



Your Community.
Our Commitment.

PANTHER TRACE II

COMMUNITY DEVELOPMENT DISTRICT

Advanced Meeting Package

Regular Meeting

Date/Time:

Monday

March 23, 2026

6:30 p.m.

Location:

**Panther Trace II Clubhouse
11518 Newgate Crest Drive,
Riverview, FL 33579**

Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval or adoption.



PANTHER TRACE II
COMMUNITY DEVELOPMENT DISTRICT
c/o Vesta District Services
250 International Parkway, Suite 208
Lake Mary, FL 32746
321-263-0132

Board of Supervisors
Panther Trace II Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Panther Trace II Community Development District is scheduled for **Monday, March 23, 2026** at **6:30 p.m.** at **Panther Trace II Clubhouse – 11518 Newgate Crest Drive, Riverview, FL 33579.**

The advanced copy of the agenda for the meeting is attached along with associated documentation for your review and consideration. Any additional support material will be distributed at the meeting.

Should you have any questions regarding the agenda, please contact the District Manager at (321) 263-0132 X 536 or hbeckett@vestapropertyservices.com. We look forward to seeing you at the meeting.

Sincerely,

Heath Beckett

Heath Beckett
District Manager

CC: Attorney
Engineer
District Records





PANTHER TRACE II COMMUNITY DEVELOPMENT DISTRICT

Meeting Date: Monday, March 23, 2026
Time: 6:30 p.m.
Location: Panther Trace II Clubhouse
11518 Newgate Crest Drive,
Riverview, FL 33579

AUDIO ONLY
Dial-in Number: 1-904-348-0776
Phone Conference ID: 684 257 747#

Agenda

The full draft agenda packet may be requested no earlier than 7 days prior to the meeting date by emailing sconley@vestapropertyservices.com

FIRST ORDER OF BUSINESS:

ROLL CALL

Supervisors	Present	Teams	Absent
Clint Miner (1-VC)			
David Steppy (2)			
Jeffrey Spiess (3-C)			
Geri Peterkin (4)			
Steven Russell (5)			

Staff/Vendors

Heath Beckett, Vesta District Services
Anna Ramirez, Panther Trace II Facilities Director
Michael Broadus, Straley, Robin, Vericker
Tyson Waag, Stantec
Matt Remson, Remson Aquatics
Jeff Myers, ASI

SECOND ORDER OF BUSINESS:

PLEDGE OF ALLEGIANCE

THIRD ORDER OF BUSINESS:

AUDIENCE COMMENTS – AGENDA ITEMS

(See Comments Policy Below)

Comments Policy: Comments will be heard from anyone physically present (limited to 3 minutes per individual) or they may be emailed to the District Manager at least 48 hours prior to the meeting (hbeckett@vestapropertyservices.com & sconley@vestapropertyservices.com)

FOURTH ORDER OF BUSINESS:

OPERATIONS AND MAINTENANCE

- A. Presentation of Aquatic Maintenance Report – *Matt Remson, Remson Aquatics* **EXHIBIT 1**
 - 1. Presentation of Control Structure Report **EXHIBIT 2**
 - a. **Consideration of Remson Aquatics Proposal # 2237 for Control Structure Repairs - \$10,968.00**
 - 2. Consideration of Remson Aquatics Proposal #2205 for Pond 35 Littoral Shelf Aquatic Planting - \$4,889.25 **EXHIBIT 3**
- B. Presentation of Landscape Maintenance Report – *Jeff Myers, ASI*
 - 1. **Consideration of ASI Proposal #153411 for Plant Cutbacks/Cleanup Along Roadways - \$10,300.00** **WALK-ON EXHIBIT A**
- C. Presentation of District Counsel Report – *Michael Broadus, Straley, Robin, Vericker*
 - 1. Discussion on District Engineer Agreement
- D. Presentation of District Engineer Report – *Tyson Waag, Stantec*



FOURTH ORDER OF BUSINESS: OPERATIONS AND MAINTENANCE (Continued)

- E. Presentation of District Manager Report – *Heath Beckett, Vesta District Services*
 - 1. Presentation of Radar Sign Traffic Data (*Russell*) **EXHIBIT 4**
 - 2. Presentation of Tickler File **EXHIBIT 5**
- F. Presentation of Facilities Report – *Anna Ramirez, Facilities Director* **EXHIBIT 6**
 - 1. Consideration of Natural Solutions Mulch Proposal #1090 - \$33,000.00 **WALK-ON EXHIBIT B**

FIFTH ORDER OF BUSINESS: CONSENT AGENDA

- A. Approval of the Minutes of the Board of Supervisors Regular Meeting Held February 23, 2026 **EXHIBIT 7**
- B. Acceptance of the February 2026 Unaudited Financial Statement **EXHIBIT 8**
- C. Ratification of Red Cap Plumbing, Air & Electric Amenity Center A/C Repair - \$3, 797.00 **WALK-ON EXHIBIT C**

SIXTH ORDER OF BUSINESS: SUPERVISOR REQUESTS (Includes Next Meeting Agenda Items)

- A. Acceptance of Supervisor Resignation (Seat 2) Effective March 24, 2026 Upon Meeting Adjournment (*Steppy*) **WALK-ON EXHIBIT D**
- B. Presentation of Rhodine Traffic Light Update (*Russell*) **WALK-ON EXHIBIT E**
- C. Presentation of Pavement Condition Report (*Russell*) **TO BE DISTRIBUTED**

SEVENTH ORDER OF BUSINESS: AUDIENCE COMMENTS – NEW BUSINESS (See Comments Policy Above)

EIGHTH ORDER OF BUSINESS: NEXT MEETING QUORUM CHECK

	In Person	Virtually	Not
Clint Miner (1-VC)			
(2)			
Jeffrey Spiess (3-C)			
Geri Peterkin (4)			
Steven Russell (5)			

Monday, April 27, 2026
at 6:30 p.m.
Panther Trace II Clubhouse
11518 Newgate Crest Drive,
Riverview, FL 33579

NINTH ORDER OF BUSINESS: ACTION ITEMS SUMMARY (To be Included in the Meeting Minutes)

TENTH ORDER OF BUSINESS: ADJOURNMENT



EXHIBIT 1





Panther Trace II

Water Way Inspection Report

Prepared by:

Remson Aquatics LLC, Riverview FL

Matthew Remson Environmental Scientist

11207 Remson Lane, Riverview, FL 33578

Cell: 813-748-2433 Office: 813-671-2851



Pond: 1

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 2

Comments:

There were little to no algae blooms, and no torpedo grass or shoreline vegetation was present during this maintenance event.

Liter and debris were removed.



Pond: 3

Comments:

There were little to no algae blooms, and no torpedo grass or shoreline vegetation was present during this maintenance event.

Liter and debris were removed.



Pond: 4

Comments:

Algae blooms were present and treated.

Liter and debris were removed.



Pond: 5

Comments:

Algae blooms were present and treated.

Patches of grass are diminishing from recent treatments. Any new growth present was treated.

Liter and debris were removed.



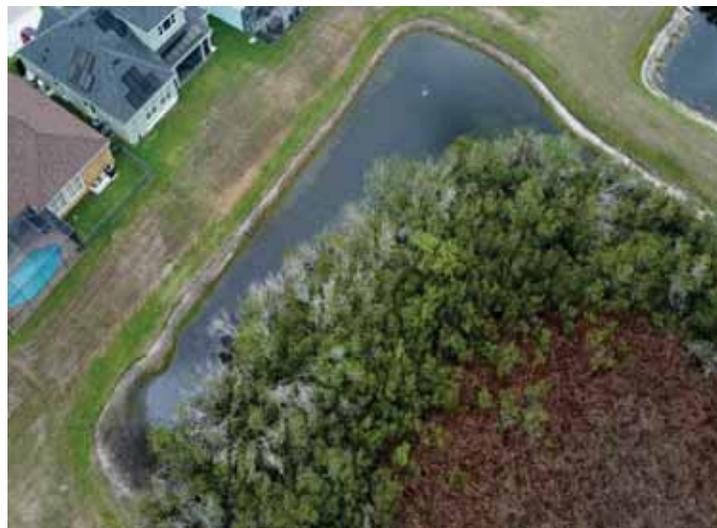
Pond: 6

Comments:

Underwater weeds (common pond weeds) were present and treated.

Algae blooms were present and treated.

Liter and debris were removed.



Pond: 7

Comments:

Algae blooms were present during this maintenance event.

Liter and debris were removed.



Pond: 8

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 9

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.



Pond: 10

Comments:

Algae blooms were present and treated.

Liter and debris were removed.



Pond: 11

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 12

Comments:

Little to no Torpedo grass, Algae blooms or shoreline vegetation was present during this maintenance event.

Underwater weeds were present and treated.

Liter and debris were removed.



Pond: 13

Comments:

Underwater weeds were present and treated.

Algae blooms were present and treated.

Liter and debris were removed.

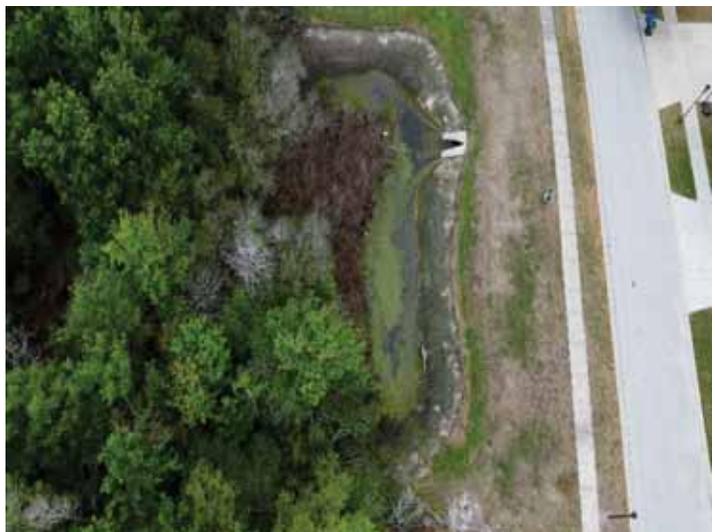


Pond: 14

Comments:

Algae blooms were present and treated.

Liter and debris were removed.



Pond: 15

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Primrose was present and treated at this maintenance event.

Liter and debris were removed.



Pond: 16

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.



Pond: 17

Comments:

Algae blooms were found under the water table and were treated.

Premature torpedo grass was present and treated.

Liter and debris were removed.



Pond: 18

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 19

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.



Pond: 20

Comments:

Little to no Torpedo grass, Algae blooms or shoreline vegetation was present during this maintenance event.

Liter and debris were removed.



Pond: 21

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 22

Comments:

Algae blooms and underwater weeds were found under the site and were treated.

Liter and debris were removed.



Pond: 23

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 24

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and Debris were removed.



Pond: 25

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.



Pond: 26

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and Debris were removed.



Pond: 27

Comments:

Torpedo grass was present and treated during this maintenance event.

Algae blooms were present and treated.

Liter and debris were removed.



Pond: 29

Comments:

Underwater weeds (Hydrilla) were present and treated during this maintenance event.

Will return in 14 days for another treatment.



Pond: 30

Comments:

Algae blooms were present and treated.

We will return in 14 days for another treatment.



Pond: 31

Comments:

Treated for underwater weeds and emergent species.



Pond: 32

Comments:

Algae blooms were present and treated.

Torpedo grass was present and treated.

Liter and debris were removed.



Pond: 33

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Underwater weeds (hydrilla) were present and treated during this maintenance event.

Liter and debris were removed.



Pond: 34

Comments:

Algae blooms were present and treated during this maintenance event.

Almost dry.

Liter and debris were removed.



Pond: 35

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.

The photo shows algae growing on the shelf.



Pond: 36

Comments:

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 37

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Pond: 38

Comments:

Almost dry.

Liter and debris were removed.



Pond: 39

Comments:

Algae blooms were present during this maintenance event.

Torpedo grass was present and treated during this maintenance event.

Liter and debris were removed.



Panther Trace II Stormwater Map



Lake/Pond Recommendations and Summary

We conducted our aquatic inspection and maintenance activities on March 2nd and 12th, 2026. This report provides an overview of our findings and the subsequent actions taken.

As the seasons change and temperatures fall, we can expect to see improved results from herbicide applications. Ponds are looking much better, but are also losing volume due to a lack of rainfall. We will be proactive and continue to retreat throughout the month if necessary.

Notable Observations: The following ponds exhibited more significant growth than typically observed across the community:

- Ponds with Underwater Weeds and Algae (e.g., Hydrilla, Baby Tears): Ponds 21, 22, 29, 30, 32, 35
- Ponds with Torpedo Grass and Shoreline Vegetation: Ponds 29

Follow-Up Actions: We will schedule a follow-up visit 14 days from the initial treatment date to reassess and, if necessary, retreat the identified ponds.

Debris Removal: During this maintenance event, our team successfully removed approximately 300 pounds of litter and debris from the inspected areas.



EXHIBIT 2





Panther Trace II Structure Inspection

Prepared by:

Remson Aquatics LLC, Riverview FL

Matthew Remson Environmental Scientist

11207 Remson Lane, Riverview, FL 33578

Cell: 813-748-2433 Office: 813-671-2851



Pond: 2

Comments:

The inflow structure is clogged with sediment buildup and needs to be removed.



