within 10'	\$55.00	
	Add rotor w/ pipe within 10'	\$75.00	
	Add bubbler within 10'	\$50.00	
	Relocate head within 5'	\$40.00	
	Replace solenoid	\$156.74	
	Replace 1" valve (Installed)	\$406.92	
	Replace 1.5" valve (Installed)	\$616.73	
	Replace 2" valve (Installed)	\$851.05	
	Repair 1/2" to 3/4" lateral line	\$71.73	
	Repair 1" to 1 1/4" lateral line	\$93.94	
	Repair 1 1/2" to 2" lateral line	\$158.63	
	Wireless rain/freeze sensor	\$310.00	
	Wired in rain/freeze sensor	\$125.00	
	Rectangular valve box	\$140.00	
	10" round valve box	\$60.00	
	Maxi jet stakes, with nozzle	\$40.01	
	MISC:	\$	
	MISC:	\$	

Zone:	Spray, Rotor, Drip	Run time:	Program:	Replace Nozzle	Replace Head	Broken Pipe	Valve not operating	Other:	Comments
25	D	20	B						
26	D	20	B						
27	R	20	B						
28	R	20	B						
5									
6									
7									
8									
9									
10									
11									
12									
13									
14									
15									
16									
17									
18									
19									
20									
21									
22									
23									
24									

Start Times: _____ Run Days: _____

A: _____
 B: _____
 C: _____
 D: _____

M	T	W	R	F	S	S
M	T	W	R	F	S	S
M	T	W	R	F	S	S
M	T	W	R	F	S	S

Total: \$ _____

Customer Approval: _____ Date: _____

Additional Comments:

1. _____
2. _____
3. _____
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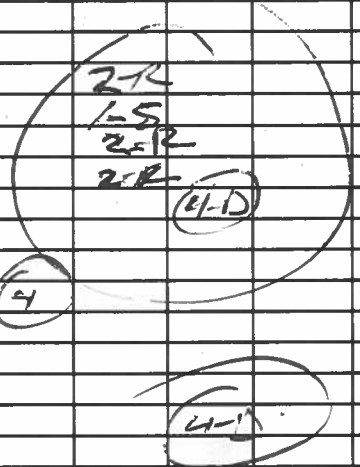
Pine Lake Services
Monthly Irrigation Report

Job Number: Clarke # 3
EST#: _____
Clock: Handed
Check Rain Sensor: Yes/No

JOB NAME: Lake Side
Technician: Wm Walker
Date: 1-18-2024

Qty:	Description:	Cost:	Total:
	General Labor	\$80.00 per hr	
	Technical Labor - mainline, electrical	\$85.00 per hr	
	Emergency, After hours, Overtime	\$85.00 per hr	
1	6" pop-up spray (Installed)	\$34.71	
	12" pop-up spray (Installed)	\$75.19	
6	6" rotor head (Installed)	\$70.77	
	Broken shrub riser (Installed)	\$25.32	
	Straighten, Lower or Raise Head	\$18.13	
4	Drip line breaks	\$8.75	
4	Replace clogged nozzle	\$10.05	
	Replace MP Rotator Nozzle	\$17.01	
	Add 6" pop-up w/ pipe within 10'	\$55.00	
	Add rotor w/ pipe within 10'	\$75.00	
	Add bubbler within 10'	\$50.00	
	Relocate head within 5'	\$40.00	
	Replace solenoid	\$156.74	
	Replace 1" valve (Installed)	\$406.92	
	Replace 1.5" valve (Installed)	\$616.73	
	Replace 2" valve (Installed)	\$851.05	
	Repair 1/2" to 3/4" lateral line	\$71.73	
	Repair 1" to 1 1/4" lateral line	\$93.94	
	Repair 1 1/2" to 2" lateral line	\$158.63	
	Wireless rain/freeze sensor	\$310.00	
	Wired in rain/freeze sensor	\$125.00	
	Rectangular valve box	\$140.00	
	10" round valve box	\$60.00	
	Maxi jet stakes, with nozzle	\$40.01	
	MISC:	\$	
	MISC:	\$	

Zone:	Spray, Rotor, Drip	Run time:	Program:	Replace Nozzle	Replace Head	Broken Pipe	Valve not operating	Other:	Comments
1	S	20	A						
2		20	B						
3		20	B						
4	S	20	A						
5	S	20	A						
6	R	20	A						
7	Drip	20	B						
8	S	20	A						
9	R	20	A						
10	S	20	A						
11	R	20	A						
12	R	20	A						
13	Drip	20	B						
14	S	20	A						
15	S	15	C						Planned
16	S	20	A						
17	C	20	A						
18	Bubb	10	B						
19	Drip	20	B						
20	Drip	20	D						
21									
22									
23									
24									



Start Times: _____ Run Days: _____

A: 12:AM
B: 2:2M
C: 6:45 AM
D: _____

M T W R F S S
M T W R F S S
M T W R F S S
M T W R F S S

Total: \$ _____

Customer Approval: _____ Date: _____

Additional Comments:

- _____
- _____
- _____
- _____

Page # _____ of _____

Tab 5



UPCOMING DATES TO REMEMBER

- **Next Meeting:** April 3, 2024, at 10:00am
- **FY 2022-2023 Audit Completion Deadline:** June 30, 2024
- **Next Election (Seats):** Term 11/20 – 11/24 (Seat 3-Christina Brooks); Term 11/20-11/24 (Seat 4-Gordon Dexter)

District
Manager's
Report

March 6

2024

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<u>FINANCIAL SUMMARY</u>		<u>1/31/2024</u>
General Fund Cash & Investment Balance:		\$474,886
Reserve Fund Cash & Investment Balance:		\$636,102
Debt Service Fund Investment Balance:		<u>\$1,174,666</u>
Total Cash and Investment Balances:		\$2,285,654
General Fund Expense Variance:	\$22,938	Under Budget



Rizzetta & Company

Lakeside Community Development District

**Financial Statements
(Unaudited)**

January 31, 2024

Prepared by: Rizzetta & Company, Inc.

lakesidecdd.org
rizzetta.com

Lakeside Community Development District

Balance Sheet

As of 01/31/2024

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets						
Cash In Bank	442,964	0	10,080	453,045	0	0
Investments	31,922	636,102	1,164,586	1,832,608	0	0
Accounts Receivable	31,122	0	29,303	60,425	0	0
Refundable Deposits	8,539	0	0	8,539	0	0
Fixed Assets	0	0	0	0	13,205,188	0
Amount Available in Debt Service	0	0	0	0	0	1,203,969
Amount To Be Provided Debt Service	0	0	0	0	0	8,451,031
Total Assets	514,547	636,102	1,203,969	2,354,617	13,205,188	9,655,000
Liabilities						
Accounts Payable	21,117	0	0	21,117	0	0
Accrued Expenses	230	0	0	230	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	9,655,000
Total Liabilities	21,347	0	0	21,347	0	9,655,000
Fund Equity & Other Credits						
Beginning Fund Balance	71,046	474,461	719,575	1,265,081	0	0
Investment In General Fixed Assets	0	0	0	0	13,205,188	0
Net Change in Fund Balance	422,154	161,641	484,394	1,068,189	0	0
Total Fund Equity & Other Credits	493,200	636,102	1,203,969	2,333,270	13,205,188	0
Total Liabilities & Fund Equity	514,547	636,102	1,203,969	2,354,617	13,205,188	9,655,000

See Notes to Unaudited Financial Statements

Lakeside Community Development District

Statement of Revenues and Expenditures

As of 01/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 01/31/2024	Year To Date 01/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	161	(161)
Special Assessments				
Tax Roll	618,966	618,966	622,546	(3,580)
Total Revenues	618,966	618,966	622,707	(3,741)
Expenditures				
Legislative				
Supervisor Fees	12,000	4,000	3,600	400
Total Legislative	12,000	4,000	3,600	400
Financial & Administrative				
ADA Website Compliance	1,538	1,538	1,538	1
Accounting Services	16,708	5,569	5,569	0
Administrative Services	5,013	1,671	1,671	0
Arbitrage Rebate Calculation	1,000	0	0	0
Assessment Roll	5,569	5,569	5,569	0
Auditing Services	3,265	0	0	0
Disclosure Report	6,000	6,000	6,000	0
District Engineer	20,000	6,667	3,833	2,834
District Management	16,950	5,650	5,650	0
Dues, Licenses & Fees	275	208	275	(67)
Financial & Revenue Collections	5,569	1,857	1,856	0
Legal Advertising	2,000	666	272	395
Public Officials Liability Insurance	3,006	3,006	2,829	177
Tax Collector/Property Appraiser Fees	150	0	0	0
Trustees Fees	7,000	7,000	6,914	86
Website Hosting, Maintenance, Backup & E	2,100	700	800	(100)
Total Financial & Administrative	96,143	46,101	42,775	3,327
Legal Counsel				
District Counsel	30,000	10,000	8,513	1,487
Total Legal Counsel	30,000	10,000	8,513	1,487
Electric Utility Services				
Utility - Street Lights	3,500	1,167	1,026	140
Utility Services	7,400	2,466	1,972	495
Total Electric Utility Services	10,900	3,633	2,998	635
Water-Sewer Combination Services				
Utility Services	500	167	0	167

See Notes to Unaudited Financial Statements

Lakeside Community Development District

Statement of Revenues and Expenditures

As of 01/31/2024

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2024	01/31/2024	01/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Total Water-Sewer Combination Services	500	167	0	167
Stormwater Control				
Aquatic Maintenance	29,980	9,993	8,688	1,305
Aquatic Plant Replacement	5,000	1,667	0	1,667
Stormwater System Maintenance	5,000	1,667	0	1,667
Total Stormwater Control	39,980	13,327	8,688	4,639
Other Physical Environment				
Dog Waste Station Supplies & Maintenance	4,500	1,500	782	718
Entry & Walls Maintenance & Repair	10,000	3,333	250	3,083
Entry Monument Light Maintenance	3,500	1,167	150	1,017
General Liability Insurance	3,006	3,006	2,829	177
Irrigation Maintenance & Repair	25,000	8,333	13,875	(5,542)
Landscape - Annuals/Flowers	10,481	3,494	2,620	874
Landscape - Mulch	24,000	8,000	12,000	(4,000)
Landscape Inspection Services	10,500	3,500	3,500	0
Landscape Maintenance	175,600	58,533	87,568	(29,035)
Landscape Replacement Plants, Shrubs, Tr	15,000	5,000	0	5,000
Maintenance Contracts	9,241	3,080	445	2,636
Property Insurance	1,668	1,668	1,644	24
Rust Prevention	9,120	3,040	3,040	0
Tree Trimming Services	15,000	5,000	0	5,000
Well Maintenance	5,000	1,667	0	1,667
Total Other Physical Environment	321,616	110,321	128,703	(18,382)
Road & Street Facilities				
Roadway Repair & Maintenance	5,000	1,667	0	1,667
Sidewalk Maintenance & Repair	21,000	7,000	4,562	2,438
Street Sign Repair & Replacement	3,000	1,000	690	310
Total Road & Street Facilities	29,000	9,667	5,252	4,415
Contingency				
Miscellaneous Contingency	78,827	26,275	25	26,251
Total Contingency	78,827	26,275	25	26,251
Total Expenditures	618,966	223,492	200,553	22,938
Total Excess of Revenues Over(Under) Expenditures	0	395,474	422,154	(26,680)
Fund Balance, Beginning of Period	0	0	71,046	(71,045)
Total Fund Balance, End of Period	0	395,474	493,200	(97,725)

See Notes to Unaudited Financial Statements

Lakeside Community Development District

Statement of Revenues and Expenditures

As of 01/31/2024

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2024	01/31/2024	01/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	3,825	(3,825)
Special Assessments				
Tax Roll	157,816	157,816	157,816	0
Total Revenues	<u>157,816</u>	<u>157,816</u>	<u>161,641</u>	<u>(3,825)</u>
Expenditures				
Contingency				
Capital Reserve	157,816	157,816	0	157,816
Total Contingency	<u>157,816</u>	<u>157,816</u>	<u>0</u>	<u>157,816</u>
Total Expenditures	<u>157,816</u>	<u>157,816</u>	<u>0</u>	<u>157,816</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>161,641</u>	<u>(161,641)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>474,461</u>	<u>(474,461)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>636,102</u>	<u>(636,102)</u>

Lakeside Community Development District

Statement of Revenues and Expenditures

As of 01/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 01/31/2024	Year To Date 01/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	6,284	(6,284)
Special Assessments				
Tax Roll	389,999	389,999	391,798	(1,800)
Total Revenues	<u>389,999</u>	<u>389,999</u>	<u>398,082</u>	<u>(8,084)</u>
Expenditures				
Debt Service				
Interest	274,999	274,999	136,287	138,712
Principal	115,000	115,000	5,000	110,000
Total Debt Service	<u>389,999</u>	<u>389,999</u>	<u>141,287</u>	<u>248,712</u>
Total Expenditures	<u>389,999</u>	<u>389,999</u>	<u>141,287</u>	<u>248,712</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>256,795</u>	<u>(256,795)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>388,176</u>	<u>(388,176)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>644,971</u>	<u>(644,971)</u>

Lakeside Community Development District

Statement of Revenues and Expenditures

As of 01/31/2024

(In Whole Numbers)

	Year Ending 09/30/2024	Through 01/31/2024	Year To Date 01/31/2024	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	5,009	(5,009)
Special Assessments				
Tax Roll	341,369	341,369	342,945	(1,575)
Total Revenues	<u>341,369</u>	<u>341,369</u>	<u>347,954</u>	<u>(6,584)</u>
Expenditures				
Debt Service				
Interest	241,369	241,369	120,355	121,014
Principal	100,000	100,000	0	100,000
Total Debt Service	<u>341,369</u>	<u>341,369</u>	<u>120,355</u>	<u>221,014</u>
Total Expenditures	<u>341,369</u>	<u>341,369</u>	<u>120,355</u>	<u>221,014</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>227,599</u>	<u>(227,599)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>331,398</u>	<u>(331,398)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>558,997</u>	<u>(558,997)</u>

