



Your Community.
Our Commitment.

THE PRESERVE AT SOUTH BRANCH COMMUNITY DEVELOPMENT DISTRICT

Regular Meeting Advanced Agenda Package

***Date/Time:
Thursday, September 3, 2026
4:00 p.m.***

***Location:
Springhill Suites Tampa Suncoast Parkway
16615 Crosspointe Run
Land O'Lakes, FL 34638***

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



c/o Vesta District Services
250 International Parkway, Suite 208
Lake Mary, FL 32746
321-263-0132 x536

Board of Supervisors
The Preserve at South Branch Community Development District

Dear Board Members:

A Regular Meeting of the Board of Supervisors of The Preserve at South Branch Community Development District is scheduled for **Thursday, September 3, 2026 at 4:00 p.m.** at **Springhill Suites Tampa Suncoast Parkway, 16615 Crosspointe Run, Land O'Lakes, FL 34638.**

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

The balance of the agenda is routine in nature and staff will present their reports at the meeting. If you have any questions, please contact me (hbeckett@vestapropertyservices.com).

Sincerely,

Heath Beckett

Heath Beckett
District Manager

CC: Attorney
Engineer
District File





Regular Meeting AGENDA

Meeting Date: Thursday, September 3, 2026

Time: 4:00 p.m.

Location: Springhill Suites Tampa Suncoast Parkway
16615 Crosspointe Run
Land O'Lakes, FL 34638

[Join via Computer or Mobile App](#)

Dial-in Number: 1-904-348-0776

Phone Conference ID: 684 257 747#

(Mute/Unmute: *6)

(Raise/Lower Hand: *5)

Full agenda package is available on the District's website: www.thepreserveatsouthbranchcdd.org

Or contact sconley@vestapropertyservices.com

FIRST ORDER OF BUSINESS:

ROLL CALL

Supervisors	Present	Teams	Absent
Anthony Snyder (C)			
Thomas Handrick, Jr			
David Silverstein			
Rob Howard (VC)			
Jules Abercrombie			

Staff/Vendors

Heath Beckett, District Manager, Vesta District Services

Mike Bush, Field Manager, Vesta District Services

Lindsay Moczynski, District Counsel, Kilinski Van Wyk

Jerry Whited, District Engineer, BDi

Chuck Burnite, Senior Environmental Scientist, GHS
Environmental

Rob Ferrante, Branch Manager, Cepra Landscape

Jacob Zucker, Account Manager, Cepra Landscape

Kyle Roehm, President, Fountain Kings

Thaddeus Penfield, Willowcreek Fire Co.

SECOND ORDER OF BUSINESS:

AUDIENCE COMMENTS – Agenda Items
(Limited to 3 Minutes Per Person)

THIRD ORDER OF BUSINESS:

BUSINESS MATTERS

A. Wetlands/Conservation

1. Presentation of Fire Line Map

[EXHIBIT 1](#)

2. Consideration of Willowcreek Fire Co. Proposal to Install Fire Lines
-\$15,500.00

[EXHIBIT 2](#)

B. District Engineer – *Jerry Whited, Brletic Dvorak Inc.*

1. Acceptance of FY 2027 Labor Rate

[WALK-ON EXHIBIT A](#)

C. Review of Field Services Requests/Responses (7/30 – 8/28)

[EXHIBIT 3](#)

D. Aquatic – *Chuck Burnite, GHS Environmental*

[WALK-ON EXHIBIT B](#)

1. Consideration of GHS Proposals

DRAFT Original 8/27/2026

Revised 9/1/2026

Denotes Return to Agenda Link:



THIRD ORDER OF BUSINESS: BUSINESS MATTERS (Continued)

- E. Landscape – *Rob Ferrante/Jacob Zucker, Cepra*
 - 1. Consideration of Cepra Proposals
 - a. 2026 Hurricane Recovery Plan and Rates **EXHIBIT 4**
- F. Fountains – *Kyle Roehm, Fountain Kings* **EXHIBIT 5**
 - 1. Consideration of Fountain Kings Proposals
 - a. Fountain 5 **EXHIBIT 6**
 - i. Motor, Pump & Lights Repairs #QU-0861 - \$9,624.50
 - ii. Motor & Pump Repairs #QU-0862 - \$7,225.00
 - b. Fountain 6 – Contactor and Wiring Repair # QU-0863 - \$500 **EXHIBIT 7**
- G. Field Services – *Michael Bush, Vesta District Services* **EXHIBIT 8**
- H. District Counsel – *Lindsay Moczynski, Kilinski Van Wyk PLLC*
- I. District Manager – *Heath Beckett, Vesta District Services*
 - 1. Discussion on Streetlight Request (Suncoast Plains Dr.) **WALK-ON EXHIBIT C**