Pond: 4

Comments:

Sediment buildup in front of inflow structure needs to be removed.



Pond: 5

Comments:

Sediment buildup from clubhouse drains. Very large island needs to be removed



Pond: 20

Comments:

Illegal dumping of yard waste in pond 20, considered polluted material, needs to be removed.



Pond: 22

Comments:

A large sediment buildup in front of the inflow structure is beginning to form a trench through the sediment. Needs to be removed.



Pond: 22

Comments:

Large, eroded area in front of the drain, needs riprap to repair and prevent further erosion



Pond: 23

Comments:

Sediment and leaf litter blocking the drain flow need to be removed



Pond: 26

Comments:

The control structure, heavily eroded, needs repair.



Pond: 29

Comments:

Massive sediment island in front of the inflow structure, completely blocked.



Pond: 37

Comments:

Inflow structure blocked by sediment buildup. Needs to be removed before it is fully blocked.



Pond: 39

Comments:

Sediment buildup starting in front of the inflow structure needs to be removed before the drain is clogged.



Panther Trace II Stormwater Map



ESTIMATE

Remson Aquatics
11207 Remson Lane
Riverview, FL 33579

kar@remsonaquatics.com
+1 (813) 671-2851
www.remsonaquatics.com



DPFG, Inc.:Panther Trace II CDD

Bill to

Panther Trace II CDD
c/o DPFPG
250 International Parkway, Suite 280
Lake Mary, FL 32746

Ship to

Panther Trace II CDD
c/o DPFPG
250 International Parkway, Suite 280
Lake Mary, FL 32746

Estimate details

Estimate no.: 2237

Estimate date: 03/12/2026

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Stormwater Pond Sediment Removal and Disposal	<p>The proposed work includes supplying all labor, equipment, supervision, and trucking required to mobilize to site, excavate impacted sediment from the affected pond areas, load the material, and transport it off-site using small dump trucks. All removed material shall be treated as contaminated material and disposed of properly.</p> <p>Mobilization and demobilization</p> <p>Excavation and removal of sediment</p> <p>Loading and hauling of material off-site</p> <p>Disposal at an approved contaminated material facility</p> <p>Cleanup of immediate work area</p> <p>Ponds 2, 4, 5, 20, 22, 23, 29, 37, 38 totaling 3500 cubic feet of sediment</p>	1	\$8,949.00	\$8,949.00
2.		Erosion Repair	<p>Repair wash out around the control elevation structure pond 26 and in front of inflow structure in pond 22</p> <p>Pond 26 Grub eroded area Install erosion mat and erosion geo-bags</p>	1	\$2,019.00	\$2,019.00



Fill with clean dirt, then install Bahia sod.

Pond 22 Grub area and install riprap

Total **\$10,968.00**

Accepted date

Accepted by





EXHIBIT 3



ESTIMATE

Remson Aquatics
11207 Remson Lane
Riverview, FL 33579

kar@remsonaquatics.com
+1 (813) 671-2851
www.remsonaquatics.com



DPFG, Inc.:Panther Trace II CDD

Bill to
Panther Trace II CDD
c/o DPFPG
250 International Parkway, Suite 280
Lake Mary, FL 32746

Ship to
Panther Trace II CDD
c/o DPFPG
250 International Parkway, Suite 280
Lake Mary, FL 32746

Estimate details

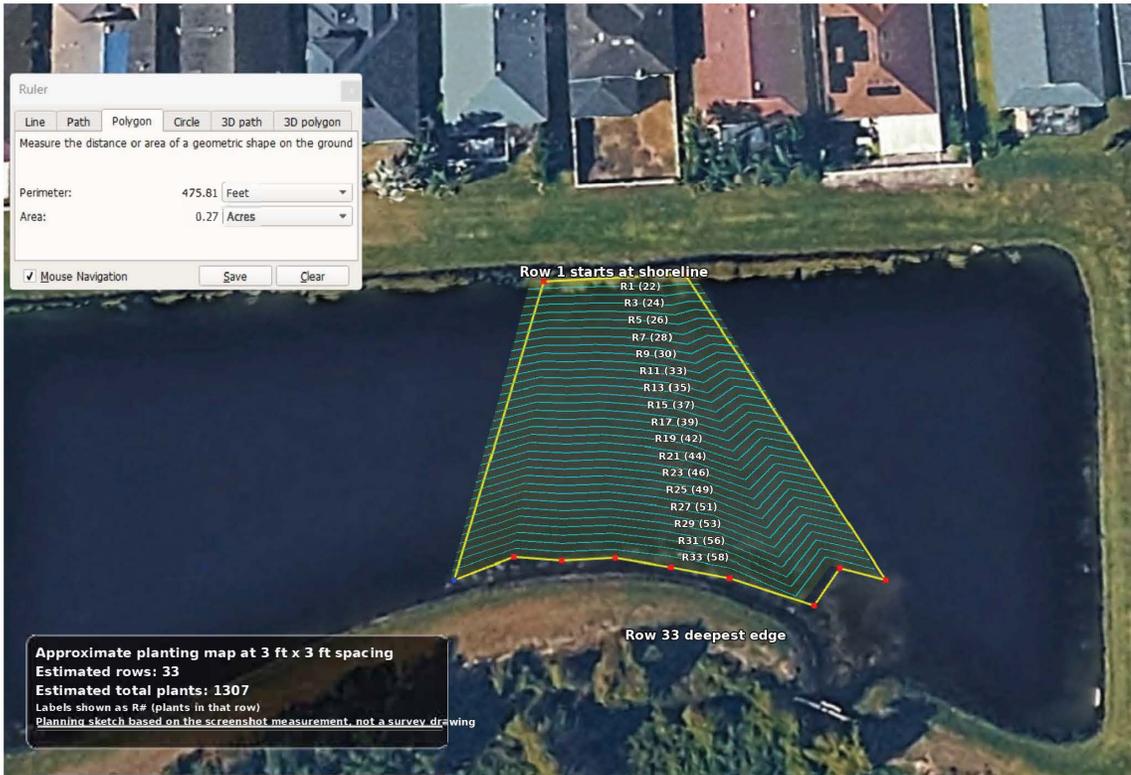
Estimate no.: 2205
Estimate date: 03/11/2026

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Aquatic Plantings	<p>Proposal for the planting of pond 35 littoral shelf. The area is 11,761 sq. ft. and requires 1,325 herbaceous plants: Alligator Flag and Pickerel Weed.</p> <p>Native beneficial vegetation is proposed for the stormwater pond littoral shelf to enhance the health, appearance, and function of the pond. Pickerelweed and alligator flag are Florida-native wetland plants that help improve water quality, stabilize the shoreline, reduce erosion, and provide habitat for beneficial wildlife. These plantings will create a more natural and attractive pond while supporting the long-term performance of the stormwater system's littoral shelf will be enhanced to enhance the pond's health, appearance, and function</p>	1	\$4,889.25	\$4,889.25
					Total	\$4,889.25

Accepted date

Accepted by







WALK-ON EXHIBIT A





Proposal #153411

Date: 3/17/2026

Customer:

Heath Beckett
 Vesta Property Services
 250 International Drive
 Suite 208
 Lake Mary, FL 32746

Property:

Panther Trace II CDD
 11518 Newgate Crest Drive
 Riverview, FL 33579

Plant cutbacks/cleanup along roadways

Cutback grasses and Fan palms along roadways throughout property. This work should have been done prior to us taking over the contract.

Haul all debris off site.

Cleanup

Clean up

Items	Quantity	Unit	Price/Unit	Price
Labor Enhancement				\$9,000.00
Hauling and Dumping	20.00	CY	\$65.00	\$1,300.00
			Clean up :	\$10,300.00
			PROJECT TOTAL:	\$10,300.00



Terms & Conditions

By _____

Jeff Myers

Date _____

3/17/2026

Yard-Nique

By _____

Date _____

Panther Trace II CDD





EXHIBIT 4



Panther Trace Blvd – Speed Study

- Speed Data Results – November 15th thru 28th, 2025
- Discussion on Next Steps



Panther Trace Blvd - Speed Data Results - November 15, 2026 Sat



Traffic Summary

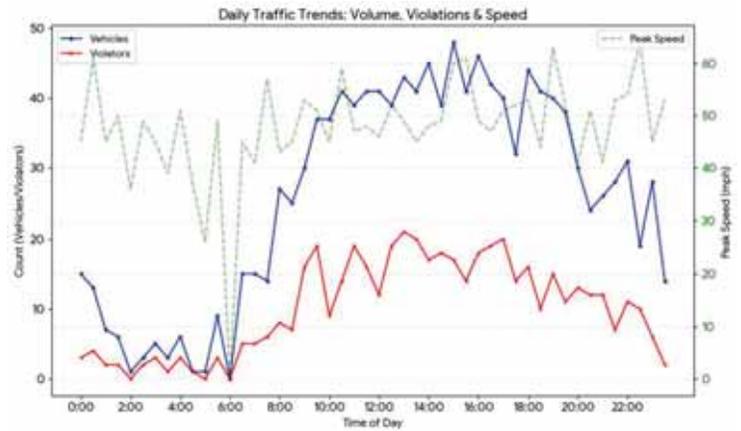
- Total Vehicles: 1,251
- Total Violators: 482
- Overall Violation Rate: 38.53%

Traffic Peaks

- Highest Traffic Volume: 48 vehicles recorded at 15:00.
- Most Violations: 21 violators recorded at 13:00.
- Highest Speed Recorded: 64 (units not specified) at 22:30.

Observations

- Quiet Hours: Traffic was lowest between 2:00 and 6:00, with a total of only 15 vehicles passing during this 4-hour window.
- High-Volume Period: The busiest period for both traffic and violations occurred between 10:00 and 19:00, where vehicle counts remained consistently above 35 per 30-minute interval.
- Speed Anomalies: While traffic was lighter late at night, the highest peak speed of the day was recorded during the 22:30 interval.



Panther Trace Blvd - Speed Data Results - November 15, 2026 Sat



• Violation Rates by Time Block

- Midday/Lunch period actually sees the highest percentage of violators relative to traffic volume, while the Evening Rush has the highest raw number of violators.

<u>Time Block</u>	<u>Total Vehicles</u>	<u>Total Violators</u>	<u>Violation Rate</u>	<u>Peak Speed</u>
• Midday/Lunch (11am – 2pm)	244	107	43.9%	52 mph
• Morning Rush (6am – 10am)	163	66	40.5%	57 mph
• Evening Rush (4pm – 8pm)	323	123	38.1%	63 mph
• Late Night (10pm – 2am)	133	40	30.1%	64 mph

• Key Takeaways

- Most Dangerous Window: The Evening Rush (4pm – 8pm) is the most chaotic, carrying the highest volume of traffic (323 vehicles) and the most individual violators (123). This aligns with national trends where evening commutes are often more deadly than morning ones due to fatigue and increased traffic.
- Aggressive Midday Driving: Surprisingly, the highest rate of violations (43.9%) occurs during the Midday/Lunch block. While there are fewer total cars than in the evening, a higher proportion of those drivers are speeding or violating rules.
- Speeding vs. Volume: The Late-Night period has the lowest violation rate (30.1%), but it recorded the absolute highest peak speed of 64 mph at 10:30pm. This suggests that while fewer people violate the rules at night, those who do tend to do so more excessively.
- Morning Commute: This period is relatively "tamer" compared to the others, with the lowest peak speed of the major commute windows (57 mph) and a moderate violation rate.



Panther Trace Blvd - Speed Data Results - November 16, 2026 Sunday



Traffic Summary

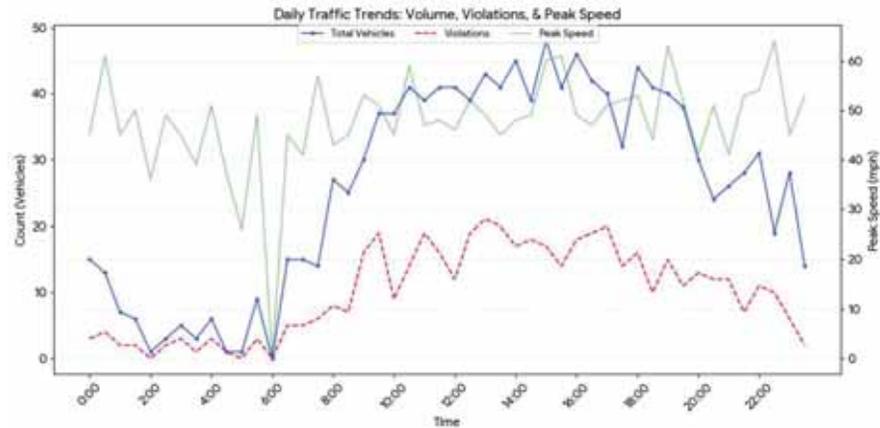
- Total Vehicles: 1,241
- Peak Traffic Period: 10:00 AM (52 vehicles)

Violation Statistics

- Total Violations: 529
- Average Violation Rate: 42.7%.
- Peak Violation Period: 10:00 AM (28 violators)
- Highest Violation Rate: 3:00 AM (66.7% violation rate)

Observations

- Morning Rush: Traffic climbs significantly starting at 7:30 AM, peaking at 10:00 AM.
- Mid-Day Consistency: Vehicle volume remains high and relatively stable (between 35–48 vehicles per interval) from 11:30 AM through 7:00 PM.
- Nighttime Drop: Activity sharply declines after 8:00 PM, reaching a low of 1 vehicle at 2:30 AM.