**Lakeside CDD
Investment Summary
January 31, 2024**

<u>Account</u>	<u>Investment</u>	<u>Balance as of January 31, 2024</u>
The Bank of Tampa	Money Market	\$ 31,922
	Total General Fund Investments	\$ 31,922
The Bank of Tampa ICS Reserve Program:		
Citizens Bank and Trust		\$ 247,420
East West Bank		141,105
First United Bank and Trust Company		103
Western Alliance Bank	Money Market	247,474
	Total Reserve Fund Investments	\$ 636,102
US Bank Series 2015 Reserve	US Bank Money Market 5	\$ 194,681
US Bank Series 2015 Revenue	US Bank Money Market 5	429,241
US Bank Series 2015 Prepayment	US Bank Money Market 5	48
US Bank Series 2018 Revenue	First American Treasury Obligation Fd Class Y	367,709
US Bank Series 2018 Reserve	First American Treasury Obligation Fd Class Y	170,376
US Bank Series 2018 Prepayment	First American Treasury Obligation Fd Class Y	2,531
	Total Debt Service Fund Investments	\$ 1,164,586

**Lakeside Community Development District
Summary A/R Ledger
From 01/01/2024 to 01/31/2024**

Fund_ID	Fund Name	Customer	Invoice Number	AR Account	Date	Balance Due	
235, 2258	235-001	235 General Fund	Pasco County Tax Collector	AR00001269	12110	10/01/2023	31,122.34
Sum for 235, 2258							31,122.34
235, 2260	235-200	235 Debt Service Fund S2015	Pasco County Tax Collector	AR00001269	12110	10/01/2023	15,625.65
Sum for 235, 2260							15,625.65
235, 2261	235-201	235 Debt Service Fund S2018	Pasco County Tax Collector	AR00001269	12110	10/01/2023	13,677.25
Sum for 235, 2261							13,677.25
Sum for 235							60,425.24
Sum Total							60,425.24

See Notes to Unaudited Financial Statements

**Lakeside Community Development District
Summary A/P Ledger
From 01/01/2024 to 01/31/2024**

	Fund Name	GL posting date	Vendor name	Document number	Description	Balance Due
235, 2258	235 General Fund	01/26/2024	Florida Design Consultants, Inc.	46342	Engineer Services - Traffic Calming - 12/16/2023-01/12/2024	935.00
	235 General Fund	01/31/2024	Kilinski / Van Wyk, PLLC	8660	Legal Services 01/24	1,890.91
	235 General Fund	01/31/2024	Pine Lake Services, LLC	3466	Monthly Landscape & Irrigation Services 02/24	14,633.00
	235 General Fund	01/31/2024	Pine Lake Services, LLC	3466	Monthly Landscape & Irrigation Services 02/24	1,700.00
	235 General Fund	01/31/2024	Pine Lake Services, LLC	3466	Monthly Landscape & Irrigation Services 02/24	1,166.66
	235 General Fund	01/31/2024	Withlacoochee River Electric Cooperative, Inc.	Electric Summary 01/24 Autopay	Electric Summary 01/24	538.03
	235 General Fund	01/31/2024	Withlacoochee River Electric Cooperative, Inc.	Electric Summary 01/24 Autopay	Electric Summary 01/24	253.65
	Sum for 235, 2258					21,117.25
	Sum for 235					21,117.25
	Sum Total					21,117.25

Lakeside Community Development District
Notes to Unaudited Financial Statements
January 31, 2024

Balance Sheet

1. Trust statement activity has been recorded through 01/31/24.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY23-24 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Summary A/R Ledger – Subsequent Collections

5. General Fund – Payments for Invoice AR00001269 totaling \$5,835.69 were received in February 2024.
6. Debt Service Fund 200 – Payments for Invoice AR00001269 totaling \$2,929.94 were received in February 2024.
7. Debt service Fund 201 – Payments for Invoice AR00001269 totaling \$2,564.61 were received in February 2024.

Tab 6



Quarterly Compliance Audit Report

Lakeside

Date: December 2023 - 4th Quarter

Prepared for: Scott Brizendine

Developer: Rizzetta

Insurance agency:



Preparer:

Jason Morgan - *Campus Suite Compliance*

ADA Website Accessibility and Florida F.S. 189.069 Requirements

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Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



ADA Website Accessibility

Result: **PASSED**

Accessibility Grading Criteria

Passed	Description
Passed	Website errors* 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	Keyboard navigation The ability to navigate website without using a mouse
Passed	Website accessibility policy A published policy and a vehicle to submit issues and resolve issues
Passed	Color contrast Colors provide enough contrast between elements
Passed	Video captioning Closed-captioning and detailed descriptions
Passed	PDF accessibility Formatting PDFs including embedded images and non-text elements
Passed	Site map Alternate methods of navigating the website

*Errors represent less than 5% of the page count are considered passing

**Error reporting details are available in your Campus Suite Website Accessibility dashboard



Florida F.S. 189.069 Requirements

Result: **PASSED**

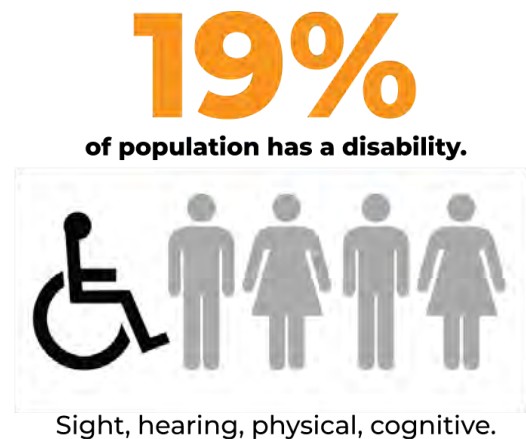
Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
Passed	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
Passed	Complete Financial Audit Report
Passed	Listing of Board Meetings
Passed	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

Accessibility overview

Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



Contrast and colors

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

Contract checker: <http://webaim.org/resources/contrastchecker>



Using semantics to format your HTML pages

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



Text alternatives for non-text content

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

Helpful article: <http://webaim.org/techniques/alttext>



Ability to navigate with the keyboard

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

Helpful article: www.nngroup.com/articles/keyboard-accessibility

Helpful article: <http://webaim.org/techniques/skipnav>



Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

Helpful article: <http://webaim.org/techniques/sitertools/>



Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

Helpful article: <http://webaim.org/techniques/tables/data>



Making PDFs accessible

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is one thing; converting old PDFs – called PDF remediation – takes time.

Helpful articles: <http://webaim.org/techniques/acrobat/acrobat>



Making videos accessible

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

Helpful article: <http://webaim.org/techniques/captions>



Making forms accessible

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

Helpful article: <http://webaim.org/techniques/forms>



Alternate versions

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.



Feedback for users

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is key for both any confirmation or error feedback that occurs while engaging the page.



Other related requirements

No flashing

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

Timers

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

Fly-out menus

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

No pop-ups

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

Web Accessibility Glossary

Assistive technology	Hardware and software for disabled people that enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

Tab 8

SUMMARY

Looking to offer my professional and managerial experience to provide quality dedication in the role of Lakeside Community Development District Board of Supervisors, Seat 1. I have over 20 years of combined professional experience as a civil engineer and senior management level experience, which includes leading a Bureau in performance excellence and budgetary decisions.

WORK EXPERIENCE

Jun 2003 - present

SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT, Tampa, FL

Regulatory Support Bureau Chief

ERP Evaluation Supervisor

Senior Professional Engineer

Professional Engineer

Staff Engineer

Engineer

Engineering Student Intern

In my professional roles, my experience includes: Review and approve/deny submitted stormwater plans and calculations for functionality, feasibility, consistency, and accuracy. This includes detailed investigation of water quality (presumptive and pollutant loading criteria in accordance with Statewide Rule) and water quantity designs (peak discharge rates and closed basin volume restrictions). Utilize multiple drainage software products to model various storm events for quality and quantity analysis. Perform pre-application meetings with consultants to provide direction for future submittals. Review and approve/resolve as-built plan and certification submittals for compliance with the permitted stormwater management system. Investigate and act on complaints received by the District to determine whether there is a violation and work to resolve any violations between the parties. Provide training to engineering consultants in regard to the BMPTRAINS spreadsheet and the District's WMIS system. Conduct presentations with the Public Affairs Bureau and Environmental Scientists to HOA boards, management companies, consultants and advisory committees regarding the ERP program.

In my management roles, my experience includes: Leadership for one of the three Bureaus within the Regulation Division. This includes roughly 57 staff members across three different sections:

Field Services- Conducts inspections for well construction, water use permitting and environmental resource permitting as well as conducting inspections related to nonpermitted activities. This includes both well construction and well abandonment inspections, construction inspections of ERPs, complaint investigations, and unauthorized construction investigations among other regulatory inspections.

Regulatory Business Development- Designs, implements and maintains the District's ePermitting system and ePermitting Help Desk, as well as provides data support for Regulation. Currently, the Business Development section is helping design and build the new ePermitting system for Regulation, as well as maintaining and supporting our existing ePermitting system and its corresponding Help Desk. This section is also responsible for generating and verifying many different reports relating to the performance of the Regulation Division, for both internal and external customers.

Regulatory Support Services- Provides support services to the entire Regulation Division, including processing correspondence and applications, imaging documents, handling the budget and compliance items. Much of the work by the RSS section involves the processing of portions of both permitting and compliance applications or submittals.

My role includes direct oversight for the development and monitoring of the budget for the Regulatory Support Bureau and its projects. In addition to the day-to-day leadership decisions for these three sections, my role is also as lead of the Regulation Division's Organizational Performance Excellence (OPE) initiative. This initiative has a mission to ensure that Regulation is continuously looking at its performance for efficiency and effectiveness. Currently, the Regulation Division is pursuing the Sterling Council's Governor's Sterling Award, which recognizes role model organizations within the State of Florida for their performance excellence.

ADDITIONAL BUDGET EXPERIENCE

Jun 2012 - present
Jun 2008 – Sep 2011

Willow Bend Community Church, Lutz, FL
Youth Pastor
Children's Pastor
Deacon

Help decide the annual budget for the AWANA, Children's Church and youth group ministries, based on projected yearly expenditures and projected yearly donations. Maintain the expenditures for the youth group and co-maintain the expenditures for the AWANA and Children's Church ministries. Ensure that each of the ministries are good stewards of the money entrusted to us and maintain accountability of each budget. In order to conduct mission trips and educational opportunities for the youth group, organize and lead fundraising efforts, which serve as outreach in addition to fundraising.

EDUCATION

University of South Florida, Tampa, FL

- **Bachelor of Science in Civil Engineering with Honor's College Distinction; graduated in May 2007**
- **Key Courses:** Water Resources, Hydraulics, Water Resources Capstone

Tab 9



Rizzetta & Company
Professionals in Community Management



PROPOSAL

Lakeside Community Development District

Prepared for: Board of Supervisors

REGIONAL OFFICE

5844 Old Pasco Road, Suite 100

Wesley Chapel, FL 33544

813.994.1001 | rizzetta.com



FIRSTLY

THANK YOU

FOR CONSIDERING US!



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OUR STORY

... SO FAR

Rizzetta & Company is a Florida-based professional community management and consulting firm that provides services to residential and commercial communities throughout the state of Florida. With over 38 years in the industry, Rizzetta & Company, is staffed with highly experienced managers and support staff. Each of our eight offices throughout Florida has a team of employees with diverse backgrounds, both personally and professionally, who provide the highest quality services to our clients.

Rizzetta & Company was founded in 1986 in Tampa, Florida by William Rizzetta. The original focus of the Company was to provide professional assessment consulting services for Community Development Districts in association with the issuance of bonds. As the Company's reputation for excellent work and customer service grew, the practice expanded over the next thirty years by adding related services which resulted in today's "Full Service" organization.