FOURTH ORDER OF BUSINESS: CONSENT AGENDA

- A. Approval of the Minutes of the Regular Meeting Held August 6, 2026 **EXHIBIT 9**
- B. Acceptance of the July 2026 Unaudited Financial Report **EXHIBIT 10**

FIFTH ORDER OF BUSINESS: SUPERVISOR REQUESTS & COMMENTS

(Includes Updates, General Comments, and Next Meeting Agenda Requests)

SIXTH ORDER OF BUSINESS: AUDIENCE COMMENTS

(Limited to 3 Minutes Per Individual on CDD-Related Business)

SEVENTH ORDER OF BUSINESS: NEXT MEETING QUORUM CONFIRMATION

Supervisors	In Person	Virtually	Not
Anthony Snyder (C)			
Thomas Handrick, Jr			
David Silverstein			
Rob Howard (VC)			
Jules Abercrombie			

4 p.m. on Thursday October 8, 2026
Springhill Suites Tampa Suncoast Parkway
16615 Crosspointe Run
Land O'Lakes, FL 34638

AGENDA DEADLINE: NOON – 9/30/2026

EIGHTH ORDER OF BUSINESS: ACTION ITEMS SUMMARY

(To be Included in the Meeting Minutes)

NINTH ORDER OF BUSINESS: ADJOURNMENT





COMMUNITY MAP

LEGEND

- CDD BOUNDARY
- UTILITY/WALL EASEMENT
- DRAINAGE EASEMENT
- WETLAND SETBACK
- CDD WALL / FENCE
- WETLAND MITIGATION
- CONSERVATION AREA
- PRIVATELY-OWNED PARCEL
- HOA PARCEL
- CDD O&M
- CDD OWNED UNMAINTAINED
- COUNTY OWNED / CDD MAINTAINED
- CDD OWNED ROADWAY
- CDD O&M STORMWATER POND
- COUNTY OWNED PARCEL
- COUNTY OWNED / CDD MAINTAINED ROADWAY
- POA OWNED PARCEL
- POA O&M / CDD SWFWM O&M
- TOUCHPOINT MEDICAL OWNED PARCEL
- COMMERCIAL PROPERTY (SEE MAP FOR OWNER ENTITY)
- OVERNIGHT PARKING ALLOWED
- CS CONTROL STRUCTURE
- MES MITERED END SECTION
- ★ INDICATES FOUNTAIN POND

