

District: **BALLANTRAE COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Thursday, February 09, 2023

Time: 6:30 PM

Location: Ballantrae Community Center
17611 Mentmore Blvd.
Land O' Lakes, FL

Dial –in Number: 312-626-6799

Meeting ID: 765 408 9133

Passcode: 12345

Agenda

I. Roll Call

II. Audience Questions & Comments on Agenda Items

III. Professional Reports

- A. BREEZE Field Operations Report Exhibit 1
 - Rewire G.F.C.I. Receptacle- Don Harrison Enterprises- \$1,250.00 Exhibit 2
- B. Steadfast Environmental – Aquatics Inspection Report Exhibit 3
- C. Steadfast Environmental – Conservation Inspection Report Exhibit 4
- D. Yellowstone Site Audit Exhibit 5
- E. Yellowstone Irrigation Report Exhibit 6
- F. Consideration of Yellowstone Proposals - Chris Van Helden
 - Braemar Corner Hedge Replacement Proposal- \$7,000.00 Exhibit 7
 - Bush Hog Braemar Dr & Tower Road Proposal- \$5,850.00 Exhibit 8
 - Cunningham Ct Buffer/Canal Clean Out Proposal- \$2,925.00 Exhibit 9
 - Bush Hog Cunningham Ct, Braemar Dr. Duke Firth & Tower Road Proposal- \$10,875.00 Exhibit 10
 - Bush Hog Drainage Ditch along East Side of Property Proposal- \$5,437.50 Exhibit 11
 - Bush Hog Tower Road Along Property Line Proposal- \$2,925.00 Exhibit 12
- G. District Counsel
- H. District Engineer - Greg Woodcock
 - Swinging Gate Proposal- Stantec- \$3,000.00 Exhibit 13

IV. Administrative Matters

- A. Acceptance of the Unaudited December 2022 Financial Statement Exhibit 14
- B. Approval of Minutes of January 12, 2023 Regular Meeting Exhibit 15

V. Business Matters – OLD

VI. Business Matter – NEW

A. Discussion of Flocks Program

VII. Staff Reports

A. District Manager

B. Maintenance Supervisor

VIII. Supervisors Requests

IX. Adjournment

EXHIBIT 1



Ballantrae CDD

Field Report

For February 9, 2023 Meeting

Summary

- Dumpster gate has been removed for further completion
- Main pool resurface is near completion
 - Once complete, we'll need to leave the pool closed for at least a week to cure the new surface
- Straiton Pool work likely will begin before we review this report at the meeting
- We have new ADA Pool Chairs approved and ordered
 - Will be installed after the resurfacing work is done so they can line the new chairs up correctly with the new pool gutter lines
- Kubota has arrived!
- One monument camera is out. Will be replaced under warranty
- Hydrant Meters are confirmed and installed outside each Amenity for the pool refills
- Maple tree pruning and pond 24 tree removal complete

General District Maintenance



- ADA Pool Chair will be installed after the resurfacing work is done so they can line the new chairs up correctly with the new pool gutter lines

General District Maintenance



- Kubota has arrived!

EXHIBIT 2

Don Harrison Enterprises
2510 Priscilla Court
Lutz, FL 33559
(813) 363-6286

EC13010124

TO: Michael Sakellarides W/ Breeze

Job Name: Ballantrae C.D.D.

Job Address: off U.S. HWY 54

Description: Misc, electrical repairs.

Proposal / Estimate

All labor and materials to rewire the (one) newly added G.F.C.I. receptacle located inside the tower storage area for the Christmas Lighting so that it is tied on with the Photo-cell lighting contactor, along with the other existing Receptacles, so that they all come on together.

Also to check and repair the receptacles on the south east Tower side behind the wall that has no power.

We hereby propose to furnish materials and labor-complete in accordance with the above specifications or scope of work for the sum of \$ 1,250.00 Dollars. One thousand, two hundred, fifty dollars.

Payment to be made as follows: 15 Day net term billing upon completion.

All material is guaranteed to be as specified. All work to be done in a workmanlike manner according to standard practices. Any alteration or deviation from the above specification or scope of work involving extra cost will be executed only upon a written change order and will become an extra cost over the above estimate. All agreements contingent upon strikes, Accidents, or delays beyond our control. Owner to carry fire, Tornado, and other necessary insurance. All invoices are due and payable 30 days of date of invoice. Any delinquent accounts will be subject to a monthly service charge of 12% per month. Should we incur any cost or expense in collecting per the terms of this agreement, the undersigned agrees to pay all cost and expenses including reasonable attorney fees.

Acceptance of proposal: The above prices, Specification and conditions are satisfactory and hereby accepted. You are authorized to proceed with the work as specified. Payment will be outlined above.

Signature _____ Date _____

Authorized Signature _____ Date _____

EXHIBIT 3



Ballantrae CDD Aquatics

Inspection Date:

1/31/2023 10:04 AM

Prepared by:

Lee Smith

Account Manager

STEADFAST OFFICE:

WWW.STEADFASTENV.COM
813-836-7940

Inspection Report

SITE: 10

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond is dominated by beneficial Gulf Coast Spikerush and Duckpotato. Torpedo grass is also present in this pond. Minor amounts of nuisance vegetation present around beneficials will be treated during future visits.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

SITE: 6

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond contains either Gulf Coast Spikerush. There is a minor amount of Torpedo grass mixed in with the spikerush. Surface and subsurface algae is present on this pond in minimal amounts as well. Vegetation appears to have been treated recently and will continue to be routinely treated and monitored.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	<input checked="" type="checkbox"/> Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	<input checked="" type="checkbox"/> Minimal	Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

Inspection Report

SITE: 8

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond is dominated by beneficial Gulf Coast Spikerush and Duckpotato. There is also Torpedo grass intertwined with these benefical. Vegetation appears to be slowly decaying. Routine monitoring and maintenance will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface	Filamentous	Surface Filamentous
		Planktonic		Cyanobacteria
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

SITE: 9

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond is dominated by beneficial Gulf Coast Spikerush. Pond is in mixed condition. One side of pond has center island of grasses containing Torpedo grass, Pickerelweed, and Primrose. This middle island is slowly decaying and clearly has been treated recently. Rest of pond is in great condition.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	<input checked="" type="checkbox"/> N/A	<input checked="" type="checkbox"/> Subsurface	Filamentous	Surface Filamentous
		Planktonic		Cyanobacteria
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

Inspection Report

SITE: 24

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Pond contains decaying Gulf Coast Spikerush. There is a very minimal amount of Torpedo grass present around the perimeter. Very minimal amount of subsurface algae present in pond as well. Technician will continue to monitor and treat during future maintenance events.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic	
<u>ALGAE:</u>	<input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Subsurface	<input type="checkbox"/> Filamentous	<input type="checkbox"/> Surface Filamentous
		<input type="checkbox"/> Planktonic		<input type="checkbox"/> Cyanobacteria
<u>GRASSES:</u>	<input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate	<input type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input type="checkbox"/> Babytears	<input type="checkbox"/> Chara
	<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Other:	

SITE: 25

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond is dominated by beneficial Gulf Coast Spikerush. Significant amount of surface and subsurface algae present around the perimeter as well. Torpedo grass and Duckpotato are also found along the perimeter. Technician will target nuisance species on edge of pond during next maintenance event.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	<input type="checkbox"/> Turbid	<input type="checkbox"/> Tannic	
<u>ALGAE:</u>	<input type="checkbox"/> N/A	<input checked="" type="checkbox"/> Subsurface	<input type="checkbox"/> Filamentous	<input checked="" type="checkbox"/> Surface Filamentous
		<input type="checkbox"/> Planktonic		<input type="checkbox"/> Cyanobacteria
<u>GRASSES:</u>	<input type="checkbox"/> N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate	<input type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	<input type="checkbox"/> Pennywort	<input type="checkbox"/> Babytears	<input type="checkbox"/> Chara
	<input type="checkbox"/> Hydrilla	<input type="checkbox"/> Slender Spikerush	<input type="checkbox"/> Other:	

Inspection Report

SITE: 27

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Minor amount of submersed vegetation present. Pond is dominated by beneficial Gulf Coast Spikerush. A common issue with this pond is the presence of debris from the next door daycare (balls, hula hoops, other toys). Our technicians pick up debris during their visits, and we will ensure that this pond is receiving this same care.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

SITE: 23

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Perimeter of pond contains beneficial Gulf Coast Spikerush which is also all throughout. Submersed vegetation along edge of pond. Minor amount of Torpedo grass present as well. Routine monitoring and maintenance will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

Inspection Report

SITE: 22

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Pond is dominated by beneficial Gulf Coast Spikerush, Pickerelweed and Torpedo grass. Much of this surrounds the perimeter but there is also a big island in the center of the pond that contains Torpedo grass and Pickerelweed. Vegetation is decaying and appears to have been treated recently. Technician will continue to monitor and treat this site.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

SITE: 3

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Pond contains Duckpotato and Spatterdock. Torpedo grass is present around the perimeter in minor amounts. Minor amounts of subsurface algae present as well. Nuisance species appear to have been treated recently and are decaying. Routine monitoring and maintenance will occur here.

<u>WATER:</u>	<input checked="" type="checkbox"/> Clear	Turbid	Tannic	
<u>ALGAE:</u>	N/A	<input checked="" type="checkbox"/> Subsurface Filamentous	Surface Filamentous	
		Planktonic	Cyanobacteria	
<u>GRASSES:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
	<input checked="" type="checkbox"/> Torpedo Grass	Pennywort	Babytears	Chara
	Hydrilla	Slender Spikerush	Other:	

MANAGEMENT SUMMARY



With the arrival of February, winter temperatures continue to fluctuate between warm and cold. Mornings and night temperatures are still relatively cool (50-60), and daytime temperatures range from being a normal warm Florida day to a chilly, cloudy day. The growth rate for both algae and nuisance plants are still slower than usual as a result of the cooler weather, giving technicians the ability to make headway in more overgrown areas. Rainfall events have been few and far between, and with only the occasional isolated event; the water levels of most ponds have decreased as winter progresses. Decreased rainfall provides assistance in the growth of algae, as well as decreased nighttime temperatures extending the time it takes for treated algae to decay (beyond the usual 7-10 day period).