Panther Trace Blvd - Speed Data Results - November 16, 2026 Sunday



- Violation Rates by Time Block**

- The morning hours see the highest concentration of violators relative to total traffic.

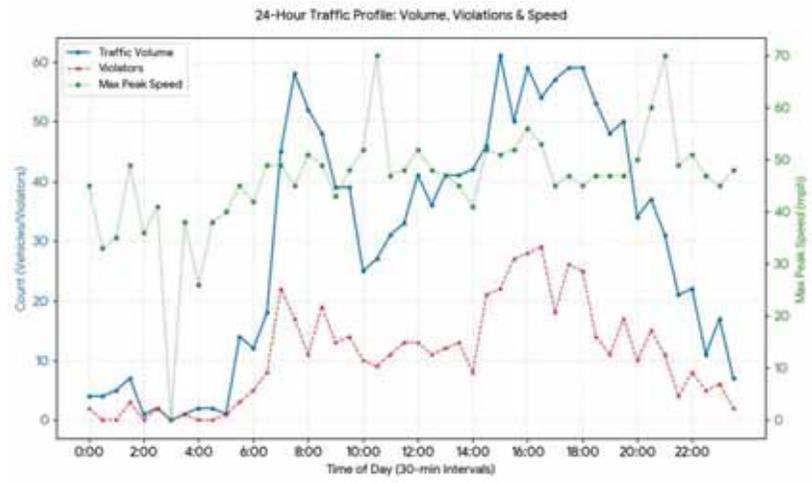
<u>Time Block</u>	<u>Total Vehicles</u>	<u>Total Violators</u>	<u>Violation Rate</u>	<u>Max Peak Speed</u>
• 00:00 - 05:59 (Late Night)	82	38	46.3%	90
• 06:00 - 11:59 (Morning)	328	156	47.6%	55
• 12:00 - 17:59 (Afternoon)	512	214	41.8%	53
• 18:00 - 23:59 (Evening)	319	121	37.9%	63

- Key Takeaways**

- Highest Volume: The Afternoon block (12:00 - 17:59) saw the most traffic with 512 vehicles.
- Highest Violation Rate: The Morning block (06:00 - 11:59) had the highest percentage of violators at 47.6%.
- Extreme Speeding: The highest overall peak speed of 90 occurred during the Late Night block (specifically at 03:30).



Panther Trace Blvd - Speed Data Results - November 17, 2026 Monday



Traffic Summary

- Total Vehicles: 1,447
- Total Violators: 520
- Overall Violation Rate: 35.9%
- Highest Speed Recorded: 70 (at 10:30 and 21:00)

Peak Activity Times

- Highest Traffic Volume: 15:00 (61 vehicles)
- Highest Number of Violators: 16:30 (29 violators)
- Busiest Window: Traffic consistently peaks between 15:00 and 18:30, with over 50 vehicles per 30-minute interval.

Observations

- Morning Rush: A significant jump in traffic starts at 7:00 (45 vehicles) and stays elevated through the morning.
- Afternoon/Evening Surge: The highest sustained levels of both traffic and violations occur from 15:00 to 19:30.
- Late Night/Early Morning: Traffic is minimal between 0:00 and 5:00, with 3:00 recording zero activity.

Steven Russell – Panther Trace Blvd – Speed Study, Traffic Light, and Pavement Condition



Panther Trace Blvd - Speed Data Results - November 17, 2026 Monday



- **Violation Rates by Time Block**

- The Afternoon block (12:00–16:59) has the highest overall violation rate at 39.1%, while the Morning and Night blocks recorded the highest individual peak speeds of 70.

- | <u>Time Block</u> | <u>Total Vehicles</u> | <u>Total Violators</u> | <u>Violation Rate (%)</u> | <u>Max Peak Speed</u> |
|-----------------------------|-----------------------|------------------------|---------------------------|-----------------------|
| • Afternoon (12:00 – 16:59) | 471 | 184 | 39.1% | 56 |
| • Morning (05:00 – 11:59) | 442 | 156 | 35.3% | 70 |
| • Evening (17:00 – 20:59) | 397 | 136 | 34.3% | 60 |
| • Night (21:00 – 04:59) | 137 | 44 | 32.1% | 70 |

- **Key Takeaways**

- Morning Peak: The speed of 70 occurred at 10:30, during a period of moderate traffic (27 vehicles).
- Night Peak: The speed of 70 occurred at 21:00, shortly after the evening rush began to taper off.
- Speed vs. Volume: The highest volume periods (Afternoon) actually saw lower peak speeds (max 56), likely due to increased traffic density preventing higher speeds even though the percentage of violators was higher.



Panther Trace Blvd - Speed Data Results - November 18, 2026 Tuesday



Traffic Summary

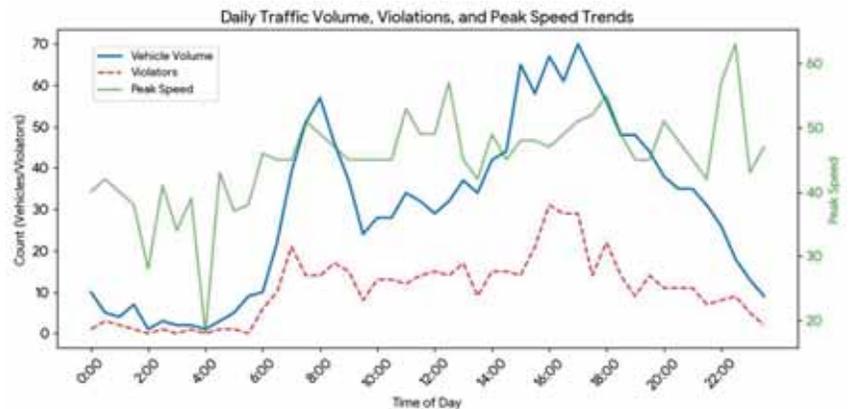
- Total Vehicles: 1,463
- Total Violators: 514
- Overall Violation Rate: 35.13%
- Average Peak Speed: 45.31

Peak Activity

- Peak Traffic Volume: 17:00 (70 vehicles)
- Highest Number of Violations: 16:00 (31 violators)
- Highest Recorded Speed: 63 at 22:30
- Lowest Recorded Speed: 18 at 4:00

Observations

- High-Volume Periods: Traffic builds significantly starting at 6:30 and remains heavy through 19:30, with the absolute peak occurring during the late afternoon commute (17:00).
- Violation Concentration: While the highest volume is at 17:00, the most violations occur an hour earlier at 16:00.
- Late-Night Speeding: Although vehicle volume drops sharply after 22:00, some of the highest peak speeds (up to 63) are recorded during these late-night hours (22:00–22:30).



Panther Trace Blvd - Speed Data Results - November 18, 2026 Tuesday



- **Violation Rates by Time Block**

- Analyzing the data by time blocks reveals that while the Morning Rush has the highest frequency of violations per vehicle, the Evening/Night hours present the highest individual safety risk due to extreme peak speeds.

Time Block	Total Vehicles	Total Violators	Violation Rate (%)	Max Peak Speed
• Late Night (00:00 - 05:30)	52	11	21.15%	43
• Morning (06:00 - 11:30)	408	157	38.48%	53
• Afternoon (12:00 - 17:30)	602	223	37.04%	57
• Evening (18:00 - 23:30)	401	123	30.67%	63

- **Key Takeaways**

- **Highest Violation Density:** The Morning Rush (06:00–12:00) is the most "active" period for violators, with nearly 4 out of 10 vehicles committing a violation.
- **Speeding Severity:** The highest recorded speed (63) occurred during the Evening/Night block. Under Florida Statute 318.18, exceeding the limit by more than 30 mph can lead to doubled fines and mandatory court hearings.
- **Early Morning Lull:** The lowest rates of both violations (21.2%) and peak speeds (43) are found between midnight and 6:00 AM, likely due to significantly lower traffic density.



Panther Trace Blvd - Speed Data Results - November 19, 2026 Wed



- **Traffic Summary**

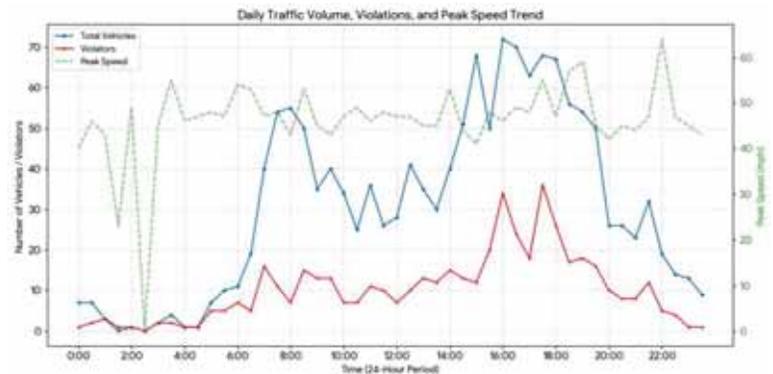
- Total Vehicles: 1,474
- Total Violators: 485
- Average Violation Rate: 32.9%

- **Peak Activity**

- Peak Traffic Volume: 72 vehicles (at 16:00)
- Highest Number of Violators: 36 violators (at 17:30)
- Maximum Recorded Speed: 64 (at 22:00)

- **Observations**

- **Busiest Period:** Traffic stays consistently high between 15:00 and 18:30, with volumes ranging from 50 to 72 vehicles per half-hour.
- **Highest Violation Window:** The 17:30 slot saw the highest percentage of violators relative to traffic in the evening peak, with over 50% of drivers (36 out of 68) violating.
- **Late Night Speeding:** While traffic volume drops significantly after 22:00, the highest peak speed (64) occurred during this low-volume period.



Panther Trace Blvd - Speed Data Results - November 18, 2026 Wed



- Violation Rates by Time Block**

- The Early Morning (00:00–05:30) had the highest percentage of violators relative to traffic at 44.1%

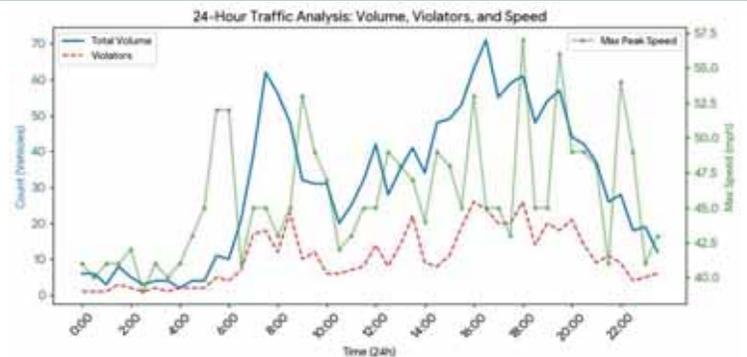
- | Time Block | Total Vehicles | Total Violators | Violation Rate (%) | Max Peak Speed |
|---------------------------------|----------------|-----------------|--------------------|----------------|
| • Early Morning (00:00 - 05:30) | 34 | 15 | 44.1% | 55 |
| • Morning Rush (06:00 - 11:30) | 360 | 104 | 28.9% | 54 |
| • Mid-Day (12:00 - 17:30) | 554 | 151 | 27.3% | 55 |
| • Evening Rush (18:00 - 23:30) | 526 | 215 | 40.9% | 64 |
| • DAILY TOTAL | 1,474 | 485 | 32.9% | 64 |

- Key Takeaways**

- Highest Volume: The Mid-Day block (12:00–17:30) saw the most traffic with 554 vehicles.
- Extreme Speed: The absolute Max Peak Speed (64) occurred during the Evening Rush block at 22:00.



Panther Trace Blvd - Speed Data Results - November 20, 2026 Thursday



Traffic Summary

- Total Vehicles: 1,491
- Total Violators: 505 vehicles
- (approximately 33.9% of all traffic) were identified as violators.
- Peak Traffic Volume: Busiest at 16:30 with 71 vehicles.
- Peak Violation Period: The highest number of violations occurred at 16:00 (4:00 PM) and 18:00 (6:00 PM), with 26 violators in each interval.

Speed Analysis

- Maximum Peak Speed: The highest speed recorded was 57 mph at 18:00 (6:00 PM).
- Average Peak Speed: Across all recorded intervals, the average peak speed was approximately 45.7 mph.
- Highest Speed Periods: Speeds notably spiked above 50 mph during the early morning (5:30–6:00 AM), mid-morning (9:00 AM), and several evening slots (4:00 PM, 6:00 PM, 7:30 PM, and 10:00 PM).

Key Trends

- Morning Rush: Traffic begins to build significantly at 6:30 AM, peaking around 7:30 AM (62 vehicles).
- Afternoon/Evening Rush: The most sustained period of high volume and violations occurs between 4:00 PM and 8:00 PM.
- Late Night: Volume drops to its lowest point between 1:00 AM and 4:30 AM, though violation rates remain present even with low vehicle counts

Steven Russell – Panther Trace Blvd – Speed Study, Traffic Light, and Pavement Condition



Panther Trace Blvd - Speed Data Results - November 20, 2026 Thursday



- Violation Rates by Time Block**

- Highest Violation Rate: While it has the lowest volume, Late Night driving has the highest percentage of violators at 38.3%.