0 100 200
SCALE: 1" = 200'
JULY 2024



SR 589 /
SUNCOAST
PARKWAY

SR 54

BDi
ENGINEERING

EXHIBIT 1



The Preserve - Trails & Firelines

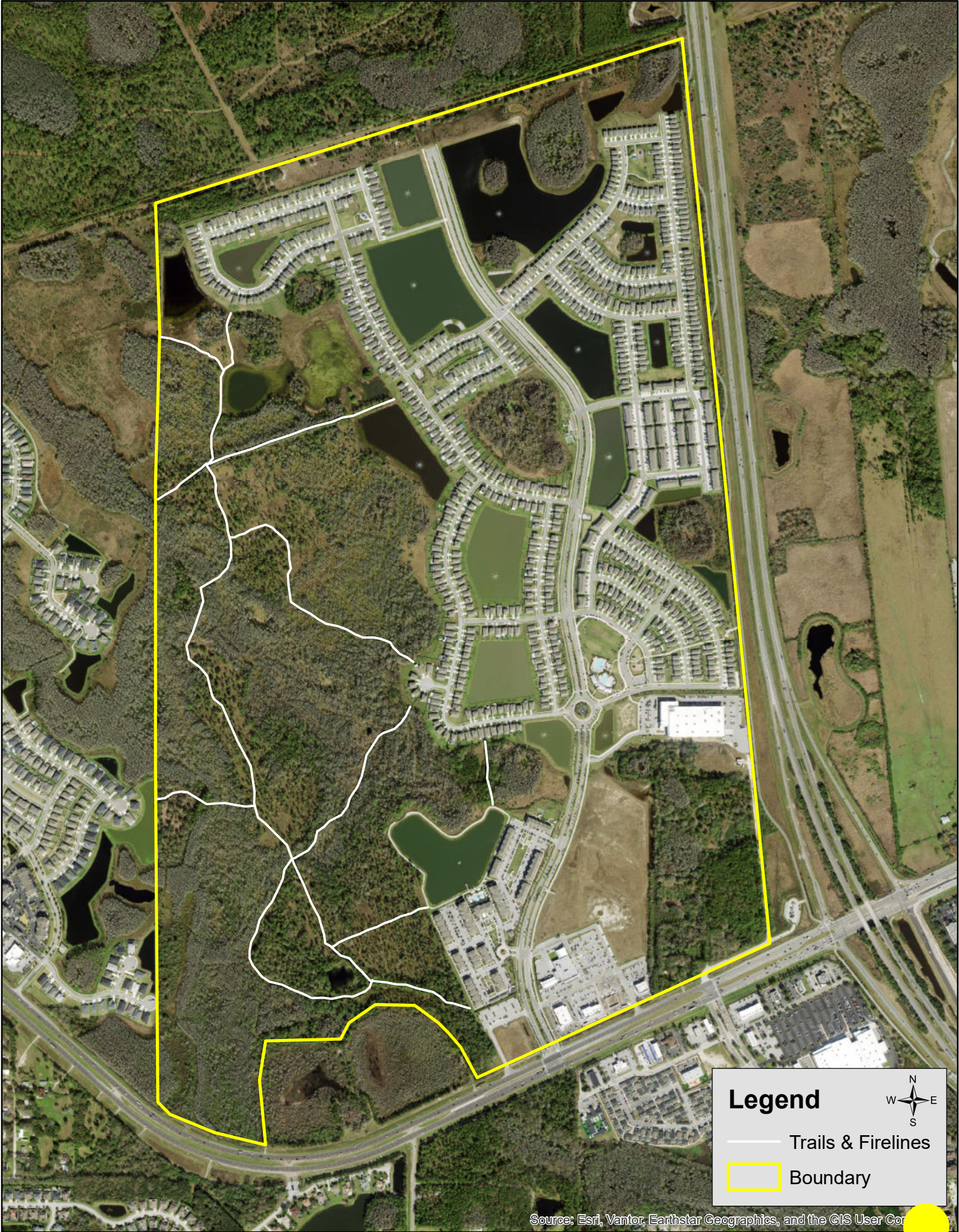


EXHIBIT 2



Thaddeus Penfield
24000 Corkscrew Field Rd, Estero FL 33928
(863) 464 6449



The Preserve at South Branch
c/o Vesta Property Services
250 International Parkway, Suite 208
Lake Mary, FL 32746

Fireline Installation

Thank you for your business!

WALK-ON EXHIBIT A



CDD Labor Rates

(October 1, 2026 – September 30, 2027)

<u>Classification</u>	<u>Rates</u>	
Principal	\$245	Increase of \$5/hr
Project Manager I	\$215	
Project Manager II	\$185	
Senior Engineer	\$195	
Project Engineer	\$155	
Engineer	\$125	
Senior Environmental Scientist	\$155	
Environmental Scientist	\$115	
Senior Designer	\$125	
Designer	\$105	
Senior Engineering Technician	\$95	
Engineering Technician	\$75	
Field Manager	\$140	
Senior Inspector	\$125	
Inspector	\$85	
Clerical	\$50	No change



EXHIBIT 3



The Preserve at South Branch CDD

Field Requests

Entry #	Date Created	Subject	Your Name - Last	Address - Street Address	Your Message
351	8/28/2026	Pond Fountains	Abercrombie	16087 Secret Mead	Fountain 6 has been down a couple of days. Thank you. <i>[8/28 - See agenda fountain report & repair proposal]</i>
350	8/20/2026	Ponds (water q	Anthony	3446 Suncoast Plain	The pond adjacent to 3446 Suncoast Plains Drive has accumulated a significant amount of trash, and the vegetation along the edges has become heavily overgrown. The bushes near the homes are also creating potential nesting areas for reptiles and other wildlife. Please arrange for the pond to be cleaned and for the overgrown bushes and vegetation, particularly those closest to the residences, to be trimmed or removed <i>[8/20 - Beckett response: "Thank you for bringing this to our attention. The pond vendor will be out tomorrow to take care of this."]</i>
349	8/18/2026	Pond Fountains	Wright	15875 Deep Ravine	Hi, I turned the breaker off for the fountain behind our home after hearing a loud and low frequency hum and seeing the water dispersion/spray height greatly reduced. It started on Saturday morning and I turned it off shortly after to prevent further damage. The control box is in my yard. Let me know if you have any questions. I appreciate your attention and action. Thanks, JB <i>[8/18 - Beckett response: "Thank you for letting us know about this. Our fountain vendor will be out to look at this fountain."]</i>
348	8/18/2026		Ball	2539 S Branch Blvd	There is a truckload parked in the parking lot in front of the community fitness center, and it has been there for more than a week. According to our community rules, this type of vehicle is not allowed to be parked there. Please take the necessary action to address this issue. Thank you.
347	8/17/2026	Pond Fountains	Abercrombie	16087 Secret Mead	Pond 5 fountain has been down for a couple of days. <i>[8/28 - See agenda fountain report & repair proposal]</i>