On this visit, nearly all ponds noted were in great condition. Nuisance grasses are still present in significant amounts and are the main targets for technicians going forward. Some forms of vegetation that are present in the ponds are going dormant due to the decreasing temperatures. Shoreline grasses were noted and will be taken care of. Algae was present in moderate amounts and will continue to be routinely treated. Surface growth had already been treated and is showing signs of improvement, but there is still more progress to be made.

The main suspects in the Ballantrae ponds are nuisance grasses growing around the perimeter and also forming groups or islands in the center of certain ponds. This has been a common theme throughout most of the ponds. Our technicians will make this growth a main focus during their future maintenance events. Algae growth is not as prevalent in the Ballantrae ponds, but is definitely still present. This growth will always be on our radar and will continue to be routinely treated as well.

RECOMMENDATIONS

Continue to treat ponds for algae, administer follow-ups to ponds experiencing extended decay times.

Administer treatments to any nuisance grasses growing along shorelines and within water.

Stay alert for debris items that find their way to the pond's shore.

Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA

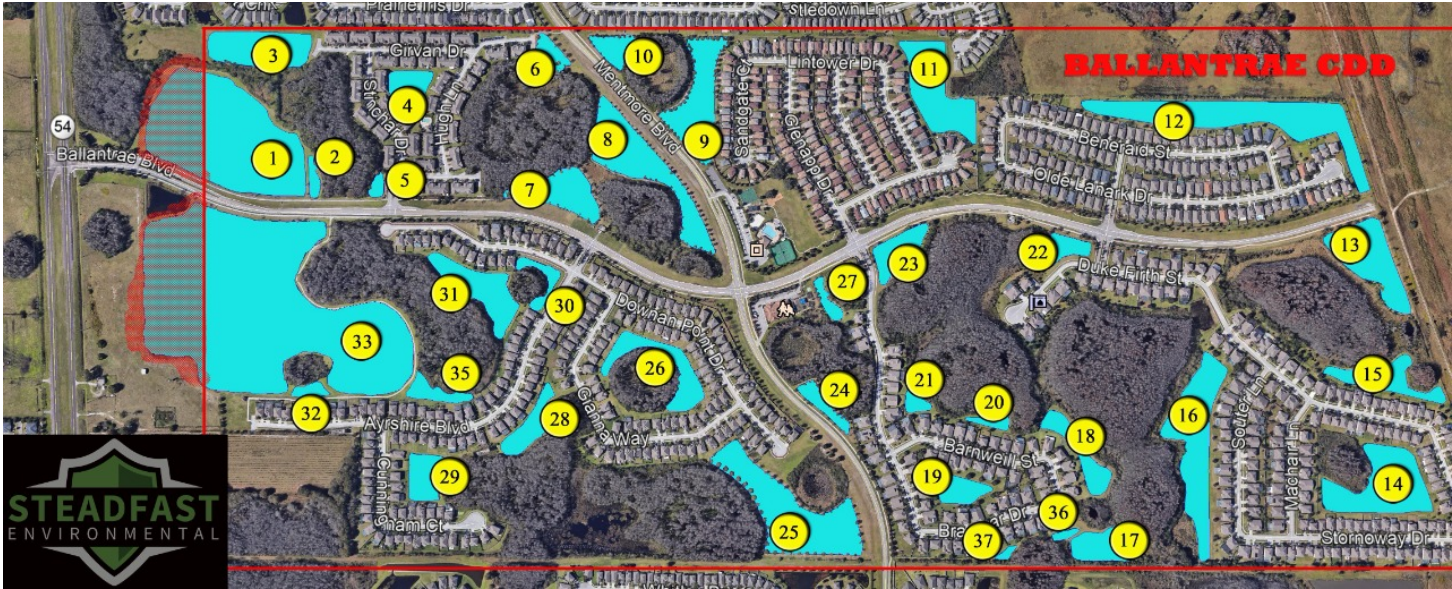


EXHIBIT 4



Ballantrae CDD Conservation Areas

Inspection Date:

1/31/2023 10:05 AM

Prepared by:

Lee Smith

Account Manager

STEADFAST OFFICE:

WWW.STEADFASTENV.COM
813-836-7940

Inspection Report

SITE: 10

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water is noted within the zone. Good interior fern growth observed.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

SITE: 9

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Water noted in zone. Zone is free of all target species.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

Inspection Report

SITE: 5

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Dog Fennel spotted in zone. Water present in zone as well.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
- Dog Fennel				

SITE: 6

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Zone showing recovery from the latest mow event. No significant amount of invasive vegetation.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	<input checked="" type="checkbox"/> N/A	Minimal	Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

Inspection Report

SITE: 4

Condition: Excellent ✓Great Good Poor Mixed Condition Improving



Comments:

Interior ferns are flourishing. Routine maintenance and monitoring will occur here.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	Minimal	Moderate	<input checked="" type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

SITE: 3

Condition: ✓Excellent Great Good Poor Mixed Condition Improving



Comments:

Water in zone. Native vegetation is thriving.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	Minimal	<input checked="" type="checkbox"/> Moderate	Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

Inspection Report

SITE: 2

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Some target vegetation noted. Sesbania and Primrose to be treated during next maintenance event.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate	<input type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
- Sesbania				
- Primrose				

SITE: 12

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Tropical Soda Apple still present. Water present in zone.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	<input checked="" type="checkbox"/> Minimal	<input type="checkbox"/> Moderate	<input type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
- Tropical Soda Apple				

Inspection Report

SITE: 11

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Good interior fern growth in this zone.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	<input type="checkbox"/> Minimal	<input type="checkbox"/> Moderate	<input checked="" type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				

SITE: 14

Condition: Excellent Great Good Poor Mixed Condition Improving



Comments:

Dog Fennel observed in zone. Will be targeted during next visit.

<u>WATER:</u>	N/A	<input checked="" type="checkbox"/> Present		
<u>FERNS:</u>	N/A	<input type="checkbox"/> Minimal	<input checked="" type="checkbox"/> Moderate	<input type="checkbox"/> Substantial
<u>NUISANCE SPECIES OBSERVED:</u>				
- Dog Fennel				

MANAGEMENT SUMMARY



With the arrival of February, temperatures are warming. Mornings and night temperatures have decreased (50-60), though we are seeing a return of higher daytime temperatures. The growth rate for both target species and desired undercover is starting to increase as a result. Rainfall events have been few and far between, and with only the occasional isolated event; further slowing growth. Many types of vegetation may be dormant at this time. It may look as though many types of vegetation are "dead" or "dying" but are simply awaiting the return of spring, where these species will return to life.

On this visit, nearly all sites noted were in great condition, though there were some zones which hosted nuisance species such as Dog Fennel or Primrose. These will be targeted during the next maintenance event. A majority of the zones host recently treated vegetation which is decaying and will continue to be treated and monitored accordingly.

RECOMMENDATIONS

Continue encouraging low-lying aesthetically pleasing cover in areas of the buffer zones that remain bare.

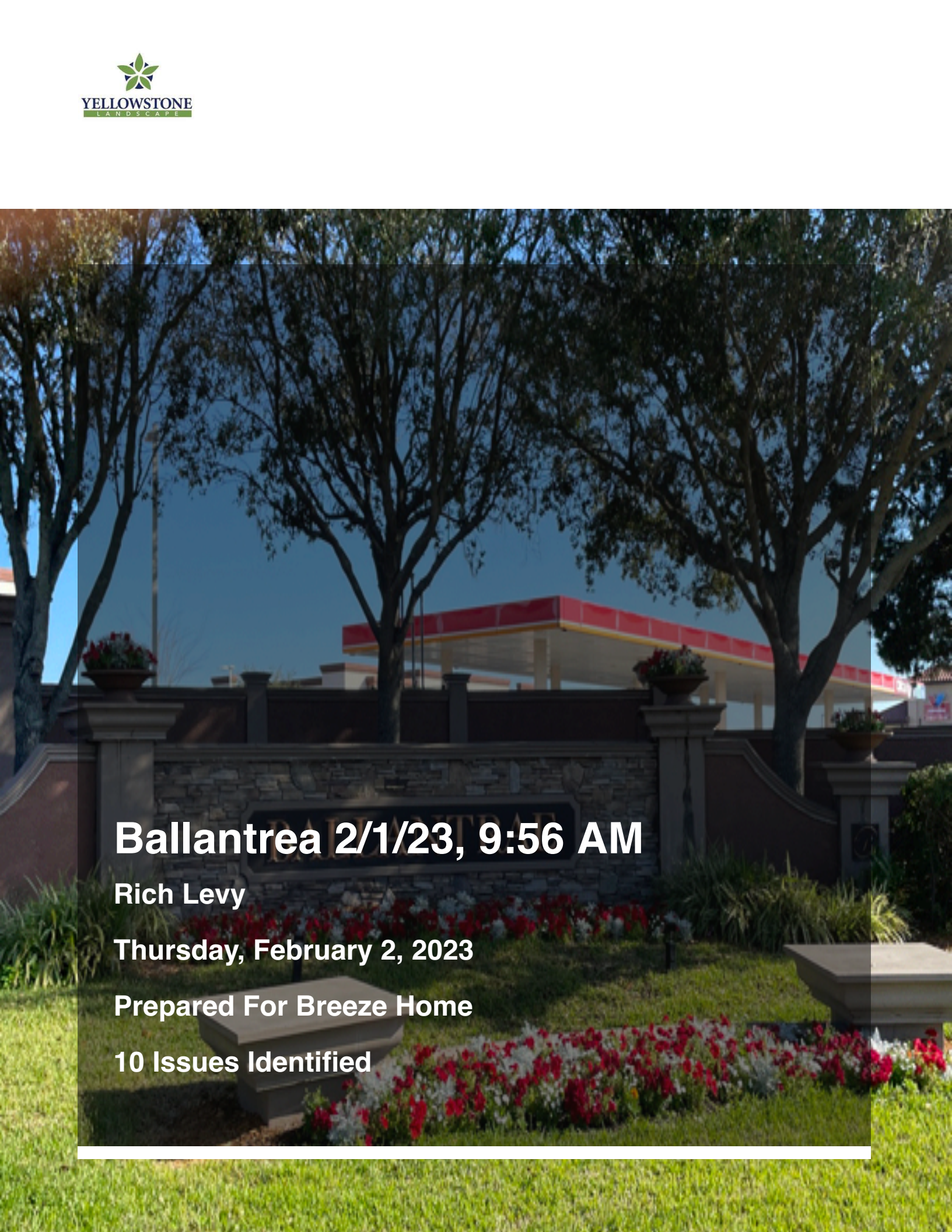
Maintain those areas that have filled in, and reduce the success of any pioneering target species.

Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA



EXHIBIT 5



Ballantrea 2/1/23, 9:56 AM

Rich Levy

Thursday, February 2, 2023

Prepared For Breeze Home

10 Issues Identified



Walk Thru
Assigned To Community/Board Members
Attendees
Chris Van Helden



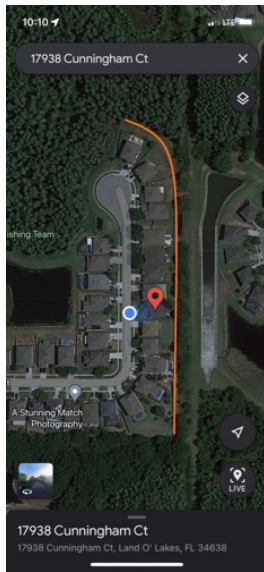
Observation
Assigned To Detail Crew
Lift canopy to orange line with all Ligustrum trees



Observation
Assigned To Community
Winter annuals are growing well. Keeping good color



Observation
Assigned To Maintenance Crew
Cut Wax Myrtle even with the top of the fence



Observation

Assigned To Board Members

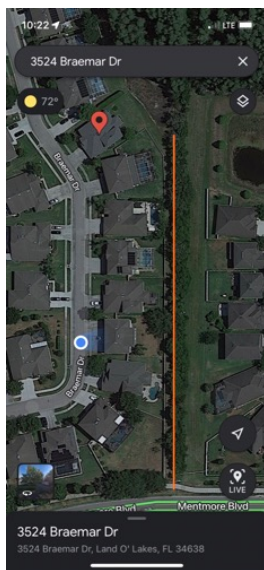
Areas to be cut back on Cunningham Ct



Observation

Assigned To Board Members

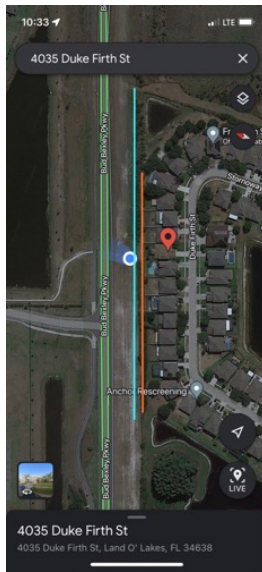
Area asked to propose to remove circled hedges & replant with Floratam(St Augustine) 1200



Observation

Assigned To Board Members

Braemar Dr area asked to cut back to property line



Observation

Assigned To Board Members

Orange Line - area asked to propose to remove from fences

Blue Line - area I am proposing to bush hog. 1st then can add to contract to maintain from that point.



Observation

Assigned To Board Members

Looking West from 4035 Duke Firth



Observation

Assigned To Board Members

Looking East from behind 4035 Duke Firth

A handwritten signature in black ink, appearing to read 'Christiaan Van Helden'.

Christiaan Van Helden
Yellowstone Landscape

EXHIBIT 6

Yellowstone Landscape (Tampa)



Excellence
IN COMMERCIAL LANDSCAPING

30319 Commerce Drive, San Antonio, FL 33576 - 813.223.6999

Property

Ballantrae CDD
17611 Mentmore Blvd
Land O' Lakes, FL 34638

Contact

Breeze

Inspection

Date:
Inspector:

1/4/2023
J Freed

Estimate Summary

Total: \$696.42
(plus applicable taxes)

Service Summary

Service	Quantity	Cost
Replace Controller	1	\$657.14
Troubleshoot Controller	3	\$39.28
Total (plus applicable taxes):		\$696.42

Signature

Date

Service Detail

Controller 6 - Ayrshire			
Asset	Service	Notes	Total
Controller 6 - Ayrshire	<u>Troubleshoot</u>	no power to this controller. No charge on the report for this as an Electrician should be called out to inspect the system in this area.	\$0.00

Controller 10			
Asset	Service	Notes	Total
Controller 10	<u>Troubleshoot</u>	no power to controller 1 on Castleway. No charge on the report for this as an Electrician should be called out to inspect the system in this area.	\$0.00

Controller 11			
Asset	Service	Notes	Total
Controller 11	<u>Troubleshoot</u>	Split in copper tubing. well on mintmore	\$39.28

Controller 12			
Asset	Service	Notes	Total
Controller 12	<u>Replace</u>	Type: Outdoor Zones: 5 controller 3 on Mentmore is not working and will need to be replaced	\$657.14

EXHIBIT 7



Proposal #280888

Date: 02/02/2023

From: Chris Van Helden

Proposal For

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

Location

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Braemar Corner Hedge Replacement

Terms: Net 30

- Remove hedge plants
- Upgrade corner bed irrigation to provide proper irrigation
- Remove all debris
- Installation of Floratam
- Dump Fees & Taxes

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Remove & Regrade Braemar Corner Beds	1.00	\$3,145.00	\$3,145.00
Client Discount	-1.00	\$395.00	(\$395.00)
Irrigation Labor	20.00	\$60.00	\$1,200.00
Client Discount	-20.00	\$5.00	(\$100.00)
Irrigation Parts & Materials	1.00	\$860.00	\$860.00
Client Discount	-1.00	\$110.00	(\$110.00)
Sod Installation	1200.00	\$2.25	\$2,700.00
Client Discount	-1200.00	\$0.25	(\$300.00)

Client Notes

Signature

x

SUBTOTAL	\$7,000.00
SALES TAX	\$0.00
TOTAL	\$7,000.00

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Assigned To

Print Name: _____

Chris Van Helden

Title: _____

Office:
cvanhelden@yellowstonelandscape.com

Date: _____

EXHIBIT 8



Proposal #276881

Date: 01/19/2023

From: Chris Van Helden

Proposal For

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

Location

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Bush Hog Braemar Dr & Tower Road

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Bush Hog Behind Braemar	1.00	\$2,925.00	\$2,925.00
Bush Hog Behind Duke Firth	1.00	\$2,925.00	\$2,925.00

Client Notes

- Bush hog area behind homes on Braemar Dr
- Bush hog area behind homes on Duke Firth

SUBTOTAL	\$5,850.00
SALES TAX	\$0.00
TOTAL	\$5,850.00

Signature

x

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Chris Van Helden
Office:
cvanhelden@yellowstonelandscape.com

EXHIBIT 9



Proposal #268876

Date: 01/19/2023

From: Chris Van Helden

Proposal For

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

Location

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Cunningham Ct Buffer/Canal

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Buffer Zone Clean Out	1.00	\$2,925.00	\$2,925.00

Client Notes

- Clear Out 12ft Buffer Zone behind residents Homes & Canal
- Use of Skid Steer
- Taxes

SUBTOTAL	\$2,925.00
SALES TAX	\$0.00
TOTAL	\$2,925.00

Signature

x

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Chris Van Helden
Office:
cvanhelden@yellowstonelandscape.com

EXHIBIT 10



Proposal #280917

Date: 02/02/2023

From: Chris Van Helden

Proposal For

Location

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Bush Hog Drainage Ditch along East Side of Property & Along Tower Road

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Bush Hog Cunningham Ct, Braemar Dr. Duke Firth & Tower Road.	1.00	\$11,700.00	\$11,700.00
Client Discount	-1.00	\$825.00	(\$825.00)

Client Notes

- Cut back & lift 4 areas(Cunningham Ct, Braemar Dr, Duke Firth & Tower Rd)
- Remove all debris
- Dump Fees & Taxes

SUBTOTAL	\$10,875.00
SALES TAX	\$0.00
TOTAL	\$10,875.00

Signature

x

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Assigned To

Print Name: _____

Chris Van Helden

Title: _____

Office:
cvanhelden@yellowstonelandscape.com

Date: _____

EXHIBIT 11



Proposal #280918

Date: 02/02/2023

From: Chris Van Helden

Proposal For

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

Location

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Bush Hog Drainage Ditch along East Side of Property

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Bush Hog Cunningham Ct, Braemar Dr.	1.00	\$5,850.00	\$5,850.00
Client Discount	-1.00	\$412.50	(\$412.50)

Client Notes

- Cut back & lift 4 areas(Cunningham Ct, Braemar Dr.)
- Remove all debris
- Dump Fees & Taxes

SUBTOTAL	\$5,437.50
SALES TAX	\$0.00
TOTAL	\$5,437.50

Signature

x

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Chris Van Helden
Office:
cvanhelden@yellowstonelandscape.com

EXHIBIT 12



Proposal #280911

Date: 02/02/2023

From: Chris Van Helden

Proposal For

Location

Ballantrae CDD

c/o Breeze
1540 International Plaza - Suite 2000
Lake Mary, FL 32746

main: 813-564-7847
mobile:
patricia@breezehome.com

17611 Mentmore Blvd
Land O' Lakes, FL 34638

Property Name: Ballantrae CDD

Bush Hog Tower Road Along Property Line

Terms: Net 30

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Bush Hog Tall Grass Growth on Tower Road	1.00	\$2,925.00	\$2,925.00

Client Notes

- Knock Down Tall Growth On Tower Rd
- Taxes

SUBTOTAL	\$2,925.00
SALES TAX	\$0.00
TOTAL	\$2,925.00

Signature

x

Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate. Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Contact