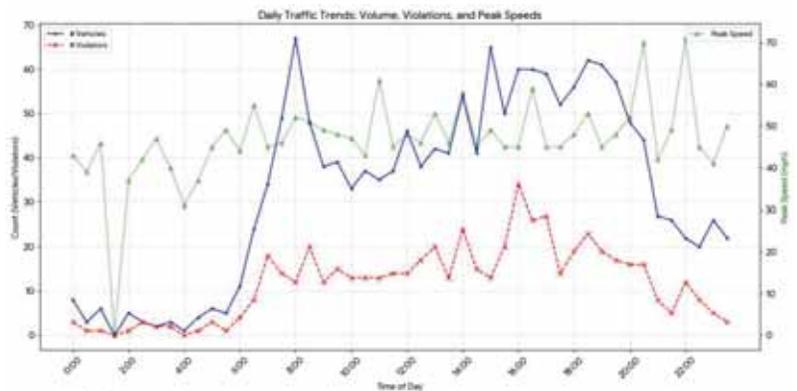
<u>Time Block</u>	<u>Total Vehicles</u>	<u>Total Violators</u>	<u>Violation Rate (%)</u>	<u>Max Peak Speed (mph)</u>
• Late Night (00:00–06:00)	60	23	38.3%	52
• Morning (06:00–12:00)	407	130	31.9%	53
• Afternoon (12:00–18:00)	578	195	33.7%	53
• Evening/Night (18:00–00:00)	446	157	35.2%	57
• Key Takeaways				

- Key Takeaways**

- Highest Volume: The Afternoon (12:00–18:00) block is the busiest, accounting for nearly 39% of the day's total traffic.
- Peak Speed: The absolute highest speed of the day (57 mph) occurred during the Evening/Night block.



Panther Trace Blvd - Speed Data Results - November 21, 2026 Friday



Traffic Summary

- Total Traffic Volume: 1,577 vehicles recorded.
- Total Violations: 562 total violators.
- Overall Violation Rate: Approximately 35.6% of all vehicles were violators.

Peak Activity and Speeds

- Busiest Time (Volume): 8:00 AM, with 67 vehicles recorded.
- Highest Violation Window: 4:00 PM, which saw 34 violators (a 56.7% violation rate for that window).
- Maximum Peak Speed: 71 mph recorded during the 10:00 PM (22:00) window.
- Second Highest Speed: 70 mph recorded at 8:30 PM (20:30).

Daily Trends

- Morning Peak: Volume increases significantly between 6:30 AM and 8:30 AM.
- Afternoon Peak: A secondary surge in both volume and violations occurs between 2:00 PM (14:00) and 7:00 PM (19:00).
- Late Night: While volume drops after 9:00 PM, some of the highest peak speeds (70+ mph) were recorded during this time.

Steven Russell – Panther Trace Blvd – Speed Study, Traffic Light, and Pavement Condition



Panther Trace Blvd - Speed Data Results - November 21, 2026 Friday



- **Violation Rates by Time Block**

- Most Frequent Violations: The Late Night and Afternoon blocks share the highest violation rates at approximately 39%.

- | <u>Time Block</u> | <u>Total Vehicles</u> | <u>Total Violators</u> | <u>Violation Rate (%)</u> | <u>Max Peak Speed (mph)</u> |
|-------------------------------|-----------------------|------------------------|---------------------------|-----------------------------|
| • Late Night (00:00–06:00) | 46 | 18 | 39.1% | 49 mph |
| • Morning (06:00–12:00) | 452 | 156 | 34.5% | 61 mph |
| • Afternoon (12:00–18:00) | 608 | 237 | 39.0% | 59 mph |
| • Evening/Night (18:00–00:00) | 471 | 151 | 32.1% | 71 mph |

- **Key Takeaways**

- Highest Volume: The Afternoon block (12:00 PM to 6:00 PM) saw the most activity with 608 vehicles and the highest number of total violations (237).
- Highest Speed: While the Evening/Night block had the lowest violation rate, it recorded the highest peak speed of the day at 71 mph.



Correlation daily traffic volume and the number of speed violators

- **The correlation coefficient between daily traffic volume and the number of speed violators is 0.915, indicating a very strong positive relationship.**
- **Breakdown of the Correlation**
 - **Linear Trend:** A value of -0.92 means that as the number of vehicles on the road increases, the number of violators tends to increase in a highly predictable, nearly linear fashion.
 - **Predictive Strength:** Because the correlation is so close to 1.0, you can reliably assume that peak traffic hours will almost always coincide with your highest frequency of violations.
 - **Statistical Context:** In traffic studies, an increase in volume often leads to more aggressive driving behaviors, though the rate of increase for specific infractions can vary based on road type or congestion levels.
- **If traffic reaches 60 vehicles in a 30-minute interval, you can expect approximately 24 violators based on a linear regression analysis of data.**
- **Regression Model Details**
 - **Slope (0.40):** For every 5 additional vehicles that enter the roadway, you can expect an average of 2 more violations.
 - **Intercept (-.035):** This value is near zero, confirming that when there is no traffic, the model correctly predicts zero violations.
 - **Reliability of the Prediction**
 - The high correlation calculated previously gives this prediction high confidence. However, keep in mind that at very high volumes, "saturation" might occur where heavy congestion actually forces speeds down, potentially lowering the violation rate despite the increase in vehicle count.

Steven Russell – Panter Trace Blvd – Speed Study, Traffic Light, and Pavement Condition



Summary for the Week

- For the week of 11-15 to 11-28, 2025
- Based on the data provided, here is a summary of the traffic and violation statistics:
- **Traffic Overview**
 - Total Vehicles: 18,498, Ave Vehicles per day: 2,642
 - Total Violators: 6,950
 - Overall Violation Rate: 37.6%
 - Average Peak Speed: 46.5 mph
- **Key Highlights**
 - Highest Recorded Speed: 11/16/25, 90 mph (at 3:30am)
 - Peak Traffic Volume: 11/19/25, 16:00, with 72 vehicles recorded
 - Highest Violation Period: 11/19/25, 17:30, with 36 violators recorded in a single interval



Observations from Study

- Interestingly, the highest speeds frequently occur during periods of low traffic volume, such as late at night (10:30 PM) or early morning (12:30 AM), where vehicles reach speeds of 61-64 mph.
- **Morning Spike:** A significant jump in both volume and violations begins around 8:30 AM, marking the start of the morning rush.
- Based on the data and the statistical analysis we've run, here are the four key takeaways:
- **1. The "High-Volume, High-Risk" Window**
 - The most critical period for enforcement is between 10:30 AM and 7:00 PM. During these hours, traffic volume is at its highest (averaging ~40 vehicles per half-hour), and the number of violators peaks.
- **2. Predictable Violations**
 - There is a high correlation between traffic volume and violations. This means you don't need complex sensors to predict "trouble" times—as soon as the road gets busy, the number of speeders rises almost perfectly in lockstep. The model suggests that for every 10 new cars on the road, you gain 4 more violators.
- **3. The "Empty Road" Speed Trap**
 - While the *most* violators appear during the day, the fastest speeds occur when the road is nearly empty. The highest recorded speed (64 mph) happened at 10:30 PM, a time when traffic volume had dropped significantly. This suggests a shift from "volume-based" violations during the day to "stunt-speeding" at night.
- **4. Efficiency of Enforcement**
 - The violation rate is remarkably high, hovering around 38.5% overall. This suggests that nearly 4 out of every 10 drivers are exceeding the limit, which may indicate that the current speed limit is set lower than the "natural" flow of traffic for this specific road.





EXHIBIT 5



Panther Trace II Community Development District

Tickler File (in no particular order)

1. Balm Riverview/Panther Trace Blvd. N.E. Entrance Signage
2. Monument Landscape Improvements
3. Clubhouse Landscape Improvements
4. Landscape Replacement Warranty
5. Sprinkler Head Covers
6. Pond Dredging
7. OLM Inspections
8. Batting Cage Turf
9. Survey community for capital improvement projects
10. Panther Trace Blvd Resurfacing (Russell - Hillsborough County)





EXHIBIT 6





Panther Trace II Community Development District (CDD)

Monday, March 23, 2026

Clubhouse Operations:

- Clubhouse Office Operating Regular Hours with Extended Hours if Requested.
- Pool Hours: 7am – 7pm

Community Events:

- Annual Community Spring Fling with Egg Hunt: Saturday, April 4th
- Adult Trivia Night: Friday, April 24th 7pm – 9pm

Monthly Proposals:

- None

Pending:

- Monument Beautification

Remson Aquatics Water Way Inspection Report LMP Reports:

- Detailed Weekly Landscape Report (presented at the meeting)
- Landscape Proposals (presented at the meeting)
- Monthly Irrigation Report (presented at the meeting)

Maintenance/Grounds:

- Reported Landscape Issues to ASI
- Reported Aquatic Issues to Remson
- AC blower replaced
- New Tennis Court Gate Replaced

Email Distribution List:

986

Programs Update:

- Girl Scouts Every other Wednesday and Thursday during School Year
- Bible Study Every Tuesday

Repairs or Replacements Pending:

- Batting Cages Gate Repair





WALK-ON EXHIBIT B



Natural Solutions LLC
PO Box 712
Menomonee Falls, WI
53052-0712 USA
www.mulchinstalled.com



ADDRESS
Panther Trace II CDD
11518 Newgate Crest Dr.
Riverview, FL 33569

SHIP TO
Panther Trace II CDD
11518 Newgate Crest Dr.
Riverview, FL 33569

Estimate 1090

DATE 01/26/2026

EXPIRATION DATE 02/26/2026

SALES REP
SS

DATE	DESCRIPTION	QTY	RATE	AMOUNT
Pine	Pine Nugget Installation Service	600	55.50	33,300.00

Contact Natural Solutions LLC to pay.
This quote is for mulch within the district identified on the district map.

SUBTOTAL 33,300.00
TAX 0.00

TOTAL \$33,300.00

Accepted By

Accepted Date





EXHIBIT 7



1 **MINUTES OF MEETING**

2 **PANTHER TRACE II**

3 **COMMUNITY DEVELOPMENT DISTRICT**

4 The Regular Meeting of the Board of Supervisors of the Panther Trace II Community
5 Development District was held on Monday, February 23, 2026 at 6:30 p.m., at the Panther
6 Trace II Clubhouse, 11518 Newgate Crest Drive, Riverview, FL 33579. The actions taken are
7 summarized as follows:

8 **FIRST ORDER OF BUSINESS:**

ROLL CALL

9 Mr. Beckett called the meeting to order and conducted roll call.

10 Present and constituting a quorum were:

11 Clint Miner (S1)	Board Supervisor, Vice Chair
12 Jeffrey Spiess (S3)	Board Supervisor, Chair
13 David Steppy (S2)	Board Supervisor, Assistant Secretary
14 Geri Peterkin (S4)	Board Supervisor, Assistant Secretary
15 Steven Russell (S5)	Board Supervisor, Assistant Secretary

16 Also present were:

17 Heath Beckett	District Manager, Vesta District Services
18 Anna Ramirez	Facilities Director
19 Michael Broadus	District Counsel, Straley, Robin, Vericker (Virtually)
20 Matt Remson	Account Manager, Remson Aquatics
21 David Manfrin	Account Manage, LMP
22 Mike Gallo	Premier Technologies, Inc.

23 **SECOND ORDER OF BUSINESS:**

PLEDGE OF ALLEGIANCE

24 **THIRD ORDER OF BUSINESS:**

AUDIENCE COMMENTS – AGENDA ITEMS

25 There being none, the next item followed.

26 **FOURTH ORDER OF BUSINESS:**

GUEST PRESENTATION – *Mike Gallo, Premier Technologies Inc.*

27
28 A. Consideration of Access Card Proposal

29 Mr. Gallo responded to Supervisor questions.

30 On a MOTION by Supervisor Spiess, SECONDED by Supervisor Steppy, WITH ALL IN FAVOR, the
31 Board approved Premier Technologies, Inc. to install an access control system at the District's
32 facilities in an amount not to exceed \$15,515.00 (\$6,815.00 for equipment and \$8,700.00 for
33 installation labor) and to provide a monthly software lease in the amount of \$199.00/month, for
34 Panther Trace II Community Development District.

35 Supervisors discussed the impact on assessments of this expenditure, noting that
36 this safety improvement is not expected to impact assessments and should
37 reduce repair costs associated with the misuse of District facilities.

38 B. Discussion on Infrared Cameras

39 Mr. Gallo discussed infrared camera technology and pricing. He was asked to
40 provide a proposal for the tennis court and/or a hard wire camera at the gate of
41 the tennis court.

42 **FIFTH ORDER OF BUSINESS: OPERATIONS AND MAINTENANCE**

43 A. EXHIBIT 1: Presentation of Aquatic Maintenance Report – *Matt Remson, Remson*
44 *Aquatics*

45 Mr. Remson discussed the impact of weather on the ponds and the removal of
46 debris from the bottom.

47 Erosion and stormwater pipe repairs were discussed. Mr. Remson will present
48 proposals for the repairs.

49 A proposal will be presented for the grant fund planting plan. The selection of
50 ponds (13 and 21) and encouraging volunteers (possibly partnering with Scout
51 troops and high school community service) for the adopt-a-pond program and
52 treatment of shoreline/pond bank vegetation were discussed. Mr. Beckett
53 reminded Supervisors of the requirement of Workers Compensation coverage
54 for volunteers.