The Preserve at South Branch CDD

Field Requests

Entry #	Date Created	Subject	Your Name - Last	Address - Street Address	Your Message
346	8/16/2026	Ponds (water qt Lowe		3009 Living Coral Dr	Pond 15 behind our home is being overtaken by invasive limpograss. The shoreline has not been mowed or treated for a year or two. <i>[8/17 - Burnite update: "This address sits along Mit 1. The property lines of the lots go right up to the edge of the waterbody, and there is no "typical" maintenance berm. Some of these homes have fences, but the fences sit further back on the resident property, so there is an area between the fence and the edge of the water that gets very shaggy. But according to the property appraiser website, it is owned by the resident. Some of the residents without fences maintain down to the water's edge.</i> <i>I don't believe this area is on Cepra's map either, but you may want to double check with them.</i> <i>The desirable plants have filled in along the edge of this waterbody significantly in the last couple of years. We have not treated them in accordance with the board's decision to allow native plants to be established.</i> <i>I will check when I am out there today to see if the limpo grass is in the water or on the resident's property and get back to you. "]</i>
345	8/11/2026	Pond Fountains	Burks	3067 Storybrook Pre	Storybrook and Living Coral fountain is down again. <i>[8/12 - Conley: "Your report of an offline fountain in MIT-1 (Storybrook and Living Coral) has been forwarded to the fountain vendor."]</i>



WALK-ON EXHIBIT B



**GHS Environmental**

PO Box 55802
St. Petersburg, FL 33732-5802
727-667-6786

Service Report**Project: Preserve at South Branch CDD**

8/1/2026 to 8/30/2026

Code	Action	Code	Action	Code	Action
GSW	Grasses/Shoreline Weeds Treated (ie. torpedo grass, alligatorweed, pennywort, baby tears, etc.)	MF	Mosquito / Midge Fly Treatment	W	Woody Vegetation Treated/Removed (ie. brush, shrubs, trees)
A	Algae Treated (ie. filamentous, planktonic, blue-green, etc.)	WMM	Wetland Mitigation Maintenance	MB	Mowing / Brushcutting
F	Floating Species Treated (ie. hyacinth, water lettuce, Cuban marsh grass, duckweed, water fern, water spangles, etc.)	FC	Field Check	CSM	Control Structure Maintenance
SAV	Submerged Aquatic Vegetation (ie hydrilla, spikerush, chara, coontail, bladderwort)	T	Trash/Debris Removed	C	Cattails
L	Lilies Treated (ie fragrant waterlily, spatterdock)	FISC	FISC CAT 1 & 2 Invasive Species Treated	MISC	Miscellaneous Services Performed

Service Date	Area Name	Weather Conditions	Action Performed	Notes
2026-08-06	Miscellaneous	heavy intensity rain 78.06°F 14.03 mph E	MISC	Field check ponds. Attend CDD meeting. Tech: Ch B
2026-08-18	Miscellaneous	clear sky 91.71°F 13.8 mph W	FC	 Tech: Ch B
2026-08-18	Mit 1	clear sky 91.71°F 13.8 mph W	MISC	Email coordination with H. Beckett regarding resident comment about mowing/spraying edge. Tech: Ch B
2026-08-20	FPC G	overcast clouds 87.49°F 8.66 mph WNW	A, SAV	 Tech: Ch B
2026-08-20	FPC E	overcast clouds 87.49°F 8.66 mph WNW	A, SAV	 Tech: Ch B
2026-08-20	FPC H	overcast clouds 88.63°F 10.36 mph WNW	A, SAV	 Tech: Ch B