Print Name: _____

Title: _____

Date: _____

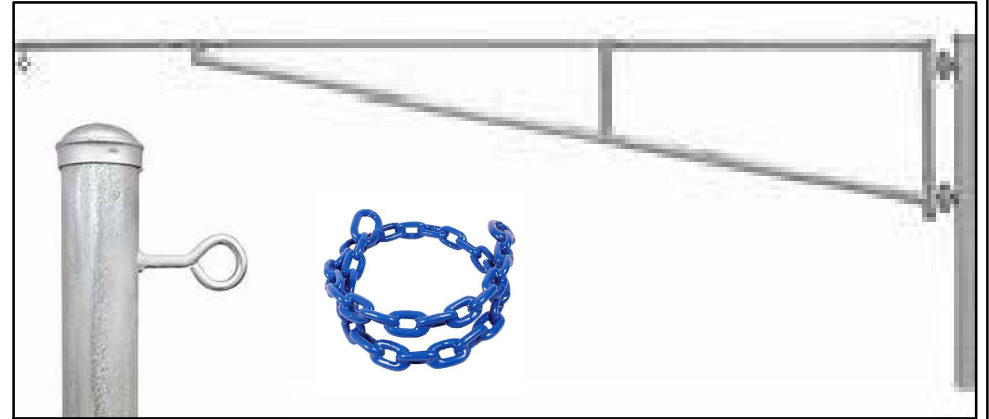
Assigned To

Chris Van Helden
Office:
cvanhelden@yellowstonelandscape.com

EXHIBIT 13

- (1) SWING SENTINEL 20' MANUAL SINGLE LEAF SWING BARRIER GATE ARM (IN-GROUND) - GALVANIZED - 14010-20
- (2) SENTINEL SWING BARRIER RECEIVER POST (IN-GROUND) - 14030R

ESTIMATED COST OF EQUIPMENT WITH SHIPPING: \$3,000



Thu, 02 Feb 2023 - 3:37pm J:\00023\00023\001\001\Ballantrae\Projects\Amenity Center\Parking Lot Gate Addition\Parking Lot Gate Addition.dwg Frank Nettle

ITEM	BY	REMARKS	NAME	DATE	REVISIONS	BY	DATE
		DESIGNED BY:	-	-			
		DRAWN BY:	-	-			
		CHECKED BY:	-	-			
		SUPERVISED BY:	-	-			



**BALLANTRAE AMENITY CENTER
PARKING LOT GATE ADDITION**

DATE: **2/2/2022**
SCALE: **NTS**
DRAWING No.

EXHIBIT 14

Ballantrae Community Development District

Financial Statements
(Unaudited)

Period Ending
December 31, 2022

BALLANTRAE CDD

Financial Report Summary - General Fund

As of December 31, 2022

a. FUND BALANCE:

For The Period Ending	12/31/2022	12/31/2021	Variance
	Actual	Actual	
CASH OPER. ACCT	\$ 1,326,538	\$ 1,520,353	\$ (193,815)
CASH DEBIT CARD	4,292	1,483	2,809
ACCOUNTS RECEIVABLE	352	11,683	(11,331)
OTHER CURRENT ASSETS	1,175	5,165	(3,990)
LESS: ACCOUNTS PAYABLE	(21,273)	(4,245)	(17,028)
DUE TO OTHER FUNDS	(504,132)	(525,775)	21,643
ACCRUED EXPENSES	-	(18,261)	18,261
NET CASH BALANCE	\$ 806,951	\$ 990,403	\$ (183,452)
UNRESERVED GF BALANCE (UN-ASSIGNED)	\$ 827,967	\$ 989,228	\$ (161,261)
NONSPENDABLE PREPAID ITEM	1,175	1,175	-
RESERVE GF BALANCE (ASSIGNED) - OPERATIONS	-	-	-
TOTAL GENERAL FUND BALANCE	\$ 829,142	\$ 990,403	\$ (161,261)

b. REVENUE AND EXPENDITURES (FY 2022 YTD):

% TAX ASSESSMENTS COLLECTED	100.0%		FAVORABLE
	ACTUAL	BUDGET	(UNFAVORABLE)
	YEAR-TO-DATE	YEAR-TO-DATE	VARIANCE
TOTAL REVENUE (YTD) COLLECTED	\$ 924,505	\$ 409,864	\$ 514,641
EXPEND. (YTD) BEFORE OTHER SOURCES & USES	(294,767)	(295,192)	425
NET OPERATING CHANGE	\$ 629,738	\$ 114,672	\$ 515,066

Ballantrae CDD
Balance Sheet
December 31, 2022

	GENERAL FUND	RESERVE FUND	DS-2015 FUND	TOTAL
1 ASSETS:				
2 CASH - OPERATING ACCTS	\$ 822,406	\$ -	\$ -	\$ 822,406
3 CASH - OPERATING ACCTS-RESTRICTED	504,132	-	-	504,132.29
4 CASH - MMK BU	-	-	-	-
5 CASH - DEBIT CARD BU	4,292	-	-	4,292
6 CASH ON HAND - Prior Mgt	-	-	-	-
7 INVESTMENTS:				
8 ASSET RESERVE	-	490,912	-	490,912
9 EMERGENCY RESERVE	-	314,376	-	314,376
10 PARK DEVELOPMENT	-	1,151,317	-	1,151,317
11 BILL PAYMENT RESERVE	-	155,168	-	155,168
12 SINKING FUND-SERIES 2015	-	-	-	-
13 REVENUE-SERIES 2015	-	-	64,304	64,304
14 RESERVE-SERIES 2015	-	-	222,898	222,898
15 PREPAYMENT-SERIES 2015	-	-	-	-
16 INTEREST-SERIES 2015	-	-	-	-
17 ACCOUNTS RECEIVABLE	445	-	-	445
18 ALLOWANCE FOR UNCOLLECTED DEBT	(93)	-	-	(93)
19 ASSESSMENTS RECEIVABLE -ON ROLL	100,575	-	229,546	330,120
20 DUE FROM OTHER FUNDS	22,191	-	504,132	526,323
21 DEPOSITS	1,175	-	-	1,175
22 PREPAID ITEMS	-	-	-	-
23 TOTAL ASSETS	\$ 1,455,122	\$ 2,111,772	\$ 1,020,880	\$ 4,587,775

Ballantrae CDD
Balance Sheet
December 31, 2022

	<u>GENERAL FUND</u>	<u>RESERVE FUND</u>	<u>DS-2015 FUND</u>	<u>TOTAL</u>
24 <u>LIABILITIES:</u>				
25 ACCOUNTS PAYABLE	\$ 21,273	\$ -	\$ -	\$ 21,273
26 DUE TO OTHER FUNDS	504,132	22,191	-	526,323
27 ACCRUED EXPENSES	-	-	-	-
28 DEFERRED REVENUE ON-ROLL	100,575	-	229,546	330,120
29 <u>FUND BALANCE:</u>				
30 NON SPENDABLE (Deposits & Prepaid)	1,175	-	-	1,175
31 ASSIGNED	-	2,089,581	791,334	2,880,916
32 UNASSIGNED	827,967	-	-	827,967
33 TOTAL LIABILITIES & FUND BALANCE	\$ 1,455,122	\$ 2,111,772	\$ 1,020,880	\$ 4,587,775

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE YTD vs Actual YTD FAV (UNFAV)	YTD % ACTUAL / AMENDED
1 O&M REVENUES:					
2 LANDOWNER ASSESSMENTS (NET)	\$ 1,024,660	\$ 409,864	924,085	\$ 514,221	90%
3 EXCESS FEES CARRYFORWARD PREVIOUS YEARS	2,812	-	-	-	0%
4 CARRYOVER FROM PREVIOUS YEARS (FUND BALANCE FORWARD)	100,000	-	-	-	0%
5 OTHER INCOME	-	-	420	420	0%
6 TRANSFER IN FROM RESERVE FUND	-	-	-	-	0%
6 O&M TOTAL REVENUES:	1,127,472	409,864	924,505	514,641	82%
7					
8 O&M ADMINISTRATIVE EXPENDITURES:					
9 BOARD OF SUPERVISORS					
10 SUPERVISOR STIPENDS	14,000	3,500	3,000	500	21%
11 NEWSLETTER - PRINT & MAILING	-	-	-	-	0%
12 WEBSITE SERVER & NAME	2,015	2,015	2,015	-	100%
13 PUBLIC OFFICIALS LIABILITY INSURANCE	3,369	842	-	842	0%
14 MANAGEMENT SERVICES					
15 ADMINISTRATIVE SERVICES	-	-	800	(800)	0%
16 DISTRICT MANAGEMENT	55,000	13,750	13,749	1	25%
17 FINANCIAL CONSULTING SERVICES	-	-	-	-	0%
18 ACCOUNTING SERVICES	-	-	-	-	0%
19 ENGINEERING & LEGAL SERVICES					
20 DISTRICT ENGINEER	18,000	4,500	5,698	(1,198)	32%
21 DISTRICT COUNSEL	17,300	4,325	2,173	2,152	13%
22 ADMINISTRATIVE: OTHER					
23 ANNUAL FINANCIAL AUDIT	4,200	1,050	-	1,050	0%
24 DISCLOSURE REPORT	-	-	-	-	0%
25 TRUSTEES FEES	3,772	943	-	943	0%
26 PROPERTY APPRAISER FEE	150	150	-	150	0%
27 LEGAL ADVERTISING	750	188	249	(62)	33%
28 ARBITRAGE REBATE CALCULATION	650	163	-	163	0%
29 DUES, LISCENSES AND FEES	1,200	300	175	125	15%
30 COMPLIANCE WITH ADA	2,480	620	-	620	0%
31 ADMINISTRATIVE CONTINGENCY	5,000	1,250	299	951	6%
32 MISC SERVICES	-	-	-	-	0%
33 O&M ADMINISTRATIVE TOTAL:	127,886	33,595	28,159	5,436	22%
34					
35 INSURANCE					
36 GERNERAL LIABILITY	7,700	7,700	6,452	1,248	84%
37 PROPERTY CASUALTY	18,000	18,000	17,115	885	95%
38 INSURANCE TOTAL	25,700	25,700	23,567	2,133	92%