OFFICE LOCATIONS

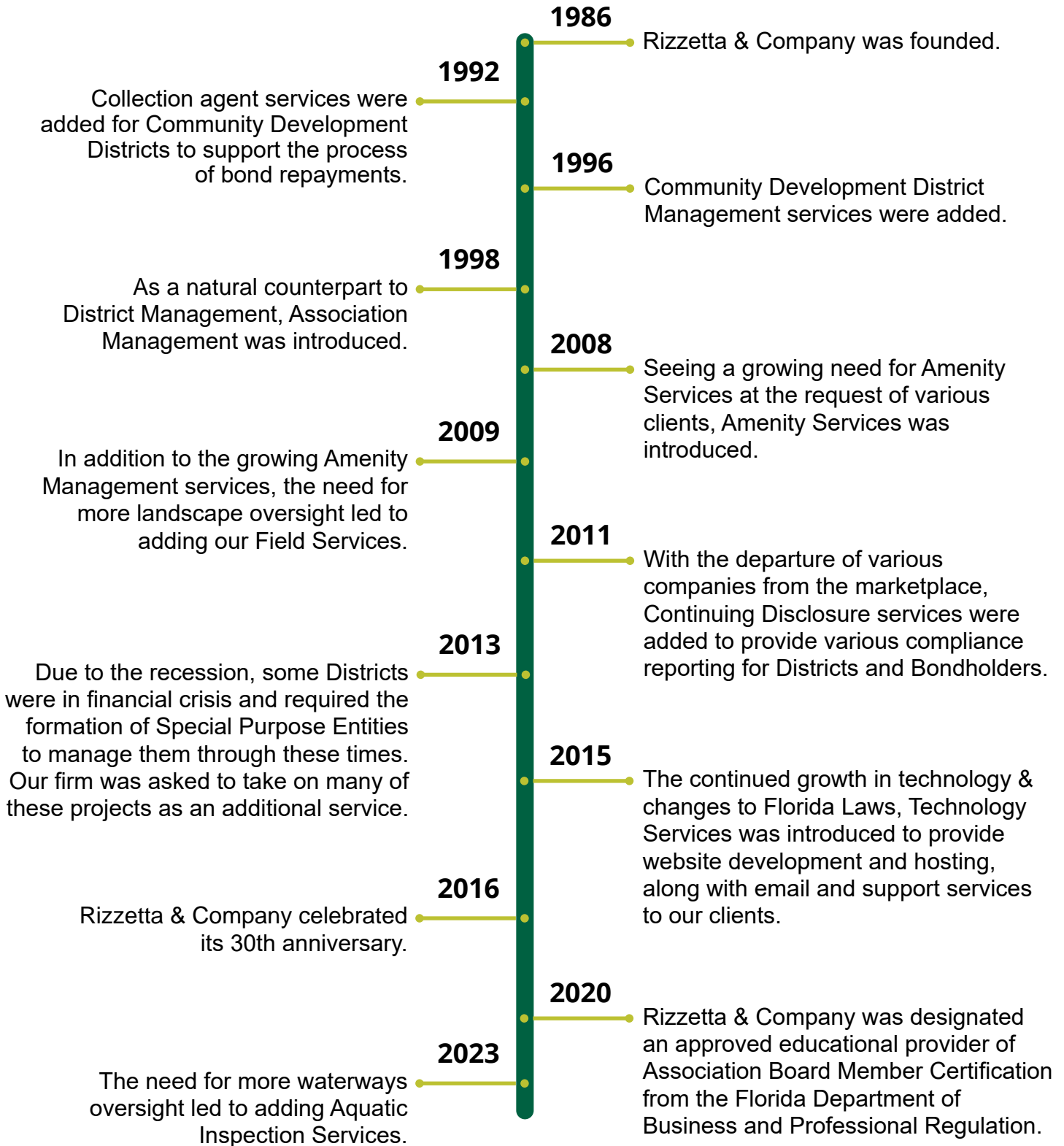


HEADQUARTERS

3434 Colwell Avenue, Suite 200
Tampa, FL 33614



OUR MILESTONES





BY THE NUMBERS



YEARS OF EXPERIENCE
EST. 1986



ASSOCIATION SERVICES CLIENTS



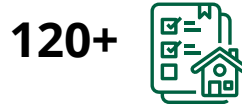
ASSOCIATION SERVICES TEAM MEMBERS



AMENITY SERVICES CLIENTS



AMENITY SERVICES TEAM MEMBERS



DISTRICT SERVICES CLIENTS



DISTRICT SERVICES TEAM MEMBERS

EMPLOYEES BY LOCATION

- Headquarters: 27
- Tampa: 22
- Riverview: 23
- Wesley Chapel: 33
- Fort Myers: 4
- Orlando: 15
- Panama City Beach: 2
- St. Augustine: 11
- On-Site: 100





COMMUNITY SERVICES

LIFE IS

BETTER

WHEN WE CREATE THE LIFESTYLE



AMENITY SERVICES

Amenity Services provides professional onsite management services for amenity facilities in both Community Development Districts and Community Associations that can be customized to fit the needs of a community.

Amenity Services focuses on providing all the amenity staffing needs for a community through dedicated onsite staff designed to handle the day-to-day operational needs of any community so it may thrive at the highest level. A summary of these services is shown below:

- **Pre-Opening Services:** Pre-opening services consist of getting an amenity center ready, from concept to reality. Our dedicated group of professionals will handle everything needed to ensure a successful Grand Opening.
- **Onsite & Personnel Management:** Onsite management services include development of operating procedures and general community maintenance to maintain and improve efficiency. Personnel management services included the selection, supervision, evaluation, and ongoing training of staff.
- **Recreation Management:** Recreation management services provide management and oversight of all recreational assets including managing facility rental spaces.
- **Accountability & Communication:** Onsite staff will complete weekly or monthly reports regarding facility operations and accomplishments.
- **Community Newsletters:** Create informative community emails that are designed to promote activities and provide residents with important community updates.
- **Lifestyle & Events:** Plan and promote events to bring the community together to create memories by providing a variety of innovative programs, activities, and events for residents of all ages. Lifestyle activities for social, educational, instructional, wellness, and recreational programs can be customized for each community to maximize participation and enjoyment.
- **Owner Information:** Maintain detailed records to ensure up-to-date resident information for community amenity access purposes.
- **Maintenance Services:** Complete work orders, preventative maintenance procedures, and facility inspections to ensure all is in good working order. Provide client with proposals for various projects.
- **Facility Appearance:** Ensure all buildings, grounds, and amenities are kept in pristine condition to create a safe and welcoming environment for all residents.



LANDSCAPE INSPECTION SERVICES

We offer an extensive menu of professional field services for both Community Development Districts and Community Associations. Our landscape inspection management team is Green Industries Best Management Practices (GIBMP) certified in the state of Florida. A summary of these services is shown below:

- **Landscape Maintenance Inspections:** Perform grounds inspections, provide the Client with inspection report, notify maintenance contractor about deficiencies in service and obtain proposals for various landscape projects.
- **Landscape Turnover Inspections:** Attend landscape turnover meeting and participate in the inspection on behalf of the Client. Follow up report provided.
- **Landscape and Irrigation Specification Development:** Develop a customized set of standards and specifications based on the Client's needs and budget. Conduct the bidding process, review and prepare a bid tabulation document for the Client. Assist the Client with reviewing the bid tabulation and other pertinent information.
- **Landscape Design:** Landscape designer on staff available for landscape design, landscape enhancements and landscape design consultation in the communities and amenity facilities.
- **Master Task Project Plan for Mature Communities:** Develop a project plan specific to landscape replacement and enhancement for the common grounds and the amenity facility. Emphasis is on maturing landscape in the community and budgeting accordingly.
- **Community Asset Management Plan:** Perform a complete inventory of the Client's assets and provide an inventory report.



WE BUILD MEMORABLE EXPERIENCES

Established in 2008, the Amenity Services division has quickly grown to over 150 full-time and part-time employees and is currently managing over twenty-five amenity facilities throughout Florida.

We provide a wide range of services for facilities in Community Development Districts and Community Associations that are cost-effective and can be customized to meet our client's needs. We are driven by creating experiences that deliver results for your community and exceed what residents expect.

Our Resort-Living Lifestyle concept is about creating memorable experiences by providing innovative programs, and events for residents of all ages. The recreational activities are carefully tailored to each community to maximize engagement and enjoyment.

MISSION STATEMENT

Others manage contracts, we manage relationships.



FIRST-CLASS SERVICE

The working partnership with our clients is at the heart of our success. Whether your community is small or large, our first-class service approach ensures every aspect of the day-to-day operational activities offer unparalleled service with outstanding results so it may thrive at the highest level.

MANAGING RELATIONSHIPS

Rizzetta & Company Amenity Services focuses on relationship management, not just contracts. While working on behalf of our boards to implement and oversee policies, enhancements, and enforcement, we understand resident expectations and work to manage and exceed what residents expect.

TRAINING AND CERTIFICATION

While we know we have the best trained managers in the business, we can prove it. All managers undergo a thorough two-week training process beginning in a regional office with a division manager. Dedicated training managers oversee the new leader's progression with multiple progress testing throughout advancement in multiple training stages. Once training has completed, a final certification test is administered by division leadership and must be passed before the candidate can be allowed to move into a Clubhouse Managers role.

METRICS

While other companies may state they know what is happening property level, none can back that up. We can. Whether finances, property conditions, or division leadership presence on site, we measure everything and make it available to our boards.

ACCOUNTABILITY

Beginning in 2022 we implemented a grueling 160-point based inspection to critique our managers' performance. This inspection sets the standards for our managers against which they are consistently critiqued. All aspects of their responsibilities are measured: conditions of facilities, fiscal management and file retention, human resource policies, procedures, and compliance, and even communication with their respective board members.



DIVISIONAL LEADERSHIP SUPPORT

Our team of division leaders have one responsibility: support our managers. All communities are visited and inspected multiple times each month by one of our upper-level team leaders. This not only ensures we are consistently involved with our communities, but that our leaders have the support they need. These visits are tracked and benchmarked, with inspection documentation retained.

ENGAGEMENT

While we know our managers are available for our board members, so is their leadership team. As a standard for division leadership, we are actively in communication with each board to ensure that we remain available to them. Each month, leadership engages different board members in our communities and invites them to meet for one-on-one discussions about their expectations and how our team is performing. You always have our attention.

BACKED BY EXPERIENCE

Rizzetta & Company Amenity Services division leadership has over 50 years of combined customer service experience, with the majority of that in clubhouse management. Our division leadership team knows what it takes to be successful in a community. The division itself is supported by the Rizzetta name. Bill Rizzetta was part of the team that created Florida's first Community Development District. With over 35 years of experience, Rizzetta is the best in the business. From accounting to vendor management, Amenity Services manages all relationships knowing we have the best experience, knowledge, support, and expertise Rizzetta has to offer.



SCOPE OF SERVICES

While we believe the below staffing proposal allows for the highest rate of success for the community, all staffing and wages are for proposal purposes only. Each are amenable by board before final contract.

INTRODUCTION

Rizzetta & Company, Inc. (“Consultant”) is providing a proposal for professional Amenity Management Services for the Lakeside Community Development District (“District”). These services are listed by the following categories:

- Management
- Personnel
- Responsibilities
- Additional services
- Litigation support services

A detailed description of these services is provided below:

Field Manager

The company will provide the service of a Field Manager that will be on property a minimum of 20 hours per week (Option 1) or 40 per week (Option 2) and will perform the following duties:

- Oversee the operations of the Amenity clubhouse, playground, gazebo and all other CDD owned property.
- Coordinate clubhouse maintenance and service visits by janitorial services.
- Coordinate maintenance/service visits by pool & fountain vendor. Conduct minor repairs.
- Assist with arranging bids and work proposals from contractors.
- Monitor vendor contracts and operations.
- Assist CDD Board in setting rules, procedures, and policies for District facilities.
- Assist with coordinating and planning projects and tasks.
- Maintain inventory of CDD property and assets.
- Attend CDD meeting when requested.
- Work with the District Manager on projects and tasks as needed and prepare reports for presentation to Board of Supervisors.



General Duties for All Staff Members:

- Familiarity with District Rules, Regulations, Policies, Operating Procedures
 - » Full knowledge/awareness of all rules, regulations, or policies of the District.
 - » Prepare any incident or accident reports and forward to the District Manager.
- Enforce the rules, regulations, and policies of the Association.
 - » The Contractor's staff have the authority to have Patrons and others removed from the property when such persons become belligerent, unruly, or in some other way refuse to follow the rules and regulations. Such incidences will be reported promptly to the District.
- Community Relations.
 - » Meet and greet residents and guests.
 - » Handle interactions professionally and forward any questions, concerns, and requests to the District Manager prior to making commitments.
 - » Provide the best possible customer service to maintain a safe and comfortable environment.



AMENITY SERVICES PRICING

SIX MONTHS

OPTION 1: PART-TIME PERSONNEL

Amenity Management Services:

Services will be billed bi-weekly, payable in advance of each bi-week pursuant to the following schedule for the period of one year **April 1 to September 30,2024**.

PERSONNEL:

Field Manager

Part-Time Personnel (20 hours/week)

	<u><i>FY 23-24 Cost</i></u>
Budgeted Personnel Total ⁽¹⁾	\$ 12,395 (\$24,791 annual rate)
General Management and Oversight ⁽²⁾	\$ 5,700 (\$8,500 annual rate)

Total Service Cost	\$ 18,095
---------------------------	------------------

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, full-time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Amenity Services expertise and time in the implementation of the day-to-day scope of services, management oversight, hiring, and training of staff.



AMENITY SERVICES PRICING SIX MONTHS

OPTION 2: FULL-TIME PERSONNEL

Amenity Management Services:

Services will be billed bi-weekly, payable in advance of each bi-week pursuant to the following schedule for the period of one year **April 1 to September 30,2024**.

PERSONNEL:

Field Manager

Full-Time Personnel (40 hours/week)

	<u><i>FY 23-24 Cost</i></u>
Budgeted Personnel Total ⁽¹⁾	\$ 28,575 (\$57,150 annual rate)
General Management and Oversight ⁽²⁾	\$ 5,700 (\$8,500 annual rate)

Total Service Cost	\$ 34,275
---------------------------	------------------

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, full-time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Amenity Services expertise and time in the implementation of the day-to-day scope of services, management oversight, hiring, and training of staff.



ORGANIZATIONAL CHART





LAKESIDE DEDICATED TEAM

MEMBERS

Rizzetta & Company prides itself on the experience and dedication of its collective staff. When you engage Rizzetta, you have a combined group with hundreds of years of experience at your service.



**Michael
Rodriguez**

Michael Rodriguez is our Amenity Services Manager and he oversees and supports the onsite facility management staff. He was named to the position in May 2022. Prior to his current position, he served as the Field Services Manager at the Venetian CDD, Clubhouse Manager at the Mira Bay CDD, Clubhouse Manager at the Meadow Pointe III CDD and as a District Manager.

Prior to joining the Rizzetta team, Mike served 20 years in the U.S. Navy, 12 years as a DoD contractor with Northrop Grumman, was a Board Recording Secretary for the Clerk of the Circuit Court in Hillsborough County and is a co-owner of an event planning business. Mike has a master's degree in Business Administration from Saint Leo University.

Mr. Rodriguez can be reached at 813.933.5571 and mrodriguez@rizzetta.com



**Taylor
Nielsen**

Taylor Nielsen is our Manager of Business Development for Rizzetta & Company and is responsible for development and execution of strategic initiatives aimed at growth and expansion. Prior to this role, Taylor served as a District Manager for accounts in the Hillsborough, Manatee and Pasco Counties.

Before joining the team at Rizzetta & Company, Taylor came from a background of Operations and Brand Management; with over 7 years of experience. During this time, Taylor was working in the tourism hotspot, Orlando, FL among top level management overseeing the largest rental car operation in the world, generating over 100 million in revenues per year.

Taylor received his B.A. from the University of Central Florida, is a licensed Community Association Manager, and licensed Real Estate Sales Associate in Florida.