55 Mr. Remson advised the FWC inspection of barriers should be scheduled in the
56 next thirty days for the Grass Carp restocking permit approval.

57 B. Presentation of Landscape Maintenance Report – *David Manfrin, LMP*

58 Mr. Manfrin presented the Landscape Maintenance Report. Watering is now
59 restricted to once a month, the Firebush and Copperleaf were hit hard by the
60 frost; cutbacks should be scheduled later next month.

61 1. Consideration of LMP Irrigation Repair Proposals (\$1,335.83):

62 a. WALK-ON EXHIBIT A: #383369 – Controller A Lateral Components
63 - \$795.24

64 b. WALK-ON EXHIBIT B: # 383381 – Controller E Lateral Components
65 - \$540.59

66 On a MOTION by Supervisor Spiess, SECONDED by Supervisor Miner, WITH ALL IN FAVOR, the
67 Board approved LMP proposals #383369 and #383381 for irrigation repairs for a total amount of
68 \$1,335.83, for Panther Trace II Community Development District.



69 An additional mainline irrigation repair was discussed. Board consensus was for
70 the District Manager to approve the repairs and present the proposal for
71 ratification at the next meeting.

72 C. Presentation of District Counsel Report – *Michael Broadus, Straley, Robin,*
73 *Vericker*

74 Mr. Broadus had nothing to report. Mr. Beckett confirmed the access control
75 proposal would be forwarded to Mr. Broadus for the District’s form of
76 agreement.

77 Discussion followed on the Workers’ Compensation requirement for volunteers
78 and its impact on requesting volunteers for the Adopt-A-Pond program.

79 D. Presentation of District Engineer Report – *Tyson Waag, Stantec*

80 A representative from Stantec was not present.

81 In response to Supervisor questions, Mr. Beckett advised the fee schedule was
82 forwarded to District Counsel with a request for an agreement addendum, and
83 he will forward the Supervisor’s question on Stantec’s billing at the increased
84 rates without an executed addendum. Supervisors directed Management to not
85 pay the additional rates without an updated agreement.

86 E. Presentation of District Manager Report – *Heath Beckett, Vesta District Services*

87 1. EXHIBIT 2: Review of Tickler List

88 Board direction was to remove LMP Proposal #367463 to Sod Tennis
89 Court Perimeter - \$1,740.00 (#9) and add Panther Trace Blvd resurfacing.
90 Supervisor Russell will continue to push Hillsborough County on this item.
91 He plans to attend the June Commissioner Town Hall meeting to request
92 funding for the Transportation Department to schedule the project.

93 2. ~~EXHIBIT 3: Presentation of Traffic Data~~ – Deferred to March Meeting

94 Supervisor Russell requested the data from the speed radar signs; he will
95 collate the information into a report. Discussion followed on petitioning
96 Hillsborough County to reduce the speed limit on Panther Trace Blvd.,
97 and the pedestrian and traffic concerns during school drop off and pick
98 up times. Ms. Ramirez has reached out to the previous school leadership
99 with safety concerns and will reach out again.

100 Mr. Beckett reminded Supervisors that ASI will start landscape maintenance
101 services on March 1st, with an onboarding meeting is scheduled for 1pm on
102 February 25th.

103 F. EXHIBIT 4: Presentation of Facilities Report – *Anna Ramirez, Facilities Director*

104 Ms. Ramirez presented the Facilities Report. She advised that the pool should be
105 open on Wednesday after Hillsborough County Health Department completes an



106 inspection and reviewed upcoming scheduled activities. She relayed a resident's
107 request to use the pickleball court once a week for 5 weeks starting in April for a
108 tournament: the District would receive revenue from any fees charged. The
109 Board approved the reservation pending insurance coverage confirmation and
110 participation invitation extend to residents of Panther Trace CDD.
111 Discussion followed on grooves emerging on the pickleball court. Welch will
112 evaluate the issue, and an independent evaluation by a civil engineer was
113 suggested.

114 **SIXTH ORDER OF BUSINESS: CONSENT AGENDA**

- 115 A. EXHIBIT 5: Approval of the Minutes of the Board of Supervisors Regular Meeting
116 Held January 26, 2026
- 117 B. EXHIBIT 6: Acceptance of the January 2026 Unaudited Financial Statement
118 It was noted that the formulas on the October and November sections of the
119 check register needed to be updated.
- 120 C. ~~EXHIBIT 7: Ratification of Approval of Tennis/Pickleball Court and Playground~~
121 ~~Gate and Fence Repair Proposal – NTE \$3,105.00 – Deferred to March Meeting~~
- 122 D. EXHIBIT 8 : Ratification of ASI Landscape and Irrigation Maintenance Agreement

123 On a MOTION by Supervisor Miner, SECONDED by Supervisor Spiess, WITH ALL IN FAVOR, the
124 Board approved Consent Agenda – items A & C as presented and item B as revised, for Panther
125 Trace II Community Development District.

126 **SEVENTH ORDER OF BUSINESS: SUPERVISOR REQUESTS** *(Includes Next Meeting*
127 *Agenda Items)*

128 There being none, the next item followed.

129 **EIGHTH ORDER OF BUSINESS: AUDIENCE COMMENTS – NEW BUSINESS**

130 There being none, the next item followed.

131 **NINTH ORDER OF BUSINESS: NEXT MEETING QUORUM CHECK**

132 *The next Panther Trace II Community Development District meeting is scheduled for 6:30 p.m.*
133 *on Monday, March 23, 2026 at Panther Trace II Clubhouse, 11518 Newgate Crest Drive,*
134 *Riverview, FL 33579.*

135 With the exception of Supervisor Miner, all Supervisors affirmed their intent to attend
136 the next meeting in person.

137 **TENTH ORDER OF BUSINESS: ACTION ITEMS SUMMARY**

- 138 ● Workers comp – who is covered – what is covered
139 ● Follow up with Michael about Stantec rates again - how can they be
140 billing us the new rates with no new contract
141 ● Send traffic data to Supervisor Russell *(Completed 2/23)*



142 **ELEVENTH ORDER OF BUSINESS: ADJOURNMENT**

143 On a MOTION by Supervisor Peterkin, SECONDED by Supervisor Steppy, WITH ALL IN FAVOR, the
144 Board adjourned the meeting at 8:21 p.m., for Panther Trace II Community Development District.

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

149 **Meeting Minutes were approved by vote of the Board of Supervisors at a publicly noticed**
150 **meeting held on March 23, 2026.**

151 _____
152 Heath Beckett, Secretary

Jeffrey Spiess, Chair

DRAFT





EXHIBIT 8



Panther Trace II Community Development District

Financial Statements
(Unaudited)

February 28, 2026



Panther Trace II CDD
Balance Sheet
February 28, 2026

	<u>General Fund</u>	<u>Debt Service 2014</u>	<u>TOTAL</u>
1 <u>ASSETS</u>			
2 Operating Account	\$ 105,718	\$ -	\$ 105,718
3 Cash - Debit Card	-	-	-
4 Money Market Account	2,544,581	-	2,544,581
5 Petty Cash	100	-	100
6 Trust Accounts:			
7 Revenue Fund	-	315,513	315,513
8 Interest Fund	-	-	-
9 Reserve Fund	-	327,553	327,553
10 Redemption - Prepayment Fund	-	-	-
11 Sinking Fund	-	-	-
12 Accounts Receivable	-	-	-
13 Assessments Receivable (Tax Roll)	34,401	24,447	58,849
14 Due From GF	-	800,743	800,743
15 Prepaid Expenses	1,515	-	1,515
16 Deposits	2,866	-	2,866
17 Undeposited Funds	-	-	-
18 <u>TOTAL ASSETS</u>	<u>\$ 2,689,181</u>	<u>\$ 1,468,256</u>	<u>\$ 4,157,438</u>
19 <u>LIABILITIES</u>			
20 Accounts Payable	\$ 7,711	\$ -	\$ 7,711
21 Sales Tax Payable	-	-	-
22 Deferred Revenue (Tax Roll)	34,401	24,447	58,849
23 Accrued Expenditures	-	-	-
24 Due To Developer	-	-	-
25 Due To Other Funds	800,743	-	800,743
26 <u>TOTAL LIABILITIES</u>	<u>842,855</u>	<u>24,447</u>	<u>867,302</u>
27 <u>FUND BALANCE</u>			
28 Nonspendable			
29 Prepaid & Deposits	4,381	-	4,381
30 Capital Reserves	424,140	-	424,140
31 Operating Capital	288,834	-	288,834
32 Unassigned	1,128,972	1,443,809	2,572,780
33 <u>TOTAL FUND BALANCE</u>	<u>1,846,327</u>	<u>1,443,809</u>	<u>3,290,135</u>
34 <u>TOTAL LIABILITIES & FUND BALANCE</u>	<u>\$ 2,689,181</u>	<u>\$ 1,468,256</u>	<u>\$ 4,157,438</u>



Panther Trace II CDD
General Fund
Statement of Revenue, Expenditures, and Changes in Fund Balance
For October 1, 2025 to February 28, 2026

	FY 2026 Adopted Budget	FY 2026 Month of February	FY 2026 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget
1 REVENUES					
2 Assessments - On Roll	\$ 1,152,035	\$ 15,202	\$ 1,117,634	\$ (34,401)	97%
3 Interest Revenue	300	6,439	26,262	25,962	8754%
4 Rental Income	3,000	-	1,600	(1,400)	53%
5 Miscellaneous Revenue	-	-	80	80	0%
6 TOTAL REVENUES	\$ 1,155,335	\$ 21,641	\$ 1,145,576	\$ (9,758)	99%
7 EXPENDITURES					
8 ADMINISTRATIVE					
9 Board of Supervisors Payroll	\$ 12,000	\$ 1,000	\$ 4,800	\$ (7,200)	40%
10 Payroll Taxes	918	77	367	(551)	40%
11 Payroll Services Fee	650	50	250	(400)	38%
12 Travel Per Diem	350	-	64	(286)	18%
13 Management Consulting Services	51,170	4,264	21,321	(29,850)	42%
14 Office Supplies	750	-	127	(623)	17%
15 Bank Fees	300	-	279	(21)	93%
16 Miscellaneous (Postage and Copies)	200	103	239	39	119%
17 Mass Mailing	1,500	-	-	(1,500)	0%
18 Auditing	3,800	-	-	(3,800)	0%
19 Regulatory and Permit Fees	175	41	216	41	123%
20 Legal Advertisements	1,000	-	1,339	339	134%
21 Engineering Services	4,500	-	845	(3,656)	19%
22 Legal Services	20,000	1,800	5,308	(14,692)	27%
23 Sales Tax	600	-	188	(412)	31%
24 Website Hosting	2,033	42	208	(1,824)	10%
25 TOTAL ADMINISTRATIVE	99,946	7,375	35,550	(64,396)	36%
26 INSURANCE					
27 Insurance (General Liability)	38,622	-	38,388	(234)	99%
28 TOTAL INSURANCE	38,622	-	38,388	(234)	99%
29 DEBT SERVICE ADMINISTRATION					
30 Dissemination Agent - Bonds	1,072	-	1,072	-	100%
31 Arbitrage Rebate	650	-	650	-	100%
32 Trustee Fees	4,500	-	4,256	(244)	95%
33 TOTAL DEBT SERVICE ADMINISTRATION	6,222	-	5,978	(244)	96%
34 SECURITY					
35 Security System - Maintenance & Improve.	1,500	-	-	(1,500)	0%
36 TOTAL SECURITY	1,500	-	-	(1,500)	0%
37 PHYSICAL ENVIRONMENT					
38 Electricity	35,020	2,931	14,063	(20,957)	40%
39 Streetlighting Lease	245,000	20,958	103,372	(141,628)	42%
40 Water	20,000	788	4,940	(15,060)	25%
41 Solid Waste Disposal	2,099	250	1,002	(1,097)	48%
42 Pest Control	1,000	-	293	(707)	29%
43 Communications (Tel, Internet, Tech, Etc.)	4,635	257	1,244	(3,391)	27%
44 Facility Maintenance (Lighting, Etc)	1,500	-	-	(1,500)	0%
45 Waterway Management Program - Contract	23,598	1,585	9,510	(14,088)	40%
46 Waterway Management Program - Other	4,000	-	875	(3,125)	22%
47 Landscape Maintenance - Contract	310,000	21,665	108,323	(201,678)	35%
48 Landscape Maintenance - Other	35,000	-	2,994	(32,006)	9%
49 Irrigation Maintenance	17,500	1,749	8,981	(8,519)	51%
50 Irrigation Compliance Reporting	2,700	-	900	(1,800)	33%