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE YTD vs Actual YTD FAV (UNFAV)	YTD % ACTUAL / AMENDED
39					
40	UTILITY SERVICES				
41	25,000	6,250	9,676	(3,426)	39%
42	15,000	3,750	3,240	510	22%
43	103,500	25,875	27,387	(1,512)	26%
44	14,000	3,500	4,292	(792)	31%
45	2,200	550	-	550	0%
46	159,700	39,925	44,595	(4,670)	28%
47					
48	LAKES/PONDS & LANDSCAPE				
49	LAKES/PONDS: CONTRACTS				
50	34,800	8,700	9,519	(819)	27%
51	20,256	5,064	4,200	-	21%
52	LAKES/PONDS: OTHER				
53	3,000	750	-	750	0%
54	1,500	375	-	375	0%
55	10,000	2,500	29,970	(27,470)	300%
56	5,000	-	-	-	0%
57	LANDSCAPING: CONTRACTS				
58	144,240	36,060	36,058	2	25%
59	31,212	7,803	-	7,803	0%
60	-	-	-	-	0%
61	LANDSCAPING: OTHER				
62	14,000	3,500	2,757	743	20%
63	40,000	20,885	34,606	(13,721)	87%
64	10,000	2,500	-	2,500	0%
65	-	-	-	-	0%
66	5,000	1,250	-	1,250	0%
67	10,380	2,595	-	2,595	0%
68	5,000	1,250	2,206	(956)	44%
69	334,388	93,232	119,316	(26,084)	36%

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE YTD vs Actual YTD FAV (UNFAV)	YTD % ACTUAL / AMENDED
70					
71	STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS				
72	STREETS & SIDEWALKS				
73	ENTRY & WALLS MAINTENANCE	2,000	500	1,266	(766) 63%
74	STREET/DECORATIVE LIGHT MAINTENANCE	1,000	1,000	1,570	(570) 157%
75	SIDEWALK REPAIR & MAINTENANCE	1,500	1,500	-	1,500 0%
76	MAINTENANCE STAFF				
77	EMPLOYEE - SALARIES	127,300	31,825	32,802	(977) 26%
78	EMPLOYEE - P/R TAXES	10,494	2,623	2,754	(131) 26%
79	EMPLOYEE - WORKERS COMP	4,200	4,200	2,911	1,289 69%
80	PAYROLL PROCESSING FEES	1,900	475	462	13 24%
81	EMPLOYEE- HEALTH & PHONE STIPENDS	14,400	3,600	100	3,500 1%
82	MILEAGE	1,100	275	-	275 0%
83	STREETS, SIDEWALKS, MAINTENANCE & OPERATIONS	163,894	45,998	41,864	4,134 26%
84	CLUBHOUSE & SAFETY & SECURITY				
85	CLUBHOUSE & MISCELLANEOUS				
86	PARK/FIELD REPAIRS	7,200	1,800	-	1,800 0%
87	CLUBHOUSE FACILITY MAINTENANCE	9,000	2,250	-	2,250 0%
88	CLUBHOUSE TELEPHONE/INTERNET/FAX	4,200	1,050	1,319	(269) 31%
89	MISCELLANEOUS SUPPLIES (INCLUSIVE OF DEBIT CARD)	3,500	875	140	735 4%
90	POOL/FOUNTAIN/SPALSH PAD MAINTENANCE	10,000	2,500	3,655	(1,155) 37%
91	POOL PERMITS	750	188	-	188 0%
92	SEASONAL LIGHTING	20,000	20,000	13,750	6,250 69%
93	PEST CONTROL	520	520	-	520 0%
94	CLUBHOUSE EXTERIOR FURNISHINGS	-	-	-	-
95	CLUBHOUSE CLEANING	-	-	-	-
96	CLUBHOUSE MISCELLANEOUS	7,500	1,875	636	1,239 8%
97	SAFETY & SECURITY				
98	PART-TIME LAW ENFORCEMENT DETAILS	50,000	12,500	-	12,500 0%
99	SALARY FOR SUMMER MONITOR AT BOTH POOLS	23,500	5,875	-	5,875 0%
100	EMPLOYEE P/R TAXES	2,000	500	-	500 0%
101	EMPLOYEE WORKER'S COMP	1,300	325	-	325 0%
102	VIDEO SURVEILLANCE	-	-	-	-
103	SECURITY - OTHER (GATE SERVICE)	1,000	250	3,728	(3,478) 373%
104	CLUBHOUSE & SAFETY & SECURITY	140,470	50,508	23,228	27,279 17%
105					

Ballantrae CDD
General Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 AMENDED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE YTD vs Actual YTD FAV (UNFAV)	YTD % ACTUAL / AMENDED
106 O&M CONTINGENCY & CAPITAL PROJECTS					
107 O&M CONTINGENCY	24,935	6,234	14,037	(7,803)	56%
108 ENTRANCES & OTHER PLANT REPLACEMENT	-	-	-	-	0%
109 WALL & STRUCTURE PAINTING	-	-	-	-	0%
110 INVASIVE & UNDESIRABLE PLANT REMOVAL	-	-	-	-	0%
111 O&M CONTINGENCY TOTAL	24,935	6,234	14,037	(7,803)	56%
112					
113 TOTAL EXPENDITURES BEFORE OTHER FINANCING SOURCES (USES)	976,973	295,192	294,767	(7,803)	30%
114					
115 EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPEND.	150,499	114,672	629,738	(3,190)	418%
116					
117 OTHER FINANCING SOURCES AND (USES)					
118 RESERVES TRANSFERS OUT-OTHER FINANCING USES					
119 EMERGENCY RESERVE	-	-	-	-	0%
120 ASSET RESERVE	50,500	50,500	-	50,500	0%
121 BILL PAYMENT RESERVE	-	-	-	-	0%
122 PARK DEVELOPMENT RESERVE	100,000	100,000	-	100,000	0%
123 TOTAL OTHER FINANCING SOURCES AND (USES)	150,500	150,500	-	150,500	0%
124					
125 O&M TOTAL EXPENDITURES	1,127,473	250,500	294,767	250,500	26%
126					
127 NET CHANGE IN FUND BALANCE	(1)	365,172	629,738	247,310	-116187887%
128 NET CHANGE IN FUND BALANCE	-	44,692	629,738	761,951	
129 BEGINNING FUND BALANCE GENERAL FUND (adjusted for FY22)	-	-	199,404	199,404	
130 LESS FUND BALANCE FORWARD	-	-	-	-	
131 ENDING FUND BALANCE GENERAL FUND	-	44,692	829,142	961,355	
132 ENDING FUND BALANCE - RESERVE FUND (Stmt 2)	-	-	-	-	
133 TOTAL FUND BALANCE - GENERAL & RESERVE FUNDS	-	-	-	-	
134 ADJUSTED FUND BALANCE	\$ -	\$ 44,692	\$ 829,142	\$ 961,355	

Ballantrae CDD
Debt Service Fund -Series 2015
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
1 REVENUE				
2 ASSESSMENT - ON-ROLL	\$ 556,611	\$ 55,661	\$ 504,132	\$ 448,471
3 ASSESSMENT DISCOUNTS	-	-	-	-
4 LOT CLOSINGS	-	-	-	-
5 INTEREST EARNINGS	-	-	2,392	2,392
6 TOTAL REVENUE	556,611	55,661	506,524	450,863
7 EXPENDITURES				
8 INTEREST PAYMENT	-	-	-	-
9 INTEREST MAY 2023	100,985	100,985	-	100,985
10 INTEREST NOV 2022	96,259	96,259	102,659	(6,400)
11 PRINCIPAL RETIREMENT NOV 2022	360,000	360,000	-	360,000
12 PRINCIPAL PREPAYMENT	-	-	5,000	5,000
13 TOTAL CONTINGENCY	557,244	557,244	107,659	459,585
14 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(633.00)	(501,583)	398,865	910,448
15 OTHER FINANCING SOURCES				
16 TRANSFER-IN	-	-	-	-
17 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-	-
18 NET CHANGE IN FUND BALANCE	(633)	(501,583)	398,865	910,448
19 FUND BALANCE - BEGINNING	-	-	392,469	392,469
20 FUND BALANCE - ENDING	\$ (633)	\$ (501,583)	\$ 791,334	\$ 1,302,917

Ballantrae CDD
Reserve Fund
Statement of Revenue, Expenses and Changes in Fund Balance
For The Period Beginning October 1, 2022 Ending December 31, 2022

	FY 2023 ADOPTED BUDGET	BUDGET YEAR-TO-DATE	ACTUAL YEAR-TO-DATE	VARIANCE FAVORABLE (UNFAVORABLE)
1 REVENUES:				
2 INTEREST REVENUE				
3 PARK DEVELOPMENT	\$ 3,718	\$ 930	\$ 6,318	170%
4 ASSET RESERVE	1,326	332	2,672	201%
5 EMERGENCY RESERVE	303	76	1,660	548%
6 BILL PAYMENT RESERVE	581	145	857	148%
7 FUND BALANCE FORWARD - PARK DEVELOPMENT	-	-	-	0%
8 TOTAL REVENUE	5,928	1,482	11,507	194%
9				
10 RESERVES EXPENDITURES:				
11 EMERGENCY RESERVE	12,023	3,006	-	0%
12 ASSET RESERVE	23,989	5,997	-	0%
13 PARK DEVELOPMENT RESERVE	-	-	22,191	0%
14 PROJECTS	-	-	-	0%
15 TOTAL RESERVE EXPENDITURES	36,012	9,003	22,191	0%
16				
17 EXCESS OF REVENUE OVER(UNDER)EXPENDITURES	(30,084)	(7,521)	(10,684)	36%
18				
19 OTHER FINANCING SOURCES SOURCES (USES)				
20 TRANSFER IN - PARK DEVELOPMENT	37,515	9,379	-	0%
21 TRANSFER IN (OUT)- ASSET RESERVE	47,500	11,875	-	0%
22 INCREASE IN FUDN BALANCE	-	-	-	0%
23 TRANSFER IN (OUT) - EMERGENCY RESERVE	20,000	5,000	-	0%
24 TOTAL OTHER FINANCING SOURCES SOURCES (USES)	105,015	26,254	-	0%
25				
26 NET CHANGE IN FUND BALANCE	(135,099)	(33,775)	(10,684)	8%
27 FUND BALANCE BEGINNING	2,094,769	-	2,100,266	100%
28 FUND BALANCE FORWARD USE	(50,000)	-	-	0%
29 FUND BALANCE ENDING	\$ 1,909,670	\$ (33,775)	\$ 2,089,581	100%