**Luciano
Mastrionni**

Luciano Mastrionni is Rizzetta & Company’s Vice President of Business Strategy and Development. Luciano oversees and supports the company’s strategic planning processes, development, operations leadership, talent expansion and retention, oversight, and growth. Luciano also oversees the leadership team of the Community Services Division, comprised of the Amenity Services and Landscaping Inspection Services Divisions and Aquatics Services. Additionally, he oversees Rizzetta’s Administrative and Marketing Management teams. In these capacities, Luciano oversees functions, focusing on planning, development, and delivery of all programs, and services.

Before joining our team, Luciano served in hotel general management and asset management for hotel ownership companies including Hilton, Marriott, and IHG hotels, and worked in guest service operations management for The Walt Disney Company for over a decade. Most recently Luciano served in corporate Hotel Management, overseeing new hotel builds, and Task Force General Management oversight, recovering distressed properties for an array of major hotel ownership companies across the United States. Luciano holds his Bachelor of Science in Aeronautics from Embry Riddle Aeronautical University and maintains his Commercial Pilots License with numerous ratings and certifications.

CLIENT REFERENCES

Doug South - Chair

Bexley Community Development District.

Land O’ Lakes, Florida

E: doug.south@brookfieldpropertiesdevelopment.com

W: Bexleycdd.org

Alex Garces - Chair

Triple Creek Community Development District.

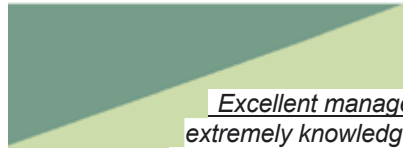
Riverview, Florida

E: boardmember5@triplecreekcdd.com

W: triplecreekcdd.org



WHAT OUR CLIENTS SAY ABOUT US...



Excellent management-- they are extremely knowledgeable and have reputable contacts with vendors. Our facilities are always well kept and staffed. Thank you Rizzetta!

Brandon Tandy



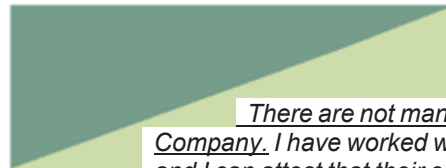
Excellent, customer service, receive fast and very effective help comes from all the staff of this company

Adhemar Moreta



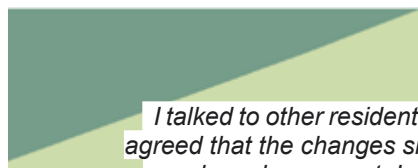
This place looks amazing. Thanks to all staff members

Lisa Trevino



There are not many like Rizzetta and Company. I have worked with them for years, and I can attest that their commitment to their clients is outstanding, yet they are also able to maintain an equal balance with their vendors as well to help aid in the upkeep of such communities.

Sam Ogden



I talked to other residents, and we all have agreed that the changes since Rizzetta took over have been great. I don't think enough happy residents voice their opinion. So, thank you Rizzetta for going above and beyond.

Timothy Brute



Rizzetta is extremely efficient and professional. I have had nothing but good experiences with the staff and our manager. Thank you Rizzetta!

Debbie Jackson



Great event. I love living here!

Darlene Merritt



CUSTOMER

SATISFACTION



A SATISFIED
CUSTOMER
IS THE BEST
BUSINESS
STRATEGY
OF ALL

- Michael LeBoeuf

WE EXCEED

EXPECTATIONS

The single most important factor in being successful is customer satisfaction. We understand that Lakeside has certain unique characteristics. While all have similarities, our success comes from our ability to understand the nuances of each client and adapt our services, as necessary. This approach generates the basis for long-term partnerships with clients we have represented for nearly twenty years. Our service is client-centric while ensuring the district is compliant with state statutes and fulfilling bond-holder obligations.



OUR COMMITMENT TO THE INDUSTRY

As a leader in District Management, we have a responsibility to be aware of industry-related developments and then sharing that knowledge with our clients and peers. We encourage continuing education for all staff and provide the resources needed to attend classes and conferences. Currently, Rizzetta holds memberships in the following professional organizations:

- Association of Florida Community Developers
- Community Associations Institute
- International Society of Arboriculture
- The Northeast Florida Builders Association
- The Greater Tampa Chamber of Commerce
- Florida Government Finance Officers Association
- Florida Nursery, Growers & Landscape Association
- CFO Exchange Group
- Florida Association of Special District
- Leadership Tampa Bay
- Tampa Bay Builders Association
- Urban Land Institute, Tampa Bay
- Visit Tampa Bay

GIVING BACK TO THE COMMUNITY



Rizzetta believes we have a responsibility to give back to the communities in which we operate. We have found the personal rewards of helping far exceeds any investments made.

WE BUILD

PARTNERSHIPS

THAT LAST



Rizzetta & Company

Professionals in Community Management

CORPORATE OFFICE

3434 Colwell Avenue, Suite 200, Tampa, FL 33614

888-208-5008 | rizzetta.com

Municipal Advisor Disclaimer : Rizzetta & Company, Inc., does not represent the Community Development District as a Municipal Advisor or Securities Broker nor is Rizzetta & Company, Inc., registered to provide such services as described in Section 15B of the Securities and Exchange Act of 1934, as amended. Similarly, Rizzetta & Company, Inc., does not provide the Community Development District with financial advisory services or offer investment advice in any form.

Tab 10

Proposal for Additional Services

February 27, 2024

Lakeside Community Development District

Pursuant to contract, the below requested services are requested above and beyond the current Landscape Inspection Services agreement. Below is a description of requested services, estimated required time frame, and estimated total cost of services.

PURPOSE; SCOPE OF SERVICES:

I. The purpose of this proposal for professional irrigation/landscape inspection services (hereinafter referred to as “**Contract**”) is for the Consultant to accompany the landscape maintenance vendor on a single monthly irrigation wet check inspection.

II. **The Service.** The Service Provider agrees to provide the following:

Consultant shall accompany the landscape & irrigation maintenance vendor on a single monthly irrigation wet check inspection to confirm the system is fully operable and providing sufficient water for a thriving landscape. Consultant shall review the landscape & irrigation maintenance vendor’s wet check inspection report to verify it accurately reflects what was inspected.

III. Estimated Time to Complete Services:

(1) One inspection based on a 50-mile round trip (mileage reimbursable commensurate with IRS allowance for mileage at the time of the inspection.)

(1) Complete review of landscape & irrigation maintenance vendor’s wet check inspection report.

9 hours (including drive time)

IV. **Payment Amount.** The Client agrees to pay the Service Provider the following compensation for the Service performed under this Agreement:

- \$125/Hour (\$1,125) based on detailed services above – Part II. The Service.

V. **Additional Terms & Conditions.** This proposal does not include a written report from the Consultant.



Rizzetta & Company

VI. Entire Agreement. This Agreement constitutes the entire agreement between the Parties to its subject matter and supersedes all prior contemporaneous agreements, representations, and understandings of the Parties. No supplement, modification, or amendment of this Agreement shall be binding unless executed in writing by all Parties. This agreement in no way modifies any other Contract for Professional Landscape Inspection Services or non-related Additional Services Proposals.

IN WITNESS WHEREOF, the Parties hereto agree to the above terms and have caused this Agreement to be executed in their names by their duly authorized officers.

Lakeside Community Development District

Client's Signature _____ **Date** _____

Print Name _____

Rizzetta & Co., Inc.

Service Provider's Signature _____ **Date** _____

Print Name _____



Rizzetta & Company

Tab 11

LAKESIDE COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (904) 436-6270

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.lakesidecdd.org

Operation and Maintenance Expenditures December 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from December 1, 2023 through December 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$55,654.09**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Lakeside Community Development District

Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Aquatic Weed Control, Inc.	100299	91090	Aquatic Maintenance 11/23	\$ 2,341.00
Christina Brooks	100305	CB120623	Board of Supervisors Meeting 12/06/23	\$ 200.00
Down and Dirty Pressure Washing	100300	112507	Final Payment - Sidewalk Pressure Washing 11/23	\$ 2,280.90
Florida Design Consultants, Inc.	100296	46117	Engineer Services 10/14/2023 - 11/10/2023	\$ 332.50
Florida Design Consultants, Inc.	100296	46118	Engineer Services - Traffic Calming - 10/14/2023 - 11/10/2023	\$ 505.00
Gordon G Dexter	100306	GD120623	Board of Supervisors Meeting 12/06/23	\$ 200.00
Jack William Koch	100307	JK120623	Board of Supervisors Meeting 12/06/23	\$ 200.00
Kilinski / Van Wyk, PLLC	100309	8199	Legal Services 11/23	\$ 354.00
Kutak Rock, LLP	100297	3309469	Legal Services 10/23	\$ 3,202.50
Kutak Rock, LLP	100310	3325438	Legal Services 11/23	\$ 1,066.50
Lakeside Community Association, Inc.	100301	11302023	Reimbursement For HOA Maintenance Cost Sharing 11/23	\$ 144.59
Linda Ramlot	100308	LR120623	Board of Supervisors Meeting 12/06/23	\$ 200.00
Pine Lake Services, LLC	100302	3143	Mulch Install 11/23	\$ 12,000.00

Lakeside Community Development District

Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pine Lake Services, LLC	100298	3150	Irrigation Repair 11/23	\$ 2,468.86
Pine Lake Services, LLC	100302	3187	Monthly Landscape & Irrigation Services 12/23	\$ 17,499.66
Pine Lake Services, LLC	100311	3275	Tree Removal 12/23	\$ 5,000.00
Poop 911	100312	LS112023	Pet Waste Station Maintenance 11/23	\$ 275.60
Rizzetta & Company, Inc.	100294	INV0000085714	District Management Fees 12/23	\$ 4,961.66
Suncoast Rust Control, Inc.	100295	6309	Commercial Monthly Rust Control Service 11/23	\$ 760.00
Suncoast Rust Control, Inc.	100303	6413	Commercial Monthly Rust Control Service 12/23	\$ 760.00
Times Publishing Company	100304	0000318549 11/29/23	Legal Advertising 11/23	\$ 90.40
Withlacoochee River Electric Cooperative, Inc.	ACH	Electric Summary 11/23 ACH	Electric Summary 11/23	<u>\$ 810.92</u>
Report Totals				<u>\$ 55,654.09</u>



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
11/30/2023	91090

Bill To
Lakeside CDD c/o Rizzetta & Company, Inc. 5844 Old Pasco Road, Ste 100 Wesley Chapel, FL 33544

Customer P.O. No.	Payment Terms	Due Date
	Net 30	12/30/2023

Description	Amount
Initial waterway service for 15 ponds, cabbage slough pond and 3 sump areas @ \$2,341/mo. Completed 11/30/2023	2,341.00
	12.04.23

Thank you for your business.

Total	\$2,341.00
Payments/Credits	\$0.00
Balance Due	\$2,341.00

Lakeside CDD
Meeting Date: December 6, 2023

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Ron Hale	No
Linda Ramlot	Yes
Christina Brooks	Yes
Gordon Dexter	Yes
Jack Koch	Yes

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

12.06.23

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:00am
Meeting End Time:	12:04pm
Total Meeting Time:	2.04

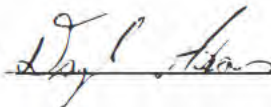
Time Over (3) Hours:	
----------------------	--

Total at \$175 per Hour:	
--------------------------	--

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.655
Mileage to Charge	\$0.00

DM Signature: 



Craig Baddorf
13042 Terrace Springs dr Temple Terrace, Fl 33637
813-957-5243
downanddirtypressurewashing19@yahoo.com

Lakeside CDD
Rizzetta and company
5844 old pasco rd
suite 100 Wesley Chapel fl 33544
c/o Darryl Adanms & Diane Kronick

Date 11/30/2023

invoice # 112507

Pressure wash all sidewalks listed on map provided
for lakeside cdd common area's

Fee \$ 2280.90

11.30.23

**Disclaimer: 1.) Estimates are valid for 60 days unless otherwise agreed upon in writing. 2.) Upon acceptance of estimate any additional services requested by you that are not covered by the original estimate shall incur additional charges, unless otherwise agreed upon in writing. 3.) Unless explicitly agreed prior to commencement of work, payment will be due in full upon completion of the work or services provided. 4.) Unless notified in writing of a 30 day payment option payment will be due within 10 day's of completion and invoice received or a 10% late fee of balance owed will be applied each month until payment is received. 5.) All deposits are non refundable . 6.) If legal action is required customer is responsible for all legal fee's. **

Down and Dirty Pressure Washing shall not be held responsible for any loss or damage to property, materials or individuals caused by the personal actions of the customer or other household members or guests before, during or after such work has been carried out.



**FLORIDA DESIGN
CONSULTANTS, INC.**
— THINK IT. ACHIEVE IT. —

INVOICE

Remit To:
20525 Amberfield Drive, Suite 201
Land O Lakes, FL 34638

Bill To: Lakeside Community Development District
c/o Rizzetta & Company
3434 Colwell Avenue, Suite 200
Tampa, FL 33614
cddinvoice@rizzetta.com
dbwallace@rizzetta.com

Date: November 22, 2023
Project Number: 552-0005
Invoice Number: 46117
Invoice Period: 10/14/2023 to 11/10/2023

Project: Lakeside CDD

SERVICES PERFORMED:

CDD Engineer's Services (0900)

- Miscellaneous engineering services
- Prepare for and attend board meeting

Description	Hours	Rate	Cost
Vice President	1.75	\$190.00	\$332.50

Total Invoice Amount: \$332.50

11.27.23

David Fleeman, P.E.



**FLORIDA DESIGN
CONSULTANTS, INC.**
— THINK IT. ACHIEVE IT. —

INVOICE

Remit To:
20525 Amberfield Drive, Suite 201
Land O Lakes, FL 34638

Bill To: Lakeside Community Development District
c/o Rizzetta & Company
3434 Colwell Avenue, Suite 200
Tampa, FL 33614
cddinvoice@rizzetta.com
dbwallace@rizzetta.com

Date: November 22, 2023
Project Number: 552-0005
Invoice Number: 46118
Invoice Period: 10/14/2023 to 11/10/2023

Project: Lakeside CDD

SERVICES PERFORMED:

2023 Traffic Calming (0902)

- Coordinate plans with CDD and Pasco County

Description	Hours	Rate	Cost
Vice President	1.00	\$190.00	\$190.00
Project Engineer	1.50	\$135.00	\$202.50
Permit Coordinator	2.25	\$50.00	\$112.50
		Subtotal:	\$505.00

Total Invoice Amount: \$505.00

11.27.23

David Fleeman, P.E.



KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

Lakeside CDD
5844 Old Pasco Rd. Suite 100
Wesley Chapel, FL 33544

INVOICE

Invoice # 8199
Date: 12/08/2023
Due On: 01/07/2024

Lakeside CDD -01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	MH	11/13/2023	Prepare and send agreement for pressure washing services.	0.50	\$295.00	\$147.50
Service	MH	11/14/2023	Review and respond to vendor correspondence regarding insurance requirements; confer with District Manager regarding same.	0.40	\$295.00	\$118.00
Service	MH	11/22/2023	Review December agenda items.	0.30	\$295.00	\$88.50
					Total	\$354.00

12.13.23

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
8199	01/07/2024	\$354.00	\$0.00	\$354.00
			Outstanding Balance	\$354.00
			Total Amount Outstanding	\$354.00

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

November 10, 2023

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Reference: Invoice No. 3309469

Client Matter No. 11323-1

Notification Email: eftgroup@kutakrock.com

Lynn Hayes
Lakeside CDD
Rizzetta & Company
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3309469

11323-1

Re: General

For Professional Legal Services Rendered

10/02/23	K. John	1.80	477.00	Review agenda; prepare board meeting materials
10/02/23	M. Rigoni	0.20	55.00	Correspondence with Board members regarding irregular pond bank mowing resolution
10/03/23	M. Eckert	0.40	158.00	Prepare for board meeting
10/04/23	M. Eckert	1.30	513.50	Prepare for and attend board meeting
10/04/23	K. John	1.00	265.00	Prepare for and attend Board meeting
10/05/23	K. John	0.70	185.50	Follow up from board meeting
10/06/23	K. John	0.90	238.50	Prepare AWC agreement
10/10/23	K. John	0.60	159.00	Prepare aquatic maintenance agreement and confer with Adams
10/13/23	K. John	0.20	53.00	Review outstanding district items and confer with Liggett and Adams
10/17/23	M. Eckert	0.20	79.00	Confer with Adams regarding RedTree status
10/24/23	M. Eckert	0.20	79.00	Review Pasco County Property Appraiser website and calculate towing distance; confer with Adams

KUTAK ROCK LLP

Lakeside CDD

November 10, 2023

Client Matter No. 11323-1

Invoice No. 3309469

Page 2

10/24/23	K. John	0.70	185.50	Prepare pond bank maintenance resolution
10/25/23	M. Eckert	0.30	118.50	Prepare for board meeting
10/25/23	K. John	2.40	636.00	Review draft agenda and action item list; prepare pond bank resolution and AWC agreement; confer with Roman and Adams

TOTAL HOURS 10.90

TOTAL FOR SERVICES RENDERED \$3,202.50

TOTAL CURRENT AMOUNT DUE \$3,202.50

11.10.23

KUTAK ROCK LLP

TALLAHASSEE, FLORIDA

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

December 12, 2023

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

Reference: Invoice No. 3325438

Client Matter No. 11323-1

Notification Email: eftgroup@kutakrock.com

Lynn Hayes
Lakeside CDD
Rizzetta & Company
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3325438

11323-1

Re: General

For Professional Legal Services Rendered

11/01/23	M. Eckert	2.70	1,066.50	Prepare for and attend board meeting
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TOTAL HOURS	2.70
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TOTAL FOR SERVICES RENDERED	\$1,066.50
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TOTAL CURRENT AMOUNT DUE	<u>\$1,066.50</u>
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12.12.23

SERVICE INVOICE

Lakeside Community Association, Inc.

c/o Rizzetta & Company

3434 Colwell Ave
Suite 200

P: (813) 514 - 0400

Tampa, FL 33614

Email: jrivera@rizzetta.com

INVOICE NUMBER: 11302023

INVOICE DATE: 11/30/2023

SERVICE MONTH: November

DATE DUE: Upon Receipt

BILL TO: LAKESIDE CDD

PHONE: 813-428-7067

INVOICE FOR: Cost Share Agreement

ADDRESS: 5844 Old Pasco Road

FAX: -

Suite 100

E-MAIL: cddinvoice@rizzetta.com

Wesley Chapel, FL 33544

CONTACT: AP Department

DATE	DESCRIPTION	RATE PER HOUR	HOURS	TOTAL LABOR	WORKERS COMP	TOTAL
11/10/2023	Hudson Ave, Enterance - Trash Pick Up	\$21.26	2.75	\$58.47	\$32.97	\$91.44
11/18/2023	Hudson Ave, Enterance - Trash Pick Up	\$21.26	2.5	\$53.15		\$53.15
		\$21.26	0	\$0.00		\$0.00
			0	\$0.00		\$0.00

Invoice Subtotal \$144.59

Make all checks payable to Lakeside Community Association, Inc.

TOTAL \$144.59

11.30.23

TIME SHEET

MONTH OF: November 2023

RIZZETTA & COMPANY

Lakeside Community Association - CDD
13739 Lakemont Drive
Hudson, FL 34669

EMPLOYEE NAME: Billy C Brudjorn

TITLE: Maintenance

EMPLOYEE NUMBER:

STATUS:

DEPARTMENT: Lakeside

SUPERVISOR: Tony

DATE	START TIME	END TIME	WORK COMPLETED	TOTAL HOURS
Date: <u>11-10-23</u>	<u>1145</u>	<u>225</u>	<u>Hudson Ave, Entrance</u>	<u>2h 45min</u>
Date:			<u>NPS. Pick up trash</u>	
Date: <u>11-18-23</u>	<u>1247</u>	<u>316</u>	<u>Hudson Ave, Entrance</u>	<u>2h 31min</u>
Date:			<u>Lakemont Pick up trash</u>	
Date:				
Date:				
Date:				
Date:				
MONTHLY TOTAL				<u>5h 16min</u>

EMPLOYEE SIGNATURE: B. Brudjorn

DATE: 11-29-23

SUPERVISOR SIGNATURE:

DATE:



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
11/10/23	3143
Terms	Due Date
Net 30	12/10/23

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$12,000.00	\$12,000.00

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$12,000.00	\$0.00	\$12,000.00
	Mulch Install		\$12,000.00	\$0.00	\$12,000.00
	Total		\$12,000.00	\$0.00	\$12,000.00

11.10.23



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
11/10/23	3150
Terms	Due Date
Net 30	12/10/23

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$2,468.86	\$2,468.86

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$2,468.86	\$0.00	\$2,468.86

Pine Lake Services, LLC would like to thank you for the opportunity to bid. We look forward to working with you on this project. If you have any questions, please feel free to contact us at any time at projects@pinelakenurseryinc.com or (813) 948-4736.

Repairs found after the initial inspection and repairs completed from that initial inspection. During the repairs from the initial inspection there were many zones found that were not connected to the clocks. These zones were being operated by battery clocks attached at the valve, and some of the battery clocks were not operational. Some of these zones were also shut off at the valve by the manual flow control. We are working to get these zones operating from the clocks and

functioning properly. Once these zones are operational there may be additional repairs needed.

<i>Irrigation Enhancement</i>	\$2,468.86	\$0.00	\$2,468.86
Total	\$2,468.86	\$0.00	\$2,468.86

11.10.23



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
11/30/23	3187
Terms	Due Date
Net 30	12/30/23

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$17,499.66	\$17,499.66

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#2533 - Lakeside Community Development 6.23 December 2023		\$14,633.00	\$0.00	\$14,633.00
	#2627 - Lakeside IRRIGATION ONLY CONTRACT December 2023		\$1,700.00	\$0.00	\$1,700.00
	#2736 - Lakeside Community Development 8.23 wetlands D & E December 2023		\$1,166.66	\$0.00	\$1,166.66
Total			\$17,499.66	\$0.00	\$17,499.66

11.30.23



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
12/20/23	3275
Terms	Due Date
Net 30	01/19/24

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$5,000.00	\$5,000.00

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$5,000.00	\$0.00	\$5,000.00

Remove 7 Birch Trees. 2 from
Pond 3 and 5 from Pond 4 and
grind stumps.

	<i>Remove 7 Birch Trees</i>		\$5,000.00	\$0.00	\$5,000.00
Total			\$5,000.00	\$0.00	\$5,000.00

12.20.23



POOP 911 Tampa
 PO Box 1928
 New Port Richey FL 34656

Lakeside CDD

Invoice LS112023

Description of services		Date: November 2023
<i>Description</i>		Unit Price Weekly / monthly
Weekly maintenance for 8 pet waste stations: once weekly pet waste stations will be emptied and pick up bags replenished (8K bags annually) Additional pick up bags may be needed and can be purchased. Community dumpster will be used when available for weekly service.	8 @ 7.95	\$63.60/\$275.60
	Amount due Monthly	\$275.60

12.11.23

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
12/1/2023	INV0000085714

Bill To:

LAKESIDE CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
December	Upon Receipt	00235

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,392.33	\$1,392.33
Administrative Services	1.00	\$417.75	\$417.75
Email Accounts, Admin & Maintenance	5.00	\$20.00	\$100.00
Financial & Revenue Collections	1.00	\$464.08	\$464.08
Landscape Consulting Services	1.00	\$875.00	\$875.00
Management Services	1.00	\$1,412.50	\$1,412.50
Website Compliance & Management	1.00	\$100.00	\$100.00
Landscape Consulting Services - Oct & Nov Adj.	2.00	\$100.00	\$200.00
			11.27.23
Subtotal			\$4,961.66
Total			\$4,961.66

Suncoast Rust Control, Inc.

**8040 118th Avenue North
Largo, FL 33773**

INVOICE

Date	Invoice #
11/1/2023	06309
Terms	P.O. No.
Net 30	
Due Date	Sales Rep
12/1/2023	

Bill To
Lakeside CDD C/o Rizzetta & Company 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Qty.	Item	Description	Rate	Amount
1	Commercial Service	Commercial: Monthly rust control service and solution for previous month.	760.00	760.00
		11.03.23		

Thank you for your business.

Total: \$760.00

Balance Due \$760.00

Phone #	Fax #	E-Mail	Web Site
833-4NO-RUST	727-541-4006	admin@suncoastrust.com	www.suncoastrust.com

Suncoast Rust Control, Inc.

**8040 118th Avenue North
Largo, FL 33773**

INVOICE

Date	Invoice #
12/1/2023	06413
Terms	P.O. No.
Net 30	
Due Date	Sales Rep
12/31/2023	

Bill To
Lakeside CDD C/o Rizzetta & Company 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Qty.	Item	Description	Rate	Amount
1	Commercial Service	Commercial: Monthly rust control service and solution for previous month.	760.00	760.00
			12.04.23	
Thank you for your business.			Total:	\$760.00

Balance Due	\$760.00
--------------------	----------

Phone #	Fax #	E-Mail	Web Site
833-4NO-RUST	727-541-4006	admin@suncoastrust.com	www.suncoastrust.com

Tampa Bay Times

tampabay.com

Times Publishing Company
DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

Fed Tax ID 59 0482470

ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
11/29/23		LAKESIDE CDD	
Billing Date	Sales Rep	Customer Account	
11/29/2023	Deirdre Bonett	117744	
Total Amount Due		Ad Number	
\$90.40		0000318549	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
11/29/23	11/29/23	0000318549	Times	Legals CLS	Regular Meeting	1	2x37 L	\$86.40
11/29/23	11/29/23	0000318549	Tampabay.com	Legals CLS	Regular Meeting AffidavitMaterial	1	2x37 L	\$0.00 \$4.00

RECEIVED
DEC 04 2023

12.04.23

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Toll Free Phone: 1 (877) 321-7355

ADVERTISING INVOICE

Thank you for your business.

Advertising Run Dates		Advertiser Name	
11/29/23		LAKESIDE CDD	
Billing Date	Sales Rep	Customer Account	
11/29/2023	Deirdre Bonett	117744	
Total Amount Due		Ad Number	
\$90.40		0000318549	

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO:

TIMES PUBLISHING COMPANY

REMIT TO:

LAKESIDE CDD

ATTN: RIZZETTA & COMPANY, INC. -AP

3434 COLWELL AVE STE 200

TAMPA, FL 33614

Times Publishing Company

DEPT 3396

PO BOX 123396

DALLAS, TX 75312-3396

Tampa Bay Times
Published Daily

RECEIVED
DEC 04 2023

STATE OF FLORIDA
COUNTY OF Pasco

}ss

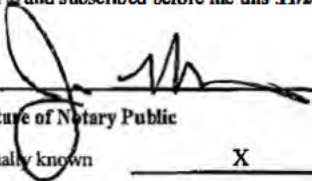
Before the undersigned authority personally appeared **Dairdre Bonett** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Regular Meeting** was published in said newspaper by print in the issues of: **11/29/23** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Pasco County, Florida** and that the said newspaper has heretofore been continuously published in said **Pasco County, Florida** each day and has been entered as a second class mail matter at the post office in said **Pasco County, Florida** for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Signature Affiant

Sworn to and subscribed before me this **11/29/2023**



Signature of Notary Public

Personally known X or produced identification

Type of identification produced _____

NOTICE OF REGULAR MEETING
LAKESIDE COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of Lakeside Community Development District will hold their regular meeting on December 6, 2023, at 10:00 a.m. at the offices of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Wesley Chapel, Suite 100, Tampa, Florida 33544. Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities.