	FY 2026 Adopted Budget	FY 2026 Month of February	FY 2026 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget	
51	Decorative Lights & Maintenance	9,000	-	3,604	(5,396)	40%
52	Signage Repairs	2,000	-	350	(1,650)	18%
53	Capital Reserves - Well Pumps	2,500	-	-	(2,500)	0%
54	TOTAL PHYSICAL ENVIRONMENT	715,552	50,182	260,452	(455,100)	36%
55	CLUBHOUSE & AMENITY ADMINISTRATION					
56	Amenity Management	73,800	6,120	31,518	(42,282)	43%
57	Amenity Management - (Cell Phone & Reimb Expenses)	600	50	521	(79)	87%
58	Amenity Maintenance & Improvements	4,000	-	4,328	328	108%
59	Amenity Employee FICA Taxes	5,646	468	2,460	(3,186)	44%
60	Amenity Employee Payroll Services Fee	1,350	100	550	(800)	41%
61	Clubhouse Facility Maintenance (Cleaning)	6,420	410	3,125	(3,295)	49%
62	Clubhouse Facility Maintenance - Other	10,000	-	3,859	(6,141)	39%
63	Pool Maintenance - Contract	25,515	2,126	11,306	(14,209)	44%
64	Pool Permits	425	-	-	(425)	0%
65	Pool Monitoring	36,000	-	1,256	(34,744)	3%
66	Pool Maintenance - Other	5,000	-	2,092	(2,909)	42%
67	Clubhouse Miscellaneous Supplies	4,000	45	828	(3,172)	21%
68	Special Events	10,000	84	5,551	(4,449)	56%
69	Playground Maintenance	3,000	-	413	(2,587)	14%
70	Capital Outlay Allowance	78,383	-	39,365	(39,018)	50%
71	TOTAL CLUBHOUSE & AMENITY ADMINISTRATION	264,139	9,404	107,172	(156,967)	41%
72	BUDGETED INCREASE FUND BALANCE-CAPITAL RES.	29,354	-	-	(29,354)	0%
73	TOTAL EXPENDITURES	1,155,335	66,961	447,540	(707,795)	39%
74	REVENUES OVER (UNDER) EXPENDITURES	-	(45,320)	698,036	698,036	0%
75	OTHER FINANCING SOURCES & USES					
76	Transfers In	-	-	-	-	
77	Transfers Out	-	-	-	-	
78	TOTAL OTHER FINANCING SOURCES & USES	-	-	-	-	
77	NET CHANGE IN FUND BALANCE	-	(45,320)	698,036	698,036	
78	Fund Balance - Beginning	1,004,741		1,148,290	1,140,280	
79	FUND BALANCE - ENDING - PROJECTED	\$ 1,004,741		\$ 1,846,327	\$ 2,536,352	
80	ANALYSIS OF FUND BALANCE					
81	NONSPENDABLE	3,572		4,381		
82	PREPAID & DEPOSITS	-		-		
83	CAPITAL RESERVES	424,140		424,140		
84	OPERATING CAPITAL	288,834		288,834		
85	UNASSIGNED	288,195		1,128,972		
86	TOTAL FUND BALANCE	1,004,741		1,846,327		



Panther Trace II CDD
Debt Service Fund - Series 2014
Statement of Revenue, Expenditures, and Changes in Fund Balance
For October 1, 2025 to February 28, 2026

	FY 2026 Adopted Budget	FY 2026 Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUES			
2 Special Assessments - On Roll (Net)	\$ 818,606	\$ 794,159	\$ (24,448)
3 Interest Revenue	-	10,604	10,604
4 Misc. Revenue	-	-	-
5 Prepayment on Bonds	-	8,679	8,679
6 TOTAL REVENUES	818,606	813,442	(5,165)
7 EXPENDITURES			
8 Interest Expense			
9 <i>November 1, 2025</i>	<i>136,203</i>	<i>136,305</i>	<i>(102)</i>
10 May 1, 2026	136,203	-	136,203
11 November 1, 2026	125,103	-	125,103
12 Principal Retirement			
13 May 1, 2026	555,000	20,000	535,000
14 TOTAL EXPENDITURES	816,306	156,305	(660,002)
15 REVENUES OVER (UNDER) EXPENDITURES	2,300	657,137	654,837
16 OTHER FINANCING SOURCES & USES			
17 Transfers In	-	-	-
18 Transfers Out	-	-	-
19 TOTAL OTHER FINANCING SOURCES & USES	-	-	-
20 NET CHANGE IN FUND BALANCE	2,300	657,137	654,837
21 Fund Balance - Beginning		786,672	786,672
22 FUND BALANCE - ENDING - PROJECTED	\$ 2,300	\$ 1,443,809	\$ 1,441,509

** financed by prior year revenues*



**Panther Trace II CDD
Check Register - FY2026**

Date	Number	Name	Memo	Deposits	Payments	Balance
09/30/2025		Beginning of Year				208,666.69
10/02/2025			Deposit	1,380.00		210,046.69
10/02/2025	100473	REMSON AQUATICS	Invoice: 118603 (Reference: Lake Dredging.)		3,495.00	206,551.69
10/02/2025	100474	VANGUARD CLEANING SYSTEMS	Invoice: 115482 (Reference: monthly service cleaning.)		410.00	206,141.69
10/02/2025	100475	GHS ENVIRONMENTAL, LLC	Invoice: 2025-589 (Reference: Monthly Meter Readings.)		225.00	205,916.69
10/02/2025	100476	SchoolNow	Invoice: INV-SN-987 (Reference: Website Hosting.)		1,515.00	204,401.69
10/03/2025	100325BOS1	DAVID STEPPY	BOS MTG 9/22/25		184.70	204,216.99
10/03/2025	100325BOS2	Engage PEO	BOS MTG 9/22/25		203.00	204,013.99
10/03/2025	100325BOS3	Geraldine Peterkin	BOS MTG 9/22/25		184.70	203,829.29
10/03/2025	88	JEFFREY A. SPIESS	BOS MTG 9/22/25		184.70	203,644.59
10/03/2025	100325BOS4	Rowland C. Miner	BOS MTG 9/22/25		184.70	203,459.89
10/03/2025	100325BOS5	Steven T. Russell	BOS MTG 9/22/25		184.70	203,275.19
10/07/2025	100477	REMSON AQUATICS	Invoice: 118611 (Reference: October Lake Maintenance.)		1,585.00	201,690.19
10/07/2025	100478	BUSINESS OBSERVER	Invoice: 25-03004H (Reference: Panther Trace II CDD Fiscal Year 2025-2026 Board of Supervisors M...		72.19	201,618.00
10/07/2025	100479	Galaxy Pro Pools LLC	Invoice: 4130 (Reference: October 2025 Routine Pool and splash pad Services.)		2,126.25	199,491.75
10/07/2025	01ACH100725	BOCC	11518 Newgate Crest Dr 08.25.25- 09.23.25		940.48	198,551.27
10/08/2025	2734	Abigail Spiess	Payroll Monitor 9/22/25 - 10/05/25		135.00	198,416.27
10/08/2025	2735	Ethan Spiess	Payroll Monitor 9/22/25 - 10/05/25		442.50	197,973.77
10/08/2025	2736	Sarah Milligan	Payroll Monitor 9/22/25 - 10/05/25		150.00	197,823.77
10/08/2025	2737	EGIS INSURANCE & RISK ADVISORS	Insurance FY 10/1/25 - 10/1/26 - Policy #100125586		36,888.00	160,935.77
10/10/2025	01ACH101025	TECO	12821 Balm Riverview Road Well 08.14.25- 09.12.25		285.07	160,650.70
10/10/2025	101025PR1	ANNA RAMIREZ	Payroll 9/22/25 - 10/5/25		2,332.77	158,317.93
10/10/2025	101025PR2	Engage PEO	Payroll 9/22/25 - 10/5/25		805.02	157,512.91
10/14/2025	2738	Hanley Pools LLC	clean out both pool showers due to debris		125.00	157,387.91
10/14/2025	100480	Vesta District Services	Invoice: 428939 (Reference: Oct25 Management fees.)		4,305.83	153,082.08
10/14/2025	01ACH101425	TECO	Summary Bill 08.15.25- 10.15.25		2,780.40	150,301.68
10/14/2025	02ACH101425	Deluxe Bus Sys.	Checks		278.68	150,023.00
10/16/2025	100481	STRALEY ROBIN VERICKER	Invoice: 27250 (Reference: Professional Services Rendered Through September 30, 2025.)		1,575.28	148,447.72
10/17/2025	2739	EGIS INSURANCE & RISK ADVISORS	Policy # WC100125586 10/01/25- 10/01/26		1,500.00	146,947.72
10/17/2025	EFT101725	FLORIDA DEPARTMENT OF REVENUE	4th Qtr 2024 Sales & Use Tax		64.72	146,883.00
10/20/2025	2740	ANNA RAMIREZ	Reimbursement For Annual Community Holiday Party		375.35	146,507.65
10/22/2025	2741	Abigail Spiess	Payroll Monitor 10/05/25 - 10/19/25		90.00	146,417.65
10/22/2025	2742	Ethan Spiess	Payroll Monitor 10/05/25 - 10/19/25		258.75	146,158.90
10/22/2025	01ACH102225	TECO	Summary Bill 04.16.25- 05.15.25		19,496.72	126,662.18
10/23/2025	2744	Red Cap Plumbing, Air & Electric	ladies room commercial service call		675.00	125,987.18
10/24/2025	01ACH102425	BANK UNITED VISA CC	Wagner Events- Deposit		253.03	125,734.15
10/24/2025	102425PR1	ANNA RAMIREZ	Payroll 10/6/25 - 10/19/25		2,282.76	123,451.39
10/24/2025	102425PR2	Engage PEO	Payroll 10/6/25 - 10/19/25		805.04	122,646.35
10/27/2025	2746	Xcellent Xteriors, LLC			1,075.00	121,571.35
10/28/2025	01ACH102825	FRONTIER COMMUNICATIONS	Internet/Phone 10.01.25- 10.31.25		234.51	121,336.84
10/30/2025	2747	Hanley Pools LLC	Final 50%- Replace 10hp filtration motor		1,791.50	119,545.34
10/30/2025	100482	HOME TEAM PEST DEFENSE	Invoice: 113886351 (Reference: pest control service.)		130.80	119,414.54
10/30/2025	100483	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 363138 (Reference: #363190 - Leak in main line 9-18-25.) Invoice: 363139 (Reference:...		927.25	118,487.29
10/30/2025	100484	Vesta District Services	Invoice: 429122 (Reference: Billable Expenses - June 2025.)		20.73	118,466.56
10/30/2025	100485	GHS ENVIRONMENTAL, LLC	Invoice: 2025-645 (Reference: Monthly Meter Readings Oct25.)		225.00	118,241.56
10/30/2025	100486	LLS TAX SOLUTIONS, INC.	Invoice: 003939 (Reference: Arbitrage Services Series 2014.)		650.00	117,591.56
10/31/2025			Interest	14.46		117,606.02
10/31/2025		End of Month		#REF!	#REF!	0.00
11/03/2025	2748	Code Enforcement Department	Case# HC-WE-25-002354 and Parcel# 077452.5004		100.00	117,506.02
11/03/2025	100487	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 361737 (Reference: #364923 - Panther Trace II CDD - OCTOBER Month to Month Landscape Ma...		21,664.50	95,841.52
11/04/2025	2749	Ethan Spiess	Payroll Monitor 10/20/25 - 11/2/25		180.00	95,661.52
11/06/2025	100488	VANGUARD CLEANING SYSTEMS	Invoice: 115758 (Reference: Monthly Service Charge.)		410.00	95,251.52
11/06/2025	100489	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 364232 (Reference: #363188 - Controller A rain sensor 9-18-25.) Invoice: 364235 (Ref...		2,332.27	92,919.25