Ballantrae CDD
Bank Reconciliation
December 31, 2022

	8417 <u>BU Acct</u>	<u>HB Acct</u>	<u>Consolidated Oper accts</u>
Balance Per Bank Statement	\$ 42,099.50	\$ 1,307,094.36	\$ 1,349,193.86
Less: Outstanding Checks	-	(22,655.66)	(22,655.66)
Deposits in Transit	-	-	-
<i>Adjusted Bank Balance</i>	<u><u>\$ 42,099.50</u></u>	<u><u>\$ 1,284,438.70</u></u>	<u><u>\$ 1,326,538.20</u></u>
Beginning Cash Balance Per Books	\$ 36,069.30	\$ 245,212.67	\$ 281,281.97
Deposits / Transfer	6,131.00	1,177,610.52	1,183,741.52
Transfer From to Debit Card	-	-	-
Cash Disbursements	(100.80)	(138,384.49)	(138,485.29)
<i>Balance Per Books</i>	<u><u>\$ 42,099.50</u></u>	<u><u>\$ 1,284,438.70</u></u>	<u><u>\$ 1,326,538.20</u></u>

BALLANTRAE CDD
Check Register
FY2023

Date	Ref #	Vendor Name	Memo	Deposits	Disbursements	HB Acct Balance
09/30/2022		EOY Balance Hancock Bank				189812.86
10/1/2022	71	Richard Levy	Invoice: 093521 (Reference: Payroll MTG 5-25-22.)		200	189,612.86
10/3/2022	100056	Egis Insurance Risk Advisors	Invoice: 17179 (Reference: Insurance renewal 10-23.) Invoice: 092222-488 (Reference: insurance	26,477.92		163,134.94
10/4/2022	100057	Poolsure	Invoice: 101295635061 (Reference: Water Pool management - October.)	645.44		162,489.50
10/7/2022	100058	DCSI, Inc	Invoice: 29989 (Reference: Drop off 100 cards, overlays, and (2) print ribbons..) Invoice: 2999	1,916.97		160,572.53
10/7/2022	100059	Steadfast Environmental, LLC	Invoice: SE-21547 (Reference: Routine Aquatic Maintenance - October.) Invoice: SE-21573 (Refer	6,023.15		154,549.38
10/7/2022	100060	Straley Robin Vericker	Invoice: 100522-1032 (Reference: Professional Services Rendered Through September 15, 2022.)	660		153,889.38
10/7/2022	100061	Yellowstone Landscape Professionals	Invoice: TM 436478 (Reference: Emergency Irrigation Controller Replacements Due to Lighting Strike	14,776.35		139,113.03
10/7/2022	100062	Star Fence	Invoice: 100422- (Reference: ALUMINUM FENCE color black 3 rail 57 H + 1 gate 47wg 50 ft.)	1,265.50		137,847.53
10/7/2022	300020	Innovative Employer Solutions	Invoice: 096611 (Reference: Payroll Period 09/19/22-10/02/22.)	7,605.55		130,241.98
10/13/2022	100063	Business Observer	Invoice: 22-01753P (Reference: Meeting Notice.) Invoice: 22-01651P (Reference: Notice of Meetin	140.01		130,101.97
10/17/2022	82	Richard Levy	Invoice: 096928-1 (Reference: Payroll - MTG 10-13-22.)	200		129,901.97
10/17/2022	83	Christopher Milano	Invoice: 096928-1 (Reference: Payroll - MTG 10-13-22.)	200		129,701.97
10/17/2022	100064	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	Invoice: 100322- (Reference: Annual Special District Fee.)	175		129,526.97
10/17/2022	100065	Innersync	Invoice: 20836 (Reference: Website Service.)	1,515.00		128,011.97
10/17/2022	300019	Innovative Employer Solutions	Invoice: 096928 (Reference: Payroll - MTG 10-13-22.)	680.6		127,331.37
10/21/2022	100066	Poolsure	Invoice: 101295636206 (Reference: Water Management Seasonal.)	645.44		126,685.93
10/21/2022	300032	Engage PEO	Invoice: 097058 (Reference: Payroll period 10/03/22 to 10/16/22 and MTG 6-20-22 Workshop.)	4,628.68		122,057.25
10/21/2022	300033	Pasco County Utilities Services Branch	Invoice: 17298591 10/04 (Reference: 0 Ballantrae \$ Mentmor - 08/18/22/09/19/22.)	1,765.75		120,291.50
10/21/2022	300034	Pasco County Utilities Services Branch	Invoice: 17298592 10/4 (Reference: 0 Ayshire Blvd - 08/18/22-09/19/22.)	10.14		120,281.36
10/24/2022	300049	Bright House Networks	Invoice: 0036522358-01 10/6 (Reference: 17611 Mentmore Blvd Clubhouse - 10/06/22-11/04/22.)	14.99		120,266.37
10/25/2022	100067	DLTD Solutions Inc.	Invoice: 0003821 (Reference: Security Service - July 5th thru 23,2022.) Invoice: 0003946 (Refer	8,800.00		111,466.37
10/25/2022	100068	Illuminations Holiday Lighting	Invoice: 221022 (Reference: Holiday lighting and decoration for Ballantrae Clubhouse and Front Ent	6,875.00		104,591.37
10/25/2022	100069	Artemis Connected LLC	Invoice: 1219 (Reference: Professional Mgmt.) Invoice: 1198 (Reference: Professional Mgmt.)	9,166.00		95,425.37
10/25/2022	100070	Blue Wave Lighting, LLC	Invoice: 2201022 (Reference: Clubhouse Install LED track lighting outlining roofline (soffit) on 3	11,095.50		84,329.87
10/26/2022	300035	Duke Energy	Invoice: 9100 8258 0917 10/5 (Reference: 17611 Mentmore Blvd - 09/02/22-10/03/22.)	1,146.26		83,183.61
10/26/2022	300036	Duke Energy	Invoice: 9100 8258 1158 10/5 (Reference: 17524 Hugh Ln - 09/02/22-10/03/22.)	288.92		82,894.69
10/26/2022	300037	Duke Energy	Invoice: 9100 8258 1364 (Reference: 3633 Duke Firth St - Entry Light - 09/02/22-10/03/22.)	31.49		82,863.20
10/26/2022	300038	Duke Energy	Invoice: 9100 8258 1637 10/5 (Reference: 17700 Glennap Dr - Entry Tower - 09/02/22-10/03/22.)	37.5		82,825.70
10/26/2022	300039	Duke Energy	Invoice: 9100 8258 2521 (Reference: 17650 Ayshire Blvd - Entry Tower - 09/02/22-10/03/22.)	30.75		82,794.95
10/26/2022	300041	Duke Energy	Invoice: 9100 8258 2951 10/5 (Reference: 3542 Ballantrae Blvd - Well Pump - 09/02/22-10/03/22.)	56.46		82,738.49
10/26/2022	300042	Duke Energy	Invoice: 9100 8265 1329 10/5 (Reference: 2131 Ballantrae Blvd - IRR - 09/02/22-10/03/22.)	30.43		82,708.06
10/26/2022	300043	Duke Energy	Invoice: 9100 8265 1494 10/5 (Reference: 17626 Glenapp Dr - IRR - 09/02/22-10/03/22.)	98.46		82,609.60
10/26/2022	300044	Duke Energy	Invoice: 9100 8265 1676 10/5 (Reference: 2500 Ballantrae Blv - Lite Entrance SR 54 - 09/02/22-10/03/22.)	142.83		82,466.77
10/26/2022	300045	Duke Energy	Invoice: 9100 8265 1824 10/5 (Reference: 3643 Duke Firth St - IRR - 09/02/22-10/03/22.)	30.41		82,436.36
10/26/2022	300046	Duke Energy	Invoice: 9100 8265 2544 10/5 (Reference: 17600 Stickhar Dr - Entry Tower - 09/02/22-10/03/22.)	131.57		82,304.79
10/26/2022	300047	Duke Energy	Invoice: 9100 8265 2750 10/5 (Reference: 3351 Downan Point Dr - Well - 09/02/22-10/03/22.)	30.41		82,274.38
10/26/2022	300048	Duke Energy	Invoice: 9100 8258 1801 10/5 (Reference: 2800 Ballantrae Blvd - Pump Pond - 09/02/22-10/03/22.)	2,575.44		79,698.94
10/29/2022	300050	Bright House Networks	Invoice: 046594501101322 (Reference: 17611 Mentmore Blvd - AHMS1 - 10/13/22-11/12/22.)	397.94		79,301.00
10/31/2022	300040	Duke Energy	Invoice: 9100 8258 2745 10/10 (Reference: 17835 State Road 54 - LITE - 09/02/22-10/03/22.)	9,129.04		70,171.96
10/31/2021				0.00	119,640.90	70,171.96
11/1/2022	81	Christopher Milano	Invoice: 095855-1 (Reference: Payroll MTG 08-24-22.)		200	69,971.96
11/1/2022	300091	Bright House Networks	Invoice: 0036522358-01 11/6 (Reference: 17611 Mentmore Blvd Clubhouse - 12/05/22-01/06/23.)	14.99		69,956.97
11/3/2022	100071	Business Observer	Invoice: 22-01874P (Reference: Meeting Notice.)	56.88		69,900.09
11/3/2022	100072	Straley Robin Vericker	Invoice: 22279 (Reference: legal Services thru Oct. 15.)	1,328.27		68,571.82
11/3/2022	100073	Yellowstone Landscape Professionals	Invoice: TM 446890 (Reference: monthly landscaping.)	12,019.25		56,552.57
11/3/2022	100074	Artemis Connected LLC	Invoice: 1246 (Reference: Professional Mgmt.)	5,083.00		51,469.57
11/4/2022	300060	Engage PEO	Invoice: 097391 (Reference: Payroll period 10/17/22 to 10/30/22.)	5,130.59		46,338.98
11/7/2022	100075	Steadfast Environmental, LLC	Invoice: SE-21640 (Reference: Routine Aquatic Maintenance.)	4,573.15		41,765.83