There may be occasions when one or more Supervisors will participate by telephone. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 994-1001, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

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

Daryl Adams
District Manager
Run Date: 11/29/2023

0000318549



Withlacoochee River Electric Cooperative, Inc.
for Lakeside CDD

Electric Summary 11/23 Auto Pay
Service Dates: 11/03/23-12/05/23

Account #	Invoice Date	Amount	Due Date	Service Address	GL Code	Object Code
1544099	12/8/2023	\$77.99	1/3/2024	13815 Crestlake Dr. Well	53100	4301
1544100	12/8/2023	\$63.93	1/3/2024	13633 Lakemont Dr. Well	53100	4301
1544101	12/8/2023	\$255.41	1/3/2024	13324 Hudson Ave -LIGHTS Six Poles	53100	4307
1544102	12/8/2023	\$124.13	1/3/2024	13324 Hudson Ave B	53100	4301
1544103	12/8/2023	\$42.10	1/3/2024	13324 Hudson Ave C	53100	4301
1544104	12/8/2023	\$42.66	1/3/2024	13324 Hudson Ave D	53100	4301
1544105	12/8/2023	\$41.18	1/3/2024	13647 Eastfork Lane Irrig	53100	4301
1544106	12/8/2023	\$42.10	1/3/2024	13324 Hudson Ave F	53100	4301
1544107	12/8/2023	\$40.63	1/3/2024	13624 Eastfork Lane Irrig	53100	4301
1544108	12/8/2023	\$40.16	1/3/2024	13324 Hudson Ave A	53100	4301
1544109	12/8/2023	\$40.63	1/3/2024	13510 Crest Lake Dr. Irrig	53100	4301
Total						
Grand Total		\$810.92		001-53100-4301	\$555.51	
				001-53100-4307	\$255.41	

12.11.23



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544099** Cycle 06
Meter Number 59783096
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **77.99**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13815 CREST LAKE DR
Service Description WELL
Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	85994	12/05	86403				409

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	13
Nov 2023	29	43
Dec 2022	33	31

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 155.95
Payment 155.95CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 409 KWH @ 0.05017 20.52
Fuel Adjustment 409 KWH @ 0.04000 16.36
FL Gross Receipts Tax 1.95

Total Current Charges 77.99
Total Due E.F.T. 77.99

12.11.23



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY

Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544099 BP06
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	77.99
DO NOT PAY	

000154409900000779900000779909



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544100** Cycle 06
Meter Number 54541332
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **63.93**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13633 LAKEMONT DR
Service Description WELL
Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	26001	12/05	26258				257

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	8
Nov 2023	29	8
Dec 2022	33	5

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 61.07
Payment 61.07CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 257 KWH @ 0.05017 12.89
Fuel Adjustment 257 KWH @ 0.04000 10.28
FL Gross Receipts Tax 1.60

Total Current Charges 63.93
Total Due E.F.T. 63.93

12.11.23



1 0 3 4 5 0 2 2

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*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY

Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544100
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

BP06

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	63.93
DO NOT PAY	

000154410000000639300000639308



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544101** Cycle 06
Meter Number 336835519
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **255.41**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description LIGHTS
Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	8741	12/05	8957				216

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	7
Nov 2023	29	6
Dec 2022	33	10

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 252.45
Payment 252.45CR
Balance Forward 0.00



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Customer Charge	39.16
Energy Charge 216 KWH @ 0.05017	10.84
Fuel Adjustment 216 KWH @ 0.04000	8.64
Light Energy Charge	1.68
Light Support Charge	2.94
Light Maintenance Charge	55.68
Light Fixture Charge	68.70
Light Fuel Adj 150 KWH @ 0.04000	6.00
Poles (QTY 6)	60.00
FL Gross Receipts Tax	1.77
Total Current Charges	255.41
Total Due	255.41

*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

12.11.23

Lights/Poles	Type/Qty	Type/Qty
	212 6	960 6

DO NOT PAY
Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544101
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

BP06

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	255.41
DO NOT PAY	

000154410100002554100002554101



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544102** Cycle 06
 Meter Number 40537098
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **12/08/2023**
 Amount Due **124.13**
 Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description ENTRANCE
 Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	11129	12/05	12037				908

Comparative Usage Information
Average kWh

Period	Days	Per Day
Dec 2023	32	28
Nov 2023	29	31
Dec 2022	33	12

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 124.32
 Payment 124.32CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 908 KWH @ 0.05017 45.55
 Fuel Adjustment 908 KWH @ 0.04000 36.32
 FL Gross Receipts Tax 3.10

Total Current Charges 124.13
 Total Due E.F.T. 124.13

12.11.23



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY
 Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544102 BP06
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	124.13
DO NOT PAY	

000154410200001241300001241307



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544103** Cycle 06
 Meter Number 40537157
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **12/08/2023**
 Amount Due **42.10**
 Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description LIGHTS
 Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	6092	12/05	6113				21

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	1
Nov 2023	29	1
Dec 2022	33	1

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 42.01
 Payment 42.01CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 21 KWH @ 0.05017 1.05
 Fuel Adjustment 21 KWH @ 0.04000 0.84
 FL Gross Receipts Tax 1.05

Total Current Charges 42.10
 Total Due E.F.T. 42.10

12.11.23



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY
 Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544103 BP06
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	42.10
DO NOT PAY	

000154410300000421000000421009



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544104** Cycle 06
Meter Number 24309316
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **42.66**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description LIGHTS
Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	6550	12/05	6577				27

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	1
Nov 2023	29	1
Dec 2022	33	1

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 42.47
Payment 42.47CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 27 KWH @ 0.05017 1.35
Fuel Adjustment 27 KWH @ 0.04000 1.08
FL Gross Receipts Tax 1.07

Total Current Charges 42.66
Total Due E.F.T. 42.66

12.11.23



1 0 3 4 5 0 2 2

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*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY

Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544104 BP06
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	42.66
DO NOT PAY	

000154410400000426600000426600



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544105** Cycle 06
Meter Number 12048492
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **41.18**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description LIGHTS
Service Classification General Service Non Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
11/03	4757	12/05	4768				11	

Comparative Usage Information

Period	Days	Per Day
Dec 2023	32	0
Nov 2023	29	0
Dec 2022	33	0

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 41.09
Payment 41.09CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 11 KWH @ 0.05017 0.55
Fuel Adjustment 11 KWH @ 0.04000 0.44
FL Gross Receipts Tax 1.03

Total Current Charges 41.18
Total Due E.F.T. 41.18

12.11.23



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

*** Capital Credit Refund *** This bill may include a credit "CC Retirement Credit". If you have more than one active account, you may receive a check by the end of December. Sharing this credit with you is a benefit of being a Member-Owner. See Member News for details.

DO NOT PAY

Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544105
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

BP06

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	41.18
DO NOT PAY	

000154410500000411800000411804



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544106** Cycle 06
Meter Number 24309317
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **42.10**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description LIGHTS
Service Classification General Service Non Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
11/03	5132	12/05	5153				21	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	1
Nov 2023	29	1
Dec 2022	33	1

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 41.92
Payment 41.92CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 21 KWH @ 0.05017 1.05
Fuel Adjustment 21 KWH @ 0.04000 0.84
FL Gross Receipts Tax 1.05

Total Current Charges 42.10
Total Due E.F.T. 42.10

12.11.23



1 0 3 4 5 0 2 2

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DO NOT PAY

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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544106 BP06
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	42.10
DO NOT PAY	

000154410600000421000000421002



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544107** Cycle 06
 Meter Number 24309355
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **12/08/2023**
 Amount Due **40.63**
 Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13624 EASTFORK LN
 Service Description IRRIGATION
 Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	600	12/05	605				5

Comparative Usage Information
Average kWh

Period	Days	Per Day
Dec 2023	32	0
Nov 2023	29	0
Dec 2022	33	0

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.63
 Payment 40.63CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 5 KWH @ 0.05017 0.25
 Fuel Adjustment 5 KWH @ 0.04000 0.20
 FL Gross Receipts Tax 1.02

Total Current Charges 40.63
 Total Due E.F.T. 40.63

12.11.23



1 0 3 4 5 0 2 2

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DO NOT PAY
 Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544107 BP06
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614 8390

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	40.63
DO NOT PAY	

000154410700000406300000406303



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544108** Cycle 06
Meter Number 24309353
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **40.16**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13647 EASTFORK LN
Service Description IRRIGATION
Service Classification General Service Non Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	47	12/05	47				0

Comparative Usage Information
Average kWh

Period	Days	Per Day
Dec 2023	32	0
Nov 2023	29	0
Dec 2022	33	0

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.16
Payment 40.16CR
Balance Forward 0.00

Customer Charge 39.16
FL Gross Receipts Tax 1.00

Total Current Charges 40.16
Total Due 40.16

E.F.T.

12.11.23



1 0 3 4 5 0 2 2

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DO NOT PAY
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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544108
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

BP06

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	40.16
DO NOT PAY	

000154410800000401600000401605



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544109** Cycle **06**
Meter Number **24309354**
Customer Number **10345022**
Customer Name **LAKESIDE CDD**
F P WILLIAMS

Bill Date **12/08/2023**
Amount Due **40.63**
Current Charges Due **01/03/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address **13510 CREST LAKE DR**
Service Description **IRRIGATION**
Service Classification **General Service Non Demand**

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
11/03	462	12/05	467				5

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Dec 2023	32	0
Nov 2023	29	0
Dec 2022	33	0

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.53
Payment 40.53CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 5 KWH @ 0.05017 0.25
Fuel Adjustment 5 KWH @ 0.04000 0.20
FL Gross Receipts Tax 1.02

Total Current Charges 40.63
Total Due **E.F.T.** 40.63

12.11.23



1 0 3 4 5 0 2 2

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Total amount will be electronically transferred on or after 12/22/2023.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 12/08/2023

District: BP06

Use above space for address change ONLY.

1544109
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614 8390

BP06

Electronic Funds Transfer on or after	12/22/2023
TOTAL CHARGES DUE	40.63
DO NOT PAY	

000154410900000406300000406309

LAKESIDE COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (904) 436-6270

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.lakesidecdd.org

Operation and Maintenance Expenditures January 2024 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2024 through January 31, 2024. This does not include expenditures previously approved by the Board.

The total items being presented: **\$42,097.71**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Lakeside Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2024 Through January 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Aquatic Weed Control, Inc.	100320	92163	Aquatic Maintenance 12/23	\$ 2,341.00
Aquatic Weed Control, Inc.	100331	92435	Aquatic Maintenance 01/24	\$ 2,341.00
Christina Brooks	100316	CB010324	Board of Supervisors Meeting 01/03/24	\$ 200.00
Disclosure Services, LLC	100321	5-235	Amortization Schedule S2015 11/23	\$ 100.00
Florida Design Consultants, Inc.	100322	46241	Engineer Services 11/11/2023-12/15/2023	\$ 475.00
Florida Design Consultants, Inc.	100322	46242	Engineer Services - Traffic Calming - 11/11/23-12/15/23	\$ 597.50
Gordon G Dexter	100317	GD010324	Board of Supervisors Meeting 01/03/24	\$ 200.00
Jack William Koch	100318	010324 Koch	Reimbursement for Notary of CDD Documents 01/24	\$ 25.00
Jack William Koch	100318	JK010324	Board of Supervisors Meeting 01/03/24	\$ 200.00
Kilinski / Van Wyk, PLLC	100323	8403	Legal Services 12/23	\$ 1,999.01
Lakeside Community Association, Inc.	100330	12312023	Reimbursement For HOA Maintenance Cost Sharing 12/23	\$ 86.12
Linda Ramlot	100319	LR010324	Board of Supervisors Meeting 01/03/24	\$ 200.00
Pine Lake Services, LLC	100324	3356	Monthly Irrigation Services 01/24	\$ 2,866.65

Lakeside Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2024 Through January 31, 2024

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pine Lake Services, LLC	100324	3370	Monthly Landscape 01/24	\$ 14,633.00
Pine Lake Services, LLC	100328	3404	Install Annuals 01/24	\$ 2,620.25
Rizzetta & Company, Inc.	100314	INV0000086359	Annual Dissemination Services 01/24	\$ 6,000.00
Rizzetta & Company, Inc.	100313	INV0000086435	District Management Fees 01/24	\$ 4,761.66
Romaner Graphics	100329	22026	Wall Column Repair 01/24	\$ 250.00
Scoopy Poopy Doo, LLC	100325	7251	Weekly Pet Waste Stations 01/24	\$ 252.95
Scoopy Poopy Doo, LLC	100332	7397	Weekly Pet Waste Stations 01/24	\$ 252.95
Suncoast Rust Control, Inc.	100326	06518	Commercial Monthly Rust Control Service 01/24	\$ 760.00
Times Publishing Company	100327	0000322545 12/27/23	Legal Advertising 12/23	\$ 90.40
Withlacoochee River Electric Cooperative, Inc.	ACH	Electric Summary 12/23	Electric Summary 12/23	<u>\$ 845.22</u>
Report Totals				<u>\$ 42,097.71</u>



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
12/31/2023	92163

Bill To
Lakeside CDD c/o Rizzetta & Company, Inc. 5844 Old Pasco Road, Ste 100 Wesley Chapel, FL 33544

Customer P.O. No.	Payment Terms	Due Date
	Net 30	1/30/2024

Description	Amount
Waterway service for 15 ponds, cabbage slough pond and 3 sump areas @ \$2,341/mo. Completed 12/27/2023	2,341.00

RECEIVED
01.15.24

Thank you for your business.

Total	\$2,341.00
Payments/Credits	\$0.00
Balance Due	\$2,341.00



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
1/26/2024	92435

Bill To
Lakeside CDD c/o Rizzetta & Company, Inc. 5844 Old Pasco Road, Ste 100 Wesley Chapel, FL 33544

Customer P.O. No.	Payment Terms	Due Date
	Net 30	2/25/2024

Description	Amount
Monthly waterway service for 15 ponds, cabbage slough pond and 3 sump areas.	2,341.00

RECEIVED
01.29.24

Thank you for your business.