Date	Number	Name	Memo	Deposits	Payments	Balance
11/06/2025	100490	Galaxy Pro Pools LLC	Invoice: 4188 (Reference: November 2025 Routine Pool and splash pad Services 3 visits per week.)		2,126.25	90,793.00
11/07/2025	01ACH110725	BOCC	11518 Newgate Crest Dr 09.23.25- 10.27.25		1,116.97	89,676.03
11/07/2025	110725PR1	ANNA RAMIREZ	Payroll 10/20/25 - 11/2/25		2,332.76	87,343.27
11/07/2025	110725PR2	Engage PEO	Payroll 10/20/25 - 11/2/25		805.04	86,538.23
11/07/2025	110725BOS1	Engage PEO	BOS MTG 10/27/25		172.40	86,365.83
11/07/2025	110725BOS2	Geraldine Peterkin	BOS MTG 10/27/25		184.70	86,181.13
11/07/2025	89	JEFFREY A. SPIESS	BOS MTG 10/27/25		184.70	85,996.43
11/07/2025	110725BOS3	Rowland C. Miner	BOS MTG 10/27/25		184.70	85,811.73
11/07/2025	110725BOS4	Steven T. Russell	BOS MTG 10/27/25		184.70	85,627.03
11/10/2025	2750	Edward Williams (Jerry The DJ)	DJ for Annual Holiday Event 12/14/2025		375.00	85,252.03
11/10/2025	2751	Fred H. Photography LLC	Holiday Event 12.14.25		600.00	84,652.03
11/10/2025	2752	TAMPA BOUNCE LLC	Inflatables/Monitors for Holiday Party Dec 14,2025		751.00	83,901.03
11/10/2025	2753	The Mad Planter LLC	Professional Airbrush face painting and balloon twisting services		1,200.00	82,701.03
11/10/2025	2754	Thomas Hicks	Final: Santa & Mrs. Claus for Annual Holiday Party 12/14/2025		225.00	82,476.03
11/10/2025	2755	ANNA RAMIREZ	Reimbursement For Annual Community Yard Sale Signs purchased		50.00	82,426.03
11/10/2025	2756	Charles Harrilal	Repairs around the clubhouse		1,350.00	81,076.03
11/10/2025	2757	Summit Fire & Security	Annual Fire Extinguisher and exit Lights Inspections		157.50	80,918.53
11/10/2025	01ACH111025	TECO	12821 Balm Riverview Road Well 09.13.25- 10.13.25		329.73	80,588.80
11/12/2025	100491	REMSON AQUATICS	Invoice: 118772 (Reference: Mosquitofish.)		875.00	79,713.80
11/12/2025	100492	Vesta District Services	Invoice: 429507 (Reference: Monthly Management fees.)		4,305.83	75,407.97
11/12/2025	01ACH111225	TECO	Summary Bill 09.16.25- 10.14.25		2,990.06	72,417.91
11/17/2025	100493	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 367634 (Reference: #370606 - Controller A - zone 4 not working from controller.)		132.34	72,285.57
11/17/2025	100494	STANTEC CONSULTING SERVICES	Invoice: 2480625 (Reference: Engineering services.)		2,981.25	69,304.32
11/20/2025	01ACH112025	TECO	Summary Bill 09.16.25- 10.14.25		20,267.37	49,036.95
11/21/2025	2758	FLORIDA DEPT OF ECONOMIC OPPORTUNIT	FY 2025/2026 Special District Fee Invoice/Update Form		175.00	48,861.95
11/21/2025	2759	US BANK	Trustee Fees Series DS 2014 10/01/25 - 09/30/26		4,256.13	44,605.82
11/21/2025	112125PR1	ANNA RAMIREZ	Payroll 11/3/25 - 11/16/25		2,282.76	42,323.06
11/21/2025	112125PR2	Engage PEO	Payroll 11/3/25 - 11/16/25		805.04	41,518.02
11/21/2025	112125BOS1	DAVID STEPPY	BOS MTG 11/17/25		184.70	41,333.32
11/21/2025	112125BOS2	Engage PEO	BOS MTG 11/17/25		203.00	41,130.32
11/21/2025	112125BOS3	Geraldine Peterkin	BOS MTG 11/17/25		184.70	40,945.62
11/21/2025	90	JEFFREY A. SPIESS	BOS MTG 11/17/25		184.70	40,760.92
11/21/2025	112125BOS4	Rowland C. Miner	BOS MTG 11/17/25		184.70	40,576.22
11/21/2025	112125BOS5	Steven T. Russell	BOS MTG 11/17/25		184.70	40,391.52
11/24/2025	01ACH112425	BANK UNITED VISA CC	Various Purchases		1,265.93	39,125.59
11/25/2025	100495	Vesta District Services	Invoice: 429443 (Reference: billable Expenses Oct25.)		15.33	39,110.26
11/25/2025	100496	STRALEY ROBIN VERICKER	Invoice: 27482 (Reference: legal services.)		2,227.50	36,882.76
11/26/2025	01ACH112625	FRONTIER COMMUNICATIONS	Internet/Phone 11.01.25- 11.30.25		234.61	36,648.15
11/28/2025	100497	GHS ENVIRONMENTAL, LLC	Invoice: 2025-712 (Reference: Monthly Meter Readings.)		225.00	36,423.15
11/28/2025	100498	Cornerstone Air Conditioning & Heating	Invoice: 367852679 (Reference: Found drain backing up. And bad capacitor for outside fan. Cleane...		665.91	35,757.24
11/30/2025			Interest	6.37		35,763.61
11/30/2025	End of Month			#REF!	#REF!	95,661.52
12/01/2025	100499	Cornerstone Air Conditioning & Heating	Invoice: 366206023 (Reference: Cleaned drain and pan. Checked operation.)		708.74	35,054.87
12/02/2025	100500	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 365889 (Reference: #366883 - Panther Trace II CDD - Nov-Dec Month to Month Landscape Ma...		21,664.50	13,390.37
12/02/2025	100501	REMSON AQUATICS	Invoice: 118698 (Reference: November Lake Maintenance.)		1,585.00	11,805.37
12/02/2025	100502	VANGUARD CLEANING SYSTEMS	Invoice: 116025 (Reference: Monthly service charges.)		410.00	11,395.37
12/02/2025	100503	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 369346 (Reference: #372961 - Completed Irrigation Repairs - North Side Panther Trace Bl...		1,886.35	9,509.02
12/02/2025	01ACH120225	FCC Environmental Services Florida LLC	Monthly Fee - November 2025		200.00	9,309.02
12/02/2025	02ACH120225	FCC Environmental Services Florida LLC	Monthly Fee - November 2025		50.44	9,258.58
12/03/2025	2760	Xcellent Xteriors, LLC	Christmas Lighting-Timeline		3,604.32	5,654.26
12/03/2025			Funds Transfer	100,000.00		105,654.26
12/04/2025	100504	Galaxy Pro Pools LLC	Invoice: 4245 (Reference: December 2025 Routine Pool and splash pad Services 3 visits per week.)		2,126.25	103,528.01
12/04/2025	100505	HOME TEAM PEST DEFENSE	Invoice: 115572298 (Reference: Pest Control Service.)		27.50	103,500.51
12/05/2025	120525PR1	ANNA RAMIREZ	Payroll 11/17/25 - 11/30/25		2,332.77	101,167.74
12/05/2025	120525PR2	Engage PEO	Payroll 10/20/25 - 11/2/25		805.02	100,362.72
12/09/2025	01ACH120925	BOCC	11518 Newgate Crest Dr 10.27.25- 11.25.25		948.24	99,414.48



Date	Number	Name	Memo	Deposits	Payments	Balance
12/10/2025	2761	ADVANCED ENERGY SOLUTIONS	Check Monument Lights at Entrances		970.47	98,444.01
12/10/2025	100506	REMSON AQUATICS	Invoice: 118787 (Reference: Lake Maintenance Dec 25.)		1,585.00	96,859.01
12/10/2025	01ACH121025	TECO	12821 Balm Riverview Road Well 10.14.25- 11.12.25		358.18	96,500.83
12/11/2025	01ACH121125	TECO	Summary Bill 10.15.25- 11.13.25		2,990.06	93,510.77
12/16/2025	2762	Ethan Spiess	Annual Holiday Event Help 12/14/25		75.00	93,435.77
12/16/2025	2763	JaMeyre Wallace	Annual Holiday Event Help 12/14/25		75.00	93,360.77
12/16/2025	2764	Vesta District Services	Annual Dissemination FY 2026.		1,072.00	92,288.77
12/17/2025	100507	Vesta District Services	Invoice: 429995 (Reference: Management Fees Dec 25.)		4,305.83	87,982.94
12/17/2025	100508	STANTEC CONSULTING SERVICES	Invoice: 2499324 (Reference: Engineering Services Oct 25 & Nov 25.)		844.50	87,138.44
12/17/2025			Funds Transfer	100,000.00		187,138.44
12/18/2025	100509	STRALEY ROBIN VERICKER	Invoice: 27588 (Reference: Legal Services Dec 25.)		915.00	186,223.44
12/19/2025	121925PR1	ANNA RAMIREZ	Payroll 12/1/25 - 12/14/25		2,282.77	183,940.67
12/19/2025	121925PR2	Engage PEO	Payroll 12/1/25 - 12/14/25		805.02	183,135.65
12/22/2025			Deposit	300.00		183,435.65
12/24/2025	01ACH122425	BANK UNITED VISA CC			2,886.86	180,548.79
12/26/2025	01ACH122625	TECO	Summary Bill 10.15.25- 11.13.25		20,224.51	160,324.28
12/26/2025	122625BOS1	DAVID STEPPY	BOS MTG 12/15/25		184.70	160,139.58
12/26/2025	122625BOS2	Engage PEO	BOS MTG 12/15/25		203.00	159,936.58
12/26/2025	122625BOS3	Geraldine Peterkin	BOS MTG 12/15/25		184.70	159,751.88
12/26/2025	91	JEFFREY A. SPIESS	BOS MTG 12/15/25		184.70	159,567.18
12/26/2025	122625BOS4	Rowland C. Miner	BOS MTG 12/15/25		184.70	159,382.48
12/26/2025	122625BOS5	Steven T. Russell	BOS MTG 12/15/25		184.70	159,197.78
12/29/2025	100510	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 373615 (Reference: Tree Removal - 12/10/2025.) Invoice: 373842 (Reference: #375858 - ...		2,804.14	156,393.64
12/29/2025	100511	GHS ENVIRONMENTAL, LLC	Invoice: 2025-771 (Reference: Dec25 Monthly meter Readings.)		225.00	156,168.64
12/29/2025	01ACH122925	FRONTIER COMMUNICATIONS	Internet/Phone 12.01.25- 12.31.25		234.76	155,933.88
12/30/2025	100512	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 370412 (Reference: #366883 - Panther Trace II CDD - Nov-Dec Month to Month Landscape Ma...		21,664.50	134,269.38
12/31/2025			Interest	11.81		134,281.19
12/31/2025	End of Month			200,311.81	101,794.23	134,281.19
01/02/2026	01ACH010226	FCC Environmental Services Florida LLC	Monthly Fee - December 2025		250.44	134,030.75
01/02/2026	010226PR1	ANNA RAMIREZ	Payroll 12/15/25 - 12/28/25		2,332.75	131,698.00
01/02/2026	010226PR2	Engage PEO	Payroll 12/15/25 - 12/28/25		824.79	130,873.21
01/05/2026	2765	Welch Tennis Courts	Balance to finish, including retainage - New Tennis Court		10,000.00	120,873.21
01/06/2026	100513	VANGUARD CLEANING SYSTEMS	Invoice: 116306 (Reference: Cleaning Services Jan 26.)		410.00	120,463.21
01/07/2026			Deposit	184.70		120,647.91
01/07/2026	2766	JEFFREY A. SPIESS	Jeffrey Spiess ck # 82 dtd 4/4/25		184.70	120,463.21
01/08/2026	2767	Hanley Pools LLC	Install a snap ring on the handrail and two floor covers		175.00	120,288.21
01/08/2026	01ACH010826	BOCC	11518 Newgate Crest Dr 11.25.25- 12.23.25		973.84	119,314.37
01/09/2026	01ACH010926	TECO	12821 Balm Riverview Road Well 11.13.25- 12.12.25		325.93	118,988.44
01/09/2026	100514	REMSON AQUATICS	Invoice: 118868 (Reference: January Lake Maintenance.)		1,585.00	117,403.44
01/09/2026	100515	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 376680 (Reference: 378775 - Panther Trace II CDD - Month to Month January Landscape Mai...		21,664.50	95,738.94
01/09/2026	100516	Vesta District Services	Invoice: 430313 (Reference: JAN25 District management services.)		4,305.83	91,433.11
01/09/2026	100517	Galaxy Pro Pools LLC	Invoice: 4302 (Reference: January 2026 Routine Pool and splash pad Services 3 visits per week.)		2,126.25	89,306.86
01/12/2026	01ACH011226	TECO	Summary Bill 11.14.25- 12.15.25		2,878.15	86,428.71
01/15/2026	100518	Vesta District Services	Invoice: 430402 (Reference: Billable Expenses -Dec 2025.)		81.13	86,347.58
01/16/2026	011626PR1	ANNA RAMIREZ	Payroll 12/29/25 - 1/11/26		2,299.83	84,047.75
01/16/2026	011626PR2	Engage PEO	Payroll 12/29/25 - 1/11/26		807.71	83,240.04
01/16/2026	EFT011625	FLORIDA DEPARTMENT OF REVENUE	4th Qtr 2025 Sales & Use Tax		122.93	83,117.11
01/19/2026	2768	FLA Pools			1,250.00	81,867.11
01/20/2026	100519	STRALEY ROBIN VERICKER	Invoice: 27798 (Reference: legal services Dec25.)		366.00	81,501.11
01/26/2026	01ACH012626	TECO	Summary Bill 11.14.25- 12.15.25		20,376.28	61,124.83
01/26/2026	02ACH012626	BANK UNITED VISA CC	Office Supplies		3,699.81	57,425.02
01/27/2026	01ACH012726	FRONTIER COMMUNICATIONS	Internet/Phone 01.01.26- 01.31.26		234.39	57,190.63
01/28/2026	100520	Vesta District Services	Invoice: 429885 (Reference: billable Expenses Nov25.)		1,312.88	55,877.75
01/29/2026	2769	Welch Tennis Courts	New Tennis Court current payment		29,365.00	26,512.75
01/30/2026	100521	GHS ENVIRONMENTAL, LLC	Invoice: 2026-145 (Reference: JAN26 Monthly Meter Reading.)		225.00	26,287.75
01/30/2026	013026PR1	ANNA RAMIREZ	Payroll 1/12/26 - 1/25/26		2,299.84	23,987.91