BALLANTRAE CDD
Check Register
FY2023

Date	Ref #	Vendor Name	Memo	Deposits	Disbursements	HB Acct Balance
11/7/2022	392		to book cash collected from tax collector	18.65		41,784.48
11/7/2022	392				6.56	41,777.92
11/7/2022	393		to book cash collected from tax collector	3,611.65		45,389.57
11/7/2022	393				1,271.30	44,118.27
11/7/2022	392			6.56		44,124.83
11/7/2022	393			1,271.30		45,396.13
11/10/2022	84	Andrew Alexandre	Invoice: 097511-1 (Reference: Payroll 11-10-22.)		184.7	45,211.43
11/10/2022	85	Richard Levy	Invoice: 097511-2 (Reference: Payroll 11-10-22.)		200	45,011.43
11/10/2022	86	Christopher Milano	Invoice: 097511-3 (Reference: Payroll 11-10-22.)		200	44,811.43
11/10/2022	100076	Steadfast Environmental, LLC	Invoice: SE-21667 (Reference: prune Oak Trees.)		13,912.00	30,899.43
11/10/2022	100077	Tampa Bay Times	Invoice: 080322-3502 (Reference: Assessment Ads.)		1,521.00	29,378.43
11/10/2022	300059	Engage PEO	Invoice: 097511 (Reference: Payroll 11-10-22.)		298.3	29,080.13
11/15/2022	100078	Business Observer	Invoice: 22-01947P (Reference: Notice of Meetings.)		78.75	29,001.38
11/15/2022	100079	Yellowstone Landscape Professionals	Invoice: TM 449293 (Reference: Mulch installation.)		16,830.00	12,171.38
11/15/2022	394		to book cash collected from tax collector	54,376.79		66,548.17
11/15/2022	394				19,140.63	47,407.54
11/15/2022	394			19,140.63		66,548.17
11/16/2022	100080	DCSI, Inc	Invoice: 30112 (Reference: broken case for front gate reader.)		164	66,384.17
11/18/2022	300066	Engage PEO	Invoice: 097684 (Reference: PR Period 10-31-22 thru 11-13-22.)		4,399.93	61,984.24
11/21/2022	395		to book cash collected from tax collector	60,414.78		122,399.02
11/21/2022	395				21,266.00	101,133.02
11/21/2022	395			21,266.00		122,399.02
11/23/2022	300076	Pasco County Utilities Services Branch	Invoice: 17437886 11/02 (Reference: 0 Ayshire Blvd - 08/18/22-09/19/22.)		10.29	122,388.73
11/23/2022	300077	Pasco County Utilities Services Branch	Invoice: 17437885 11/02 (Reference: 0 Ballantrae \$ Mentmor - 09/19/22-10/18/22.)		730.38	121,658.35
11/25/2022	396		to book cash collected from tax collector	130,025.39		251,683.74
11/25/2022	396				45,768.94	205,914.80
11/25/2022	396			45,768.94		251,683.74
11/29/2022	100081	A and R Pool Services, LLC dba Arinton	Invoice: 12303 (Reference: installed new Pentair Maxi pro impeller and diffuser for pump.) Invo		1,290.00	250,393.74
11/30/2022	76	Christopher Milano	Invoice: 094525-1 (Reference: Payroll MTG 05-25-22.)		200	250,193.74
11/30/2022	300067	Duke Energy	Invoice: 9100 8265 2750 11/03 (Reference: 3351 Downan Point Dr - Well - 10/04/22-11/01/22.)		37.5	250,156.24
11/30/2022	300068	Duke Energy	Invoice: 9100 8265 2544 11/03 (Reference: 17600 Stickhar Dr - Entry Tower - 10/04/22-11/01/22.)		61.23	250,095.01
11/30/2022	300069	Duke Energy	Invoice: 9100 8265 1824 11/03 (Reference: 3643 Duke Firth St - IRR - 10/04/22-11/01/22.)		30.41	250,064.60
11/30/2022	300070	Duke Energy	Invoice: 9100 8265 1676 11/03 (Reference: 2500 Ballantrae Blv - Lite Entrance SR 54 - 10/04/22-11/01/22.)		144.36	249,920.24
11/30/2022	300071	Duke Energy	Invoice: 9100 8265 1494 11/03 (Reference: 17626 Glenapp Dr - IRR - 10/04/22-11/01/22.)		154.9	249,765.34
11/30/2022	300072	Duke Energy	Invoice: 9100 8265 1329 11/03 (Reference: 2131 Ballantrae Blvd - IRR - 10/04/22-11/01/22.)		30.48	249,734.86
11/30/2022	300073	Duke Energy	Invoice: 9100 8258 2951 11/03 (Reference: 3542 Ballantrae Blvd - Well Pump - 10/04/22-11/01/22.)		51.56	249,683.30
11/30/2022	300074	Duke Energy	Invoice: 9100 8258 2745 11/03 (Reference: 17835 State Road 54 - LITE - 10/05/22-11/02/22.)		9,129.04	240,554.26
11/30/2022	300075	Duke Energy	Invoice: 9100 8258 2521 11/04 (Reference: 17650 Ayshire Blvd - Entry Tower -10/04/22-11/01/22.)		30.72	240,523.54
11/30/2022	300078	Duke Energy	Invoice: 9100 8258 1801 11/03 (Reference: 2800 Ballantrae Blvd - Pump Pond - 10/04/22-11/01/22.)		2,222.54	238,301.00
11/30/2022	300079	Duke Energy	Invoice: 9100 8258 1637 11/03 (Reference: 17700 Glenap Dr - Entry Tower - 10/04/22-11/01/22.)		35.53	238,265.47
11/30/2022	300080	Duke Energy	Invoice: 9100 8258 1364 11/03 (Reference: 3633 Duke Firth St - Entry Light - 10/04/22-11/01/22.)		32.95	238,232.52
11/30/2022	300081	Duke Energy	Invoice: 9100 8258 1158 11/04 (Reference: 17524 Hugh Ln - 10/04/22-11/01/22.)		235.63	237,996.89
11/30/2022	300082	Duke Energy	Invoice: 9100 8258 0917 11/03 (Reference: 17611 Mentmore Blvd - 10/04/22-11/01/22.)		1,019.56	236,977.33
11/30/2022				335,900.69	169,095.32	236,977.33
12/1/2022	300095	Bright House Networks	Invoice: 046594501111322 (Reference: 17611 Mentmore Blvd - 11/12/22-12/11/22.)		397.94	236,579.39
12/2/2022	100082	DCSI, Inc	Invoice: 30170 (Reference: Printing issues and mens bath door not closing.)		125	236,454.39
12/2/2022	100083	Stantec Consulting Services, Inc.	Invoice: 2002909 (Reference: Engineering Fees.)		3142	233,312.39
12/2/2022	100084	Yellowstone Landscape Professionals, LLC	Invoice: 229348 (Reference: remove fallen Oak Tree blocking traffic.)		875	232,437.39
12/2/2022	300083	Engage PEO	Invoice: 098019 (Reference: PR Period 11/24 thru 11/27.)		5219.56	227,217.83