Total	\$2,341.00
Payments/Credits	\$0.00
Balance Due	\$2,341.00

Lakeside CDD
Meeting Date: January 3, 2024

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Vacant	
Linda Ramlot	Yes
Christina Brooks	Yes
Gordon Dexter	Yes
Jack Koch	Yes

RECEIVED
 01.04.24

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	6:00pm
Meeting End Time:	6:55pm
Total Meeting Time:	

Time Over (3) Hours:	
----------------------	--

Total at \$175 per Hour:	
--------------------------	--

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.655
Mileage to Charge	\$0.00

DM Signature: 

Disclosure Services LLC

1005 Bradford Way
Kingston, TN 37763

Invoice

Date	Invoice #
9/28/2023	5

Bill To
Lakeside CDD C/O Rizzetta & Company 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Terms	Due Date
Net 30	10/28/2023

Description	Amount
Amortization Schedule Series 2015 11-1-23 Prepay \$5,000	100.00
RECEIVED 01.09.24	

Total	\$100.00
Payments/Credits	\$0.00
Balance Due	\$100.00

Phone #
865-717-0976

E-mail
tcarter@disclosureservices.info



**FLORIDA DESIGN
CONSULTANTS, INC.**
— THINK IT. ACHIEVE IT. —

INVOICE

Remit To:
20525 Amberfield Drive, Suite 201
Land O Lakes, FL 34638

Bill To: Lakeside Community Development District
c/o Rizzetta & Company
3434 Colwell Avenue, Suite 200
Tampa, FL 33614
cddinvoice@rizzetta.com
dbwallace@rizzetta.com

Date: December 29, 2023
Project Number: 552-0005
Invoice Number: 46241
Invoice Period: 11/11/2023 to 12/15/2023

Project: Lakeside CDD

SERVICES PERFORMED:

CDD Engineer's Services (0900)

- Miscellaneous engineering services
- Prepare for and attend board meeting

Description	Hours	Rate	Cost
Vice President	2.50	\$190.00	\$475.00

Total Invoice Amount: \$475.00

RECEIVED
01.03.24

David Fleeman, P.E.



**FLORIDA DESIGN
CONSULTANTS, INC.**
— THINK IT. ACHIEVE IT. —

INVOICE

Remit To:
20525 Amberfield Drive, Suite 201
Land O Lakes, FL 34638

Bill To: Lakeside Community Development District
c/o Rizzetta & Company
3434 Colwell Avenue, Suite 200
Tampa, FL 33614
cddinvoice@rizzetta.com
dbwallace@rizzetta.com

Date: December 29, 2023
Project Number: 552-0005
Invoice Number: 46242
Invoice Period: 11/11/2023 to 12/15/2023

Project: Lakeside CDD

SERVICES PERFORMED:

2023 Traffic Calming (0902)

- Coordinate plans with CDD and Pasco County

Description	Hours	Rate	Cost
Project Engineer	4.00	\$140.00	\$560.00
Permit Coordinator	0.75	\$50.00	\$37.50
		Subtotal:	\$597.50

Total Invoice Amount: \$597.50

RECEIVED
01.03.24

David Fleeman, P.E.

**LAKESIDE
COMMUNITY DEVELOPMENT DISTRICT**

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Check Request

Amount: \$25.00

Project: Lakeside Community Development District-
Reimbursement for Jack Koch

Date: 1/3/24

Payable to: Jack Koch

Address: 13903 Bee Tree Ct
Hudson, FL 34669

Reason: This is for reimbursement for the notary of
CDD documents for Lakeside

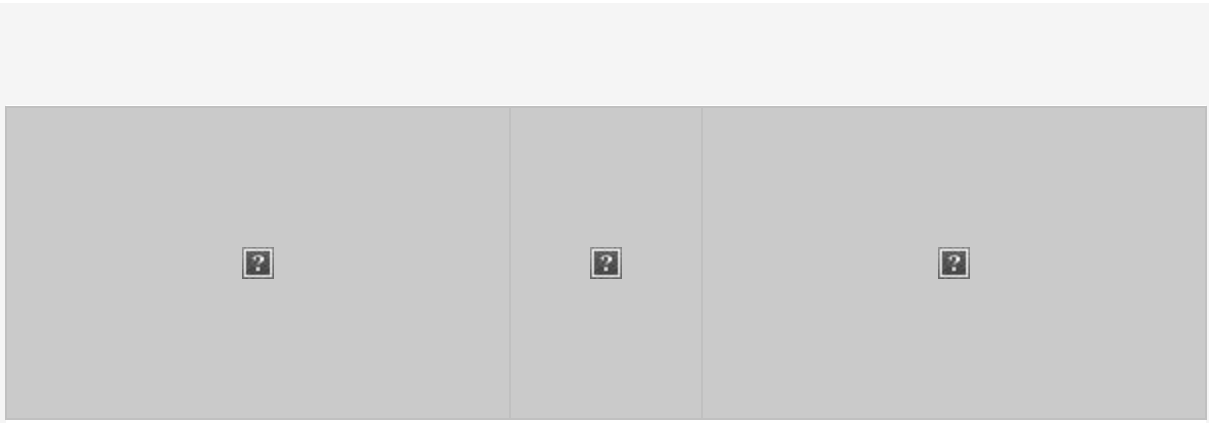
Requester: *Darryl Adams*

Directions for check: Please send a check for \$25.00 to
Jack Koch
13903 Bee Tree Ct.
Hudson, FL 34669

From: [Darryl Adams](#)
To: [Karla Pena](#)
Cc: [Natasha Betancourt](#)
Subject: Lakeside CDD Check Request-Jack Kock
Date: Wednesday, January 3, 2024 2:26:36 PM
Attachments: [2024-1-03 Lakeside CDD Check Request -Reimbursement for Notarize document.pdf](#)
[image001.png](#)
[image003.png](#)

Good afternoon,

Please process this check request for Jack Kock for \$25. This was approved by the Board at the last meeting.
Use this email as your backup.



Receipt from Notarize, Inc.

Receipt #1440-4158

AMOUNT PAID	DATE PAID	PAYMENT METHOD
\$25.00	Oct 20, 2023, 2:23:22 PM	<input type="text"/> - 2004

SUMMARY

Notarize notarial fee	\$25.00
Amount charged	\$25.00

If you have any questions, visit our support site at <https://support.notarize.com/en/> or contact us at support@notarize.com.

Something wrong with the email? [View it in your browser.](#)

You're receiving this email because you made a purchase at Notarize, Inc., which partners with [Stripe](#) to provide invoicing and payment processing.



Darryl Adams
District Manager

813.994.1001 Ext.: 7958
Darryla@rizzetta.com

rizzetta.com

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KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

Lakeside CDD
5844 Old Pasco Rd. Suite 100
Wesley Chapel, FL 33544

INVOICE

Invoice # 8403
Date: 01/13/2024
Due On: 02/12/2024

Lakeside CDD -01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	MH	12/06/2023	Prepare for and attend Board meeting.	4.50	\$295.00	\$1,327.50
Expense	AL	12/06/2023	Mileage: Travel MH	79.40	\$0.655	\$52.01
Service	MH	12/15/2023	Prepare draft holiday decorations license; confer with District staff and Supervisor Brooks regarding same.	0.70	\$295.00	\$206.50
Service	MH	12/15/2023	Review District financial statement; confer with District staff regarding distribution list.	0.20	\$295.00	\$59.00
Service	MH	12/18/2023	Prepare and send agreement for pet waste station maintenance; confer with District staff regarding same.	0.60	\$295.00	\$177.00
Service	MH	12/19/2023	Confer with District staff regarding status of action items and review draft agenda.	0.60	\$295.00	\$177.00
					Total	\$1,999.01

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
8403	02/12/2024	\$1,999.01	\$0.00	\$1,999.01
			Outstanding Balance	\$1,999.01

Total Amount Outstanding \$1,999.01

RECEIVED
01.15.24

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.

SERVICE INVOICE

Lakeside Community Association, Inc.

c/o Rizzetta & Company

3434 Colwell Ave
Suite 200

P: (813) 514 - 0400

Tampa, FL 33614

Email: acole@rizzetta.com

INVOICE NUMBER: 12312023

INVOICE DATE: 12/31/2023

SERVICE MONTH: December

DATE DUE: Upon Receipt

BILL TO: LAKESIDE CDD

PHONE: 813-428-7067

INVOICE FOR: Cost Share Agreement

ADDRESS: 5844 Old Pasco Road

FAX: -

Suite 100

E-MAIL: cddinvoice@rizzetta.com

Wesley Chapel, FL 33544

CONTACT: AP Department

DATE	DESCRIPTION	RATE PER HOUR	HOURS	TOTAL LABOR	WORKERS COMP	TOTAL
11/10/2023	Hudson Ave, Entrance - Trash Pick Up	\$21.26	2.5	\$53.15	\$32.97	\$86.12
		\$21.26		\$0.00		\$0.00
		\$21.26	0	\$0.00		\$0.00
			0	\$0.00		\$0.00
Invoice Subtotal						\$86.12
Make all checks payable to Lakeside Community Association, Inc.						
TOTAL						\$86.12

TIME SHEET

MONTH OF: December 2023

RIZZETTA & COMPANY

Lakeside Community Association - CDD
13739 Lakemont Drive
Hudson, FL 34669

EMPLOYEE NAME: Billy C Bradley

TITLE: Maintenance

EMPLOYEE NUMBER:

STATUS:

DEPARTMENT: Lakeside

SUPERVISOR: Tonya

DATE	START TIME	END TIME	WORK COMPLETED	TOTAL HOURS
Date: <u>12-02-23</u>	<u>130</u>	<u>351</u>	<u>Pickup trash Hudson Ave Entrance & NPS</u>	<u>2h 21min</u>
Date:				
Date:				
Date:				
Date:				
Date:				
Date:				
Date:				

MONTHLY TOTAL

2h 21min

EMPLOYEE SIGNATURE: Bj B

DATE: 01-17-24

SUPERVISOR SIGNATURE:

DATE:



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
12/31/23	3356
Terms	Due Date
Net 30	01/30/24

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$2,866.65	\$2,866.65

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#2627 - Lakeside IRRIGATION ONLY CONTRACT January 2024		\$1,700.00	\$0.00	\$1,700.00
	#2736 - Lakeside Community Development 8.23 wetlands D & E January 2024		\$1,166.65	\$0.00	\$1,166.65
	Total		\$2,866.65	\$0.00	\$2,866.65

RECEIVED
01.03.24



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
12/31/23	3370
Terms	Due Date
Net 30	01/30/24

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$14,633.00	\$14,633.00

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#2533 - Lakeside Community Development 6.23 January 2024		\$14,633.00	\$0.00	\$14,633.00
	Total		\$14,633.00	\$0.00	\$14,633.00

RECEIVED
01.03.24



12980 Tarpon Springs Road
Odessa, FL 33556

www.pinelakenurseryinc.com

INVOICE

Date	Invoice No.
01/17/24	3404
Terms	Due Date
Net 30	02/16/24

BILL TO
Lakeside CDD 13739 Lakemont Drive Hudson, FL 34669

PROPERTY
Lakeside Community Development 13739 Lakemont Drive Hudson, FL 34669

Amount Due	Enclosed
\$2,620.25	\$2,620.25

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$2,620.25	\$0.00	\$2,620.25

Install 1115 annuals
throughout the community in
January.

RECEIVED
01.18.24

	<i>Plant Material Install</i>		\$2,620.25	\$0.00	\$2,620.25
Total			\$2,620.25	\$0.00	\$2,620.25

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
1/1/2024	INV0000086359

Bill To:

LAKESIDE CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
January	Upon Receipt	00235

Description	Qty	Rate	Amount
Annual Dissemination Services	1.00	\$6,000.00	\$6,000.00
Subtotal			\$6,000.00
Total			\$6,000.00

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
1/1/2024	INV0000086435

Bill To:

LAKESIDE CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
January	Upon Receipt	00235

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,392.33	\$1,392.33
Administrative Services	1.00	\$417.75	\$417.75
Email Accounts, Admin & Maintenance	5.00	\$20.00	\$100.00
Financial & Revenue Collections	1.00	\$464.08	\$464.08
Landscape Consulting Services	1.00	\$875.00	\$875.00
Management Services	1.00	\$1,412.50	\$1,412.50
Website Compliance & Management	1.00	\$100.00	\$100.00
Subtotal			\$4,761.66
Total			\$4,761.66

Scoopy Poopy Doo

10707 River Hawk Ln
Riverview, FL 33569 US
(888) 808-7667
info@scoopypoopydoo.com
<https://www.scoopypoopydoo.com>



INVOICE

BILL TO
Lakeside CDD
Lakeside CDD
3434 Colwell Ave
Suite 200
Tampa, Florida 33614

INVOICE 7251
DATE 01/12/2024
TERMS Due on receipt
DUE DATE 01/12/2024

DATE	DESCRIPTION	AMOUNT
	Pet Waste Stations Service 1x weekly	1 @ \$250.00 250.00
	Processing Fee	1 @ \$2.95 2.95T
We accept Credit Cards and ACH payments.		
	SUBTOTAL	252.95
	TAX	0.00
	TOTAL	252.95
*Please do not edit the due payment or make an over payment to cover additional months of service.		
Any additional payments will be considered as a tip (gratuity) for our service techs.		
	BALANCE DUE	\$252.95

RECEIVED
01.15.24

Scoopy Poopy Doo

10707 River Hawk Ln
Riverview, FL 33569 US
(888) 808-7667
info@scoopypoopydoo.com
<https://www.scoopypoopydoo.com>



INVOICE

BILL TO
Lakeside CDD
Lakeside CDD
3434 Colwell Ave
Suite 200
Tampa, Florida 33614

INVOICE 7397
DATE 01/23/2024
TERMS Due on receipt
DUE DATE 02/01/2024

DATE	DESCRIPTION	AMOUNT
	Pet Waste Stations Service 1x weekly	250.00
	Processing Fee	2.95T
SUBTOTAL		252.95
TAX		0.00
TOTAL		252.95
BALANCE DUE		\$252.95

We accept Credit Cards and ACH payments.

*Please do not edit the due payment or make an over payment to cover additional months of service.

Any additional payments will be considered as a tip (gratuity) for our service techs.

RECEIVED
01.29.24

Suncoast Rust Control, Inc.