Date	Number	Name	Memo	Deposits	Payments	Balance
01/30/2026	013026PR2	Engage PEO	Payroll 1/12/26 - 1/25/26		797.45	23,190.46
01/30/2026			Interest	8.27		23,198.73
01/31/2026	End of Month			192.97	111,275.43	23,198.73
02/03/2026	01ACH020326	FCC Environmental Services Florida LLC	Monthly Fee -January 2026		250.44	22,948.29
02/04/2026	100522	HOME TEAM PEST DEFENSE	Invoice: 116224361 (Reference: Jan26 Pest Control Services.)		134.70	22,813.59
02/04/2026	100523	Vesta District Services	Invoice: 430657 (Reference: FEB26 District Management services.)		4,305.83	18,507.76
02/04/2026	100524	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 381395 (Reference: #383643 - Needed Irrigation Repairs - Item 8 January 20th Inspection...		254.08	18,253.68
02/04/2026	100525	Galaxy Pro Pools LLC	Invoice: 4358 (Reference: February 2026 Routine Pool and splash pad Services.)		2,126.25	16,127.43
02/06/2026	01ACH020626	BOCC	11518 Newgate Crest Dr 12.23.25- 01.25.26		1,013.29	15,114.14
02/06/2026	020626BOS1	DAVID STEPPY	BOS MTG 1/26/26		184.70	14,929.44
02/06/2026	020626BOS2	Engage PEO	BOS MTG 1/26/26		203.00	14,726.44
02/06/2026	020626BOS3	Geraldine Peterkin	BOS MTG 1/26/26		184.70	14,541.74
02/06/2026	92	JEFFREY A. SPIESS	BOS MTG 1/26/26		184.70	14,357.04
02/06/2026	020626BOS4	Rowland C. Miner	BOS MTG 1/26/26		184.70	14,172.34
02/06/2026	020626BOS5	Steven T. Russell	BOS MTG 1/26/26		184.70	13,987.64
02/09/2026			Funds Transfer	150,000.00		163,987.64
02/12/2026	01ACH021226	TECO	12821 Balm Riverview Road Well 12.13.26- 01.14.26		210.46	163,777.18
02/13/2026	01ACH021326	TECO	Summary Bill 12.16.25- 01.15.26		2,991.59	160,785.59
02/13/2026	100526	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 187855 (Reference: Hurricane Milton Emergency tree removal of 2 pine trees that had fal...		1,890.00	158,895.59
02/13/2026	021326PR1	ANNA RAMIREZ	Payroll 01/26/26 - 2/08/26		2,573.34	156,322.25
02/13/2026	021326PR2	Engage PEO	Payroll 01/26/26 - 2/08/26		906.46	155,415.79
02/17/2026	100527	STRALEY ROBIN VERICKER	Invoice: 27899 (Reference: General Matters Jan 26.)		1,799.50	153,616.29
02/17/2026			Deposit	0.20		153,616.49
02/24/2026	01ACH022426	TECO	Summary Bill 11.14.25- 12.15.25		20,732.70	132,883.79
02/26/2026	100528	LANDSCAPE MAINTENANCE PROFESSIONALS, INC.	Invoice: 381054 (Reference: #381496 - Panther Trace II CDD - Month to Month February Landscape M...		21,664.50	111,219.29
02/26/2026	100529	REMSON AQUATICS	Invoice: 118952 (Reference: February Lake Maintenance.)		1,585.00	109,634.29
02/26/2026	100530	VANGUARD CLEANING SYSTEMS	Invoice: 116582 (Reference: FEB26 Monthly cleaning service.)		410.00	109,224.29
02/26/2026	01ACH022626	FRONTIER COMMUNICATIONS	Internet/Phone 02.01.26- 02.28.26		256.84	108,967.45
02/27/2026	022726PR1	ANNA RAMIREZ	Payroll 2/09/26 - 2/22/26		2,411.59	106,555.86
02/27/2026	022726PR2	Engage PEO	Payroll 2/09/26 - 2/22/26		847.21	105,708.65
02/27/2026			Interest	9.02		105,717.67
02/28/2026	End of Month			150,009.22	67,490.28	105,717.67





WALK-ON EXHIBIT C





Red Cap Plumbing, Air & Electric
7218 E. Martin Luther King Jr. Blvd
Tampa, FL 33619

RedCapNow.com
813-963-3056
Lic. #CFC1425669 #CAC1813344 #EC13011929

Estimate 476767212
Job 476457222
Estimate Date 3/12/2026
Customer PO

Billing Address
Panther Trace CBD 2
11518 Newgate Crest Drive
Riverview, FL 33579 USA

Job Address
Panther Trace CBD 2
11518 Newgate Crest Drive
Riverview, FL 33579 USA

Estimate Details

Blower motor Trane commercial

Service #	Description	Quantity	Your Price	Your Total
HVAC 5	LABOR LEVEL 5	1.00	\$3,797.00	\$3,797.00
			Potential Savings	\$649.00
			Sub-Total	\$3,797.00
			Total	\$3,797.00

THIS IS AN ESTIMATE, NOT A CONTRACT FOR SERVICES. The summary is furnished by Red Cap Plumbing, Air & Electric as a good faith estimate of work to be performed at 11518 Newgate Crest Drive, Riverview, FL 33579 USA and is based on our evaluation and does not include material price increases or additional labor and materials which may be required should unforeseen problems arise after the work has started. I understand that the final cost of the work may differ from the estimate, perhaps materially. THIS IS NOT A GUARANTEE OF THE FINAL PRICE OF WORK TO BE PERFORMED. I agree to the estimate and authorize Red Cap Plumbing, Air & Electric to perform the work as summarized and on these estimated terms, and I agree to pay the full amount for all work performed.





WALK-ON EXHIBIT D



Tuesday, March 17, 2026

Heath Beckett
District Manager
Panther Trace II CDD

Mr. Beckett:

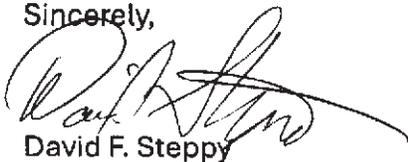
Reviewing our family calendar for the remainder of this year, I note that I will not be able to attend the Community Development District meeting during the months of April, May, September, October & November. Between cruises we are taking, grandson's graduation and a Army Chaplain Corps reunion, our schedule is very busy.

For the reasons above, I hereby submit my resignation, effective March 24, 2026, for supervisor, seat 2, on the CDD board. I enjoyed my time on the board and hope that we have achieved many positive results for the community.

I know that I must submit a Form 1 within 60 days of my resignation. I plan to do that next week.

I thank all the board members for their time and efforts in making the Panther Trace II community one of the best in our area. Keep up the fantastic work!

Sincerely,

A handwritten signature in black ink, appearing to read "David F. Steppy", written over a white background.

David F. Steppy
Supervisor





WALK-ON EXHIBIT E



Panther Trace Blvd – Rhodine Traffic Intersection

- Rhodine Rd and Summerfield Blvd. Traffic Light Installation Update
- Key Takeaways
- Background Information/emails

Steven Russell – Rhodine– Traffic Light



Rhodine Rd and Summerfield Blvd. Traffic Light & Crossing



Steven Russell – Rhodine– Traffic Light



Rhodine Rd and Summerfield Blvd. Traffic Light - Key Takeaways



- **Key Takeaways**
- **Collins school construction project completed**
 - 2022: Several improvements in pedestrian crossing locations and upgrade of road surface and signage.
- **County Traffic study of Rhodine Rd and Summerfield Blvd. History**
 - Sept. 2022: Comprehensive Transportation Study Report was prepared by the Hillsborough County School Board. Should have been addressed in the funding for school expansion.
 - May 2023: Public Works Administration agreed to study intersection.
 - March 2024: Traffic Engineering conducted a traffic signal warrant analysis to determine if a traffic signal is justified at this intersection. The analysis confirmed that a signal is warranted, and this project is estimated to cost approximately \$800,000.00. Crosswalks on all four legs are proposed.
 - March 2026: Implementation of traffic signal and crossing.
 - Note: 42 months from initial outreach to implementation.
- **Ongoing Concerns**
 - Congested traffic flow near school and student crossing Panther Trace Blvd
 - Parent parking in bike lane and on lawns
 - Several students walking among cars waiting to be picked up / dropped off
 - Several bikes / e-bikes near moving vehicles

Steven Russell – Rhodine– Traffic Light



Rhodine Rd and Summerfield Blvd. Traffic Light – Background Info



From: SRussell <stevenrussell@frontiernet.net>
Sent: Wednesday, September 21, 2022 3:34 PM
To: Janwadkar, Sandeep <JanwadkarS@hillsboroughcounty.org>
Cc: Sotomayor, Amanda <SotomayorA@hillsboroughcounty.org>; PANTHER TRACE <pt2clubhousemgr@gmail.com>; >
Subject: Re: Collins Elementary School Circulation Improvement Project (CIP# 69638021)

External email: Use caution when clicking on links, opening attachments or replying to this email.

Thank you! Very helpful.

The attached study document you provided should address some of the questions from the attached Public survey.

A quick scan of the study has some good data/information; however, student flow and community center assumptions are not well explained. Given the significant increase in student population, direct observation by residents, continued use of crossing guards and police officers may not provide adequate safe crossing and improve traffic mobility. The intersection of Summerfield Boulevard and Rhodine Road is another growing safety concern, current traffic flows cause crossing delays/potential accidents.

Thank you for your quick review of the report and feedback. We also appreciate your input related to Summerfield Blvd and Rhodine intersection. This intersection is outside of our project limits.

Question: Will there be a follow up communication/publication addressing the public survey questions?

This maybe helpful for some residents and Panther Trace CDD board members.

No follow-up publication is planned at this time. All comments that include contact information received as part of the Virtual Public Engagement Meeting have been provided personalized responses similar to one you received. Please note that only one comment had your contact information and we provided email response. We have attached herewith responses to your other comments as we now know that these were your comments. Hope this answers your question.

Question: Who makes the decision on a traffic control signal additions?

This is not clear in the study, budget or time-frame.

Generally the County Traffic Engineering Section makes the decision regarding signal additions based on the transportation study findings or other data for that location. For this project, the transportation study was completed by the Hillsborough County School Board and the conceptual site plan was provided to the County for implementation as noted in my previous email.

From the study: The MUTCD states that "before a decision is made to install a traffic control signal, consideration shall be given to the implementation of other remedial measures, such as warning signs and flashers, school speed zones, school crossing guards, or a grade separated crossing. Therefore, a signal is not recommended at this time.... the intersection of Summerfield Boulevard and Rhodine Road. The analysis was based on 48-hour approach counts and several of the warrants were determined to be met. It is recommended that a full signal warrant analysis using 12 hour turning movement counts be conducted to verify the results.

We appreciate your input related to Summerfield Blvd and Rhodine intersection. This intersection is outside of our project limits.

Suggestion: A visual simulation of traffic flows & queuing at intersections and student pickup and drop off zones would be a great addition to help residents understand the proposed design solution for current and future growth. Example:

https://www.youtube.com/watch?v=dxYnV0U4qmA&ab_channel=WasatchJuniorHigh

Thank you for your suggestion and the example. We can forward your request to Hillsborough County School Board for their consideration.

Regards, Steven Russell, MEEM, MSHA, CPHIT, DSHS Office: 585-698-0674

Steven Russell – Rhodine– Traffic Light



Rhodine Rd and Summerfield Blvd. Traffic Light – Background Info



----- Forwarded Message -----

From: Silva, Abel <silvaab@hillsboroughcounty.org>
To: stevenrussell@frontiernet.net <stevenrussell@frontiernet.net>
Sent: Friday, May 5, 2023 at 03:58:03 PM EDT
Subject: Hillsborough Counting: SR607231

Greetings, Mr. Russell,

Thank you for contacting Hillsborough County Public Works, regarding the pedestrian crosswalk and sign; located near the entrance of Rhodine and Summerfield.

A work request has been initiated and dispatched for investigation. Investigations are typically completed within three to five business days of receipt. Your concerns are important to us please be advised that a work request has been initiated; and has been assigned to our Traffic Engineering Unit for evaluation.

If you have any questions or desire a status update, please contact us, and reference the following service request number SR607231.

Sincerely,
Abel Silva, MS
Project Coordinator
Business Operations
Public Works Administration
P: (813)635-5400
E: silvaab@hillsboroughcounty.org
W: HCFLGov.net

----- Forwarded Message -----

From: Grundmann, Anna <grundmanna@hcfl.gov>
To: stevenrussell@frontiernet.net <stevenrussell@frontiernet.net>
Sent: Wednesday, March 13, 2024 at 12:27:38 PM EDT
Subject: WR03284441/CN0095522 Rhodine Rd and Summerfield Blvd

Good afternoon Mr. Russell,

Traffic Engineering reviewed your request for crosswalks at Rhodine Rd and Summerfield Blvd. In 2021, Traffic Engineering also conducted a traffic signal warrant analysis to determine if a traffic signal is justified at this intersection. The analysis confirmed that a signal is warranted, and this project is estimated to cost approximately \$800,000.00. Crosswalks on all four legs are proposed. Due to lack of funds, this project is currently on our unfunded list, and we currently do not have an ETA on when funds will become available.

Based on the current speed limit on Rhodine Rd (45 mph), it is not recommended to install a crosswalk across Rhodine Rd without an additional traffic control device (which could be a Rectangular Rapid Flashing Beacon, a Pedestrian Hybrid Beacon, or a Pedestrian signal). Those options are, many times, just as costly as a traffic signal, which is already proposed. For this reason, the plan is to install the crosswalks during construction of the traffic signal.

We truly appreciate you sharing your concerns with our department, and we look forward to starting this project in the near future, as soon as funds become available.

See below for concept plans:

Thank you,
Anna Olivia Grundmann, PE
Traffic Engineering
Transportation Services Section
Technical Services Division
Engineering and Operations Department
M: (813) 446-8140
E: GrundmannA@HCFL.gov
W: HillsboroughCounty.org

Steven Russell – Rhodine– Traffic Light