BALLANTRAE CDD
Check Register
FY2023

Date	Ref #	Vendor Name	Memo	Deposits	Disbursements	HB Acct Balance
12/5/2022	398			640084.87		867,302.70
12/5/2022	398			347700.43		1,215,003.13
12/13/2022	100085	Business Observer	Invoice: 22-01897P (Reference: Notice of Meeting Board of Supervisors.)		56.88	1,214,946.25
12/13/2022	100086	Dibartolomeo, McBee, Hartley & Barnes, PA	Invoice: 90084833 (Reference: Audit financial statements ye 2021.)		3800	1,211,146.25
12/13/2022	100087	DLTD Solutions Inc.	Invoice: 0004028 (Reference: Admin Fee for Oct and Nov.)		600	1,210,546.25
12/13/2022	100088	Poolsure	Invoice: 101295636933 (Reference: water management seasonal rate.)		645.44	1,209,900.81
12/13/2022	100089	Steadfast Environmental, LLC	Invoice: SE-21730 (Reference: Routine Aquatic Maintenance.)		4573.15	1,205,327.66
12/13/2022	100090	Straley Robin Vericker	Invoice: 22453 (Reference: Legal Services thru Nov 15.)		185	1,205,142.66
12/13/2022	100091	Trooper Douglas Guy	Invoice: 0004029 (Reference: Security for Oct and Nov.)		3000	1,202,142.66
12/13/2022	100092	Yellowstone Landscape Professionals, LLC	Invoice: TM 461402 (Reference: monthly landscaping.) Invoice: TM 469029 (Reference: Winter Annu		17459.25	1,184,683.41
12/13/2022	100093	Florida Patio Furniture	Invoice: 68104 (Reference: table and chairs - final payment.)		14695	1,169,988.41
12/13/2022	100094	Artemis Connected LLC	Invoice: 1284 (Reference: Professional Mgmt.)		4583	1,165,405.41
12/13/2022	100095	A and R Pool Services, LLC dba Arinton	Invoice: 12362 (Reference: pool renovation and resurface.)		29970	1,135,435.41
12/16/2022	87	Richard Levy	Invoice: 098378-1 (Reference: PR Period 11/28 thru 12/11.)		200	1,135,235.41
12/16/2022	88	Christopher Milano	Invoice: 098378-2 (Reference: PR Period 11/28 thru 12/11.)		200	1,135,035.41
12/16/2022	300084	Engage PEO	Invoice: 098378 (Reference: PR Period 11/28 thru 12/11.)		5134.2	1,129,901.21
12/19/2022	300123	Pasco County Utilities Services Branch	Invoice: 17587325 12/02 (Reference: 0 Ballantrae & Mentmor -10/18/22-11/17/2022.)		1765.4	1,128,135.81
12/19/2022	300124	Pasco County Utilities Services Branch	Invoice: 17587323 12/02 (Reference: 0 Ayshire Blvd - 10/18/2022-11/7/2022.)		10.29	1,128,125.52
12/20/2022	100096	Stantec Consulting Services, Inc.	Invoice: 2014944 (Reference: Engineering Fees.)		2556	1,125,569.52
12/20/2022	392		VOID: to book cash collected from tax collector			1,125,569.52
12/20/2022	392		to book cash collected from tax collector			1,125,569.52
12/20/2022	392		to book cash collected from tax collector			1,125,569.52
12/21/2022	392		to book cash collected from tax collector	95838.8		1,221,408.32
12/21/2022	392			27167.94		1,248,576.26
12/21/2022	392			52060.58		1,300,636.84
12/21/2022	392			14757.9		1,315,394.74
12/22/2022	300094	Bright House Networks	Invoice: 120522-6305 (Reference: 17611 Menthore Blvd Clubhouse - 12/05/22-01/04/22.)		14.99	1,315,379.75
12/27/2022	300104	Duke Energy	Invoice: 910082580917 (Reference: 17611 Mentmore Blvd - 11/02/22-12/01/22.)		1073.88	1,314,305.87
12/27/2022	300105	Duke Energy	Invoice: 910082581637 12/05 (Reference: 17700 Glenapp Dr - Entry Tower - 11/02/22-12/01/22.)		36.94	1,314,268.93
12/27/2022	300106	Duke Energy	Invoice: 910082652750 (Reference: 3351 Downan Point Dr - Well - 11/02/22-12/01/22.)		36.25	1,314,232.68
12/27/2022	300107	Duke Energy	Invoice: 91008265 824 12/05 (Reference: 3643 Duke Firth St - IRR - 11/02/22-12/01/22.)		30.41	1,314,202.27
12/27/2022	300108	Duke Energy	Invoice: 910082582951 12/05 (Reference: 3542 Ballantrae Blvd - Well Pump - 11/02/22-12/01/22.)		55.19	1,314,147.08
12/27/2022	300109	Duke Energy	Invoice: 910082651676 12/05 (Reference: 2500 Ballantrae Blv - Lite Entrance SR 54 - 11/02/22-12/22		161.65	1,313,985.43
12/27/2022	300110	Duke Energy	Invoice: 910082652544 12/05 (Reference: 17600 Stickhar Dr - Entry Tower - 11/02/22-12/01/22.)		72.18	1,313,913.25
12/27/2022	300111	Duke Energy	Invoice: 9100 8265 1329 12/05 (Reference: 2131 Ballantrae Blvd - IRR - 11/02/22-12/01/22.)		30.48	1,313,882.77
12/27/2022	300113	Duke Energy	Invoice: 910082651494 12/05 (Reference: 17626 Glenapp Dr - IRR - 11/02/22-12/01/22.)		150.27	1,313,732.50
12/27/2022	300114	Duke Energy	Invoice: 910082581364 12/05 (Reference: 3633 Duke Firth St - Entry Light -11/02/22-12/01/22.)		37.02	1,313,695.48
12/27/2022	300115	Duke Energy	Invoice: 9100 2580917 12/05 (Reference: 2800 Ballantrae Blvd - Pump Pond - 11/02/22-12/01/22.)		2271.84	1,311,423.64
12/27/2022	300116	Duke Energy	Invoice: 910082581158 12/05 (Reference: 17524 Hugh Ln - 11/02/22-12/01/22.)		210.83	1,311,212.81
12/27/2022	300122	Duke Energy	Invoice: 910082582521 12/05 (Reference: 17650 Ayshire Blvd - Entry Tower - 11/02/22-12/01/23.)		30.74	1,311,182.07
12/28/2022	100097	DCSI, Inc	Invoice: 30236 (Reference: change access to system schedule.)		125	1,311,057.07
12/28/2022	100098	Yellowstone Landscape Professionals, LLC	Invoice: TM 471416 (Reference: playground mulch filled in.)		10885.5	1,300,171.57
12/28/2022	100099	Don Harrison Enterprises	Invoice: 2965 (Reference: added receptacles for holiday lights.)		1570	1,298,601.57
12/28/2022	300103	Duke Energy	Invoice: 910082582745 12/07 (Reference: 17835 State Road 54 - LITE - 11/03/22-12/02/22.)		9129.04	1,289,472.53
12/29/2022	300093	Bright House Networks	Invoice: 0465945011-121322 (Reference: 17611 Menthore Blvd - 12/12/22-01/11/23.)		397.94	1,289,074.59
12/30/2022	300121	Engage PEO	Invoice: 098684 (Reference: Period 12/12/22-12/25/22.)		4635.89	1,284,438.70
12/31/2022				1,177,610.52	130,149.15	1,284,438.70

EXHIBIT 15

1 **MINUTES OF MEETING**

2 **BALLANTRAE**

3 **COMMUNITY DEVELOPMENT DISTRICT**

4 The Advanced Meeting of the Board of Supervisors of the Ballantrae Community Development
5 District was held on Thursday, January 12, 2023 at 6:30 p.m., at 17611 Mentmore Blvd., Land O'Lakes,
6 Florida.

7 **FIRST ORDER OF BUSINESS – Roll Call**

8 Ms. Thibault called the meeting to order and conducted roll call.

9 Present and constituting a quorum were:

10	Richard Levy	Board Supervisor, Vice Chairman
11	Chris Milano	Board Supervisor, Assistant Secretary
12	Joanne Anderson	Board Supervisor, Assistant Secretary
13	Kendrick Miller	Board Supervisor, Assistant Secretary

14 *The following is a summary of the discussions and actions taken at the January 12, 2023 Ballantrae CDD*
15 *Board of Supervisors Advanced Meeting.*

16 **SECOND ORDER OF BUSINESS – Audience Comments– (limited to 3 minutes per individual for**
17 **agenda items)**

18 - There being none, next item followed.

19 **THIRD ORDER OF BUSINESS – Professional Report**

- 20 A. Exhibit 1: BREEZE Field Operations Report – Mr. Sakellarides
21 - Arinton Proposal \$8,900.00
22 To be pulled from O&M Contingency.

23 On a MOTION by Mr. Milano, SECONDED by Ms. Anderson, WITH ALL IN FAVOR, the Board
24 Approved **Arinton Proposal \$8,900.00** for the Ballantrae Community Development District.

- 25 B. Exhibit 2: Steadfast Environmental - Aquatics Inspection Report
26 - Representative was not present.
27 C. Exhibit 3: Steadfast Environmental – Conservation Inspection Report
28 D. Consideration of Steadfast Proposals
29 ➤ Exhibit 4: Pruning of Two Maple Trees at Front Entrance- \$280.00

30 On a MOTION by Mr. Milano, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board Approved
31 **Pruning of Two Maple Trees at Front Entrance- \$280.00** for the Ballantrae Community Development
32 District.

- 33 ➤ Exhibit 5: Removal and Off Site Disposal of Two Dead Oak Trees Around the Perimeter
34 of Pond 24- \$2,000.00

35 On a MOTION by Mr. Milano, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board Approved
36 **Removal and Off Site Disposal of Two Dead Oak Trees Around the Perimeter of Pond 24- \$2,000.00**
37 **for** the Ballantrae Community Development District.

- 38 E. Exhibit 6: Yellowstone Site Audit

- 39 F. Exhibit 7: Yellowstone Irrigation Report
- 40 G. Consideration of Yellowstone Proposals - Chris Van Helden
- 41 ➤ Exhibit 8: Ayrshire Entrance Island Sod- \$4,710.00
- 42 ➤ Exhibit 9: Breamar Entrance Island Sod- \$6,115.00
- 43 ➤ Exhibit 10: Castleway Entrance Island Sod- \$6,115.00
- 44 ➤ Exhibit 11: Community Entrance Island Sod- \$26,735.00

45 On a MOTION by Ms. Anderson, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board
46 Approved **Community Entrance Island Sod- \$26,735.00** for the Ballantrae Community Development
47 District.

- 48 ➤ Exhibit 12: Cunningham Ct Buffer/Canal Clean Out- \$3,250.00
- 49 ➤ Exhibit 13: Cunningham Entrance Island Sod- \$6,115.00
- 50 ➤ Exhibit 14: Lintower Entrance Island Sod- \$3,266.25
- 51 ➤ Exhibit 15: Straton Entrance Island Sod- \$3,960.00

52 H. District Counsel

- 53 I. District Engineer - Greg Woodcock
- 54 ➤ Discussion of Sliding Gate in the Parking Area
- 55 - Proposals will be brought back for the swing gate to February meeting.
- 56 District Engineering Authroization

57 On a MOTION by Ms. Anderson, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board
58 Accepted **District Engineering Authroization** for the Ballantrae Community Development District.

59 **FOURTH ORDER OF BUSINESS – Administrative Matters**

- 60 A. Exhibit 16: Acceptance of the Unaudited November 2022 Financial Statement

61 On a MOTION by Mr. Milano, SECONDED by Ms. Anderson, WITH ALL IN FAVOR, the Board
62 Accepted the **Unaudited November 2022 Financial Statement** for the Ballantrae Community
63 Development District.

- 64 B. Exhibit 17: Approval of Minutes of December 8, 2022, Regular Meeting

65 On a MOTION by Mr. Milano, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board Approved
66 the **Minutes of December 8, 2022, Regular Meeting** for the Ballantrae Community Development District

67 **FIFTH ORDER OF BUSINESS – Business Matters- OLD**

- 68 - There being none, the next item followed.

69 **SIXTH ORDER OF BUSINESS – Business Matters- New**

- 70 - There being none, the next item followed.

71 **SEVENTH ORDER OF BUSINESS – Staff Reports**

- 72 A. District Manager

73 ➤ Exhibit 18: Presentation of Rollover & Consideration for Adoption of Resolution
74 2023-02, FY 2023 Budget Amendment

75 On a MOTION by Mr. Milano, SECONDED by Ms. Anderson, WITH ALL IN FAVOR, the Board
76 Adopted the **Resolution 2023-02, FY 2023 Budget Amendment** for the Ballantrae Community
77 Development District

78 B. Maintenance Supervisor
79 - Not to exceed \$9,000.00 each
80 Two to be paid out of the park development fund.

81 On a MOTION by Mr. Milano, SECONDED by Mr. Miller, WITH ALL IN FAVOR, the Board Approved
82 **Not to Exceed \$9,000.00** for the Ballantrae Community Development District

83 **EIGHTH ORDER OF BUSINESS – Supervisors Requests**

- 84 - Ms. Thibault to file a trespass agreement.
- 85 - License plate readers status to be confirmed.
- 86 - Basketball court entry button.

87 **NINTH ORDER OF BUSINESS – Adjournment**

88 ➤ Ms. Thibault called for the meeting to be adjourned.

89 On a MOTION by Ms. Anderson, SECONDED by Mr. Milano, WITH ALL IN FAVOR, the Board
90 adjourned the meeting for the Ballantrae Community Development District.

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

94 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
95 **meeting held on _____.**

96

Signature

Signature

Printed Name

Printed Name

97 **Title:** **Secretary** **Assistant Secretary**

Title: **Chairman** **Vice Chairman**