8040 118th Avenue North
Largo, FL 33773

INVOICE

Date	Invoice #
1/1/2024	06518
Terms	P.O. No.
Net 30	
Due Date	Sales Rep
1/31/2024	

Bill To
Lakeside CDD C/o Rizzetta & Company 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Qty.	Item	Description	Rate	Amount
1	Commercial Service	Commercial: Monthly rust control service and solution for previous month.	760.00	760.00

RECEIVED
01.04.24

Thank you for your business.	Total: \$760.00
------------------------------	------------------------

Balance Due	\$760.00
--------------------	----------

Phone #	Fax #	E-Mail	Web Site
833-4NO-RUST	727-541-4006	admin@suncoastrust.com	www.suncoastrust.com

Tampa Bay Times

tampabay.com

Times Publishing Company
 DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355
 Fed Tax ID 59-0482470

ADVERTISING INVOICE

Advertising Run Dates		Advertiser Name	
12/27/23		LAKESIDE CDD	
Billing Date	Sales Rep	Customer Account	
12/27/2023	Jean Mitotes	117744	
Total Amount Due		Ad Number	
\$90.40		0000322545	

PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
12/27/23	12/27/23	0000322545	Times	Legals CLS	Lakeside CDD Regular Meeting	1	2x37 L	\$86.40
12/27/23	12/27/23	0000322545	Tampabay.com	Legals CLS	Lakeside CDD Regular Meeting AffidavitMaterial	1	2x37 L	\$0.00 \$4.00

RECEIVED
01.05.24

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

Tampa Bay Times

tampabay.com

DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396
 Toll Free Phone: 1 (877) 321-7355

Advertising Run Dates		Advertiser Name	
12/27/23		LAKESIDE CDD	
Billing Date	Sales Rep	Customer Account	
12/27/2023	Jean Mitotes	117744	
Total Amount Due		Ad Number	
\$90.40		0000322545	

ADVERTISING INVOICE

Thank you for your business.

PAID \$90.40

DO NOT SEND CASH BY MAIL

PLEASE MAKE CHECK PAYABLE TO:

TIMES PUBLISHING COMPANY

REMIT TO:

LAKESIDE CDD
 ATTN: RIZZETTA & COMPANY, INC. -AP
 3434 COLWELL AVE STE 200
 TAMPA, FL 33614

Times Publishing Company
 DEPT 3396
 PO BOX 123396
 DALLAS, TX 75312-3396

Tampa Bay Times

Published Daily

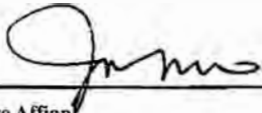
STATE OF FLORIDA
COUNTY OF Pasco

JAN 3 2024

} ss

Before the undersigned authority personally appeared **Jean Mitotes** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Lakeside CDD Regular Meeting** was published in said newspaper by print in the issues of: **12/27/23** or by publication on the newspaper's website, if authorized, on

Affiant further says the said **Tampa Bay Times** is a newspaper published in **Pasco County, Florida** and that the said newspaper has heretofore been continuously published in said **Pasco County, Florida** each day and has been entered as a second class mail matter at the post office in said **Pasco County, Florida** for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Signature Affiant

Sworn to and subscribed before me this **12/27/2023**



Signature of Notary Public

Personally known or produced identification

Type of identification produced _____

NOTICE OF REGULAR MEETING LAKESIDE COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of Lakeside Community Development District will hold their regular meeting on January 03, 2024, at 06:00 p.m. at the Lakeside Amenity Center, located at 13739 Lakemont Dr., Hudson, Florida 34669. Items on the agenda may include, but are not limited to, District operations and maintenance activities, financial matters, capital improvements, and general administration activities.

There may be occasions when one or more Supervisors will participate by telephone. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

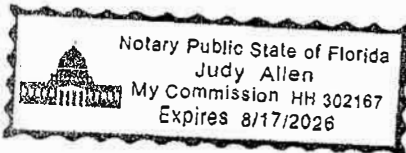
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 994-1001, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

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

Daryl Adams
District Manager

Run Date: 12/27/2023

0000322545



Withlacoochee River Electric Cooperative, Inc.
 for Lakeside CDD

Electric Summary 12/23 Auto Pay
 Service Dates: 12/05/23-01/05/24

Account #	Invoice Date	Amount	Due Date	Service Address	GL Code	Object Code
1544099	01/10/24	\$106.10	2/1/2024	13815 Crestlake Dr. Well	53100	4301
1544100	01/10/24	\$63.65	2/1/2024	13633 Lakemont Dr. Well	53100	4301
1544101	01/10/24	\$264.38	2/1/2024	13324 Hudson Ave -LIGHTS Six Poles	53100	4307
1544102	01/10/24	\$121.64	2/1/2024	13324 Hudson Ave B	53100	4301
1544103	01/10/24	\$42.10	2/1/2024	13324 Hudson Ave C	53100	4301
1544104	01/10/24	\$42.66	2/1/2024	13324 Hudson Ave D	53100	4301
1544105	01/10/24	\$41.18	2/1/2024	13647 Eastfork Lane Irrig	53100	4301
1544106	01/10/24	\$42.10	2/1/2024	13324 Hudson Ave F	53100	4301
1544107	01/10/24	\$40.72	2/1/2024	13624 Eastfork Lane Irrig	53100	4301
1544108	01/10/24	\$40.16	2/1/2024	13324 Hudson Ave A	53100	4301
1544109	01/10/24	\$40.53	2/1/2024	13510 Crest Lake Dr. Irrig	53100	4301
Total						
				001-53100-4301	\$580.84	
Grand Total		\$845.22		001-53100-4307	\$264.38	



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544099** Cycle 06
 Meter Number 59783096
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **106.10**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13815 CREST LAKE DR
 Service Description WELL
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	86403	01/05	87116				713

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	23
Dec 2023	32	13
Jan 2023	31	16

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 77.99
 Payment 77.99CR
 Balance Forward 0.00



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Customer Charge 39.16
 Energy Charge 713 KWH @ 0.05017 35.77
 Fuel Adjustment 713 KWH @ 0.04000 28.52
 FL Gross Receipts Tax 2.65

Total Current Charges 106.10
 Total Due E.F.T. 106.10

DO NOT PAY
 Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

Use above space for address change ONLY.

District: BP06

1544099 BP06
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	106.10
DO NOT PAY	

000154409900001061000001061007



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544100** Cycle 06
 Meter Number 54541332
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **63.65**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13633 LAKEMONT DR
 Service Description WELL
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	26258	01/05	26512				254

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	8
Dec 2023	32	8
Jan 2023	31	3

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 63.93
 Payment 63.93CR
 Balance Forward 0.00



Customer Charge 39.16
 Energy Charge 254 KWH @ 0.05017 12.74
 Fuel Adjustment 254 KWH @ 0.04000 10.16
 FL Gross Receipts Tax 1.59

Total Current Charges 63.65
 Total Due E.F.T. 63.65

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY
 Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

Use above space for address change ONLY.

District: BP06

1544100 BP06
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	63.65
DO NOT PAY	

000154410000000636500000636508



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544101** Cycle 06
Meter Number 336835519
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **01/10/2024**
Amount Due **264.38**
Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description LIGHTS
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	8957	01/05	9270				313

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	10
Dec 2023	32	7
Jan 2023	31	13

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.



You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 255.41
Payment 255.41CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 313 KWH @ 0.05017 15.70
Fuel Adjustment 313 KWH @ 0.04000 12.52
Light Energy Charge 1.68
Light Support Charge 2.94
Light Maintenance Charge 55.68
Light Fixture Charge 68.70
Light Fuel Adj 150 KWH @ 0.04000 6.00
Poles(QTY 6) 60.00
FL Gross Receipts Tax 2.00

Total Current Charges 264.38
Total Due E.F.T. 264.38

Lights/Poles Type/Qty Type/Qty
212 6 960 6

DO NOT PAY
Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

Use above space for address change ONLY.

District: BP06

1544101 BP06
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	264.38
DO NOT PAY	

000154410100002643800002643805



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544102** Cycle 06
Meter Number 40537098
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **01/10/2024**
Amount Due **121.64**
Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
Service Description ENTRANCE
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	12037	01/05	12918				881

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	28
Dec 2023	32	28
Jan 2023	31	10

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 124.13
Payment 124.13CR
Balance Forward 0.00



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Customer Charge 39.16
Energy Charge 881 KWH @ 0.05017 44.20
Fuel Adjustment 881 KWH @ 0.04000 35.24
FL Gross Receipts Tax 3.04

Total Current Charges 121.64
Total Due E.F.T. 121.64

DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

1544102
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	121.64
DO NOT PAY	

000154410200001216400001216407



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544103** Cycle 06
 Meter Number 40537157
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **42.10**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description LIGHTS
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	6113	01/05	6134				21

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	1
Dec 2023	32	1
Jan 2023	31	1

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 42.10
 Payment 42.10CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 21 KWH @ 0.05017 1.05
 Fuel Adjustment 21 KWH @ 0.04000 0.84
 FL Gross Receipts Tax 1.05

Total Current Charges 42.10
 Total Due E.F.T. 42.10



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

1544103
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	42.10
DO NOT PAY	

000154410300000421000000421009



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544104** Cycle 06
 Meter Number 24309316
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **42.66**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description LIGHTS
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	6577	01/05	6604				27

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	1
Dec 2023	32	1
Jan 2023	31	1

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 42.66
 Payment 42.66CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 27 KWH @ 0.05017 1.35
 Fuel Adjustment 27 KWH @ 0.04000 1.08
 FL Gross Receipts Tax 1.07

Total Current Charges 42.66
 Total Due E.F.T. 42.66



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

Use above space for address change ONLY.

1544104
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	42.66
DO NOT PAY	

000154410400000426600000426600



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544105** Cycle 06
 Meter Number 12048492
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **41.18**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description LIGHTS
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	4768	01/05	4779				11

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	0
Dec 2023	32	0
Jan 2023	31	0

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 41.18
 Payment 41.18CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 11 KWH @ 0.05017 0.55
 Fuel Adjustment 11 KWH @ 0.04000 0.44
 FL Gross Receipts Tax 1.03

Total Current Charges 41.18
 Total Due E.F.T. 41.18



1 0 3 4 5 0 2 2

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

1544105
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	41.18
DO NOT PAY	

000154410500000411800000411804



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544106** Cycle 06
 Meter Number 24309317
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **42.10**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13324 HUDSON AVE
 Service Description LIGHTS
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	5153	01/05	5174				21

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	1
Dec 2023	32	1
Jan 2023	31	1

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 42.10
 Payment 42.10CR
 Balance Forward 0.00



1 0 3 4 5 0 2 2

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Customer Charge 39.16
 Energy Charge 21 KWH @ 0.05017 1.05
 Fuel Adjustment 21 KWH @ 0.04000 0.84
 FL Gross Receipts Tax 1.05

Total Current Charges 42.10
 Total Due E.F.T. 42.10

DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



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P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

1544106
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	42.10
DO NOT PAY	

000154410600000421000000421002



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544107** Cycle 06
 Meter Number 24309355
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **40.72**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13624 EASTFORK LN
 Service Description IRRIGATION
 Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
12/05	605	01/05	611				6	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	0
Dec 2023	32	0
Jan 2023	31	0

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.63
 Payment 40.63 CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 6 KWH @ 0.05017 0.30
 Fuel Adjustment 6 KWH @ 0.04000 0.24
 FL Gross Receipts Tax 1.02

Total Current Charges 40.72
 Total Due E.F.T. 40.72



1 0 3 4 5 0 2 2

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DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please Detach and Return This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

Use above space for address change ONLY.

1544107
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	40.72
DO NOT PAY	

000154410700000407200000407205



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544108** Cycle 06
Meter Number 24309353
Customer Number 10345022
Customer Name LAKESIDE CDD
F P WILLIAMS

Bill Date **01/10/2024**
Amount Due **40.16**
Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13647 EASTFORK LN
Service Description IRRIGATION
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
12/05	47	01/05	47				0

Comparative Usage Information
Average kWh

Period	Days	Per Day
Jan 2024	31	0
Dec 2023	32	0
Jan 2023	31	0

BILLS ARE DUE WHEN RENDERED
A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.16
Payment 40.16CR
Balance Forward 0.00

Customer Charge 39.16
FL Gross Receipts Tax 1.00

Total Current Charges 40.16
Total Due **E.F.T.** 40.16



1 0 3 4 5 0 2 2

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DO NOT PAY

Total amount will be electronically transferred on or after 01/26/2024.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

District: BP06

Use above space for address change ONLY.

1544108
LAKESIDE CDD
F P WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	40.16
DO NOT PAY	

000154410800000401600000401605



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **1544109** Cycle 06
 Meter Number 24309354
 Customer Number 10345022
 Customer Name LAKESIDE CDD
 F P WILLIAMS

Bill Date **01/10/2024**
 Amount Due **40.53**
 Current Charges Due **02/01/2024**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 13510 CREST LAKE DR
 Service Description IRRIGATION
 Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
12/05	467	01/05	471				4	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Jan 2024	31	0
Dec 2023	32	0
Jan 2023	31	0

BILLS ARE DUE WHEN RENDERED
 A 1.5 percent, but not less than \$5, late charge will apply to unpaid balances as of 5:00 p.m. on the due date shown on this bill.

Previous Balance 40.63
 Payment 40.63 CR
 Balance Forward 0.00

Customer Charge 39.16
 Energy Charge 4 KWH @ 0.05017 0.20
 Fuel Adjustment 4 KWH @ 0.04000 0.16
 FL Gross Receipts Tax 1.01

Total Current Charges 40.53
 Total Due E.F.T. 40.53



1 0 3 4 5 0 2 2

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See Reverse Side For Mailing Instructions

Bill Date: 01/10/2024

Use above space for address change ONLY.

District: BP06

1544109
 LAKESIDE CDD
 F P WILLIAMS
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

BP06

Electronic Funds Transfer on or after	01/26/2024
TOTAL CHARGES DUE	40.53
DO NOT PAY	

000154410900000405300000405303