Service Date	Area Name	Weather Conditions	Action Performed	Notes
2026-08-20	Pond 8	overcast clouds 88.63°F 10.36 mph WNW	GSW	Tech: Ch B
2026-08-20	Pond 9	overcast clouds 86.11°F 10.47 mph NW	GSW	Tech: Ch B
2026-08-20	Pond 5	overcast clouds 86.11°F 10.47 mph NW	GSW	Tech: Ch B
2026-08-20	Pond 4	light rain 84.78°F 1.01 mph N	GSW	Tech: Ch B
2026-08-20	Pond 6	light rain 83.91°F 8.37 mph NW	GSW	Tech: Ch B
2026-08-20	Pond 7	light rain 83.91°F 8.37 mph NW	GSW	Tech: Ch B
2026-08-21	FPC D	overcast clouds 80.74°F 0 mph N	WMM, GSW	Tech: Ti C, Ca B
2026-08-21	Pond 10	overcast clouds 80.74°F 0 mph N	FC	Tech: Ch B
2026-08-24	Miscellaneous	scattered clouds 89.02°F 10.36 mph WSW	MISC, FC	Coordination with J. Zucker about pond numbering and revised map. Tech: Ch B



EXHIBIT 4





CEPRA Hurricane Plan

In preparation for the incoming Hurricane Season, we would like to communicate some of the steps CEPRA is taking to best handle the storms before and after.

Before the Storm

- We will reach out to each property manager or property owner regarding any specifics for each property. As communication may be difficult after the storm, preapproving our cleanup efforts may be important for certain properties. **Please coordinate with your account manager if you would like to preapprove our cleanup efforts and to what extent.**
- Before the storm arrives, we will shut down irrigation controllers and wells when applicable to prevent any further emergencies as the storm passes.
- Help assist property owners in any preparation needed. (i.e. securing furniture, removing wind screens, last-minute arbor care, etc.)

After the Storm

- The CEPRA management team will assess every property as soon as it is safe for us to do so.
- Once every property has been evaluated, we will prioritize and put together an action plan. We will concentrate our main efforts on Level 1 priorities first and work our way down the list.
 - o **LEVEL 1**-Clearing roadways for vehicle access to allow emergency or service personnel to access the property.
 - o **LEVEL 2**-Clearing debris or fallen trees away from buildings or parking lots that may pose immediate danger.
 - o **LEVEL 3**-Removal of any hazardous branches that may still be hung up in trees.
 - o **LEVEL 4**-Restake or replant trees or shrubs that may have been displaced by the storm that have a possibility of surviving.
 - o **LEVEL 5**-Cleanup of debris left on the grounds from the storm.
- After accessing the properties, we will try our best to communicate with the property manager or owner of each property to determine the next course of action. We will have teams on standby and ready to work as soon as it is safe to do so.

Important Information

If you would like to pre-approve up to a specific priority level as listed above, please notify your account manager as to which level and if there is a certain dollar amount that would be pre-approved.

Your Account Manager should be your first point of contact. However, if you are unable to reach them after the storm, please try our office line as well at: **407-287-5622**.

Storm Cleanup Labor Rates

General Cleanup Labor Rate: \$85.00 per man hour

Specialized Equipment Operator Labor Rate: \$135.00 per man hour (All specialized equipment costs needed such as loaders, chippers, etc. will be charged back to the customer at a fair rate depending on time needed on the job.)

Debris Disposal Rate: The actual cost would be passed along to the customer at a reasonable rate.



EXHIBIT 5



Shirley M. Conley

From: Kyle Roehm <kyle.roehm@fountainkings.com>
Sent: Tuesday, August 4, 2026 8:55 AM
To: Heath Beckett
Cc: Shirley M. Conley; Michael P. Bush; Dan Jones
Subject: South Branch CDD - Roundabout Water Feature Issue
Attachments: 20260801_122202.jpg

External Sender - From: (Kyle Roehm
<kyle.roehm@fountainkings.com>)
This message came from outside your organization.

Heath,

When we went out to perform maintenance on the South Branch Roundabout Water Feature on Saturday, we found it only had a few inches of water, and the water for the autofill system for refilling it was not on or working.

Our guy did note that there was a cone marking an area towards the clubhouse there that indicated there may have been some recent digging / repair work.

Do you know anything about this? if not, I wanted to bring it to your attention.

Thank you,
Kyle Roehm
President, Fountain Kings Inc.
Kyle.Roehm@FountainKings.com



Shirley M. Conley

From: Kyle Roehm <kyle.roehm@fountainkings.com>
Sent: Thursday, August 13, 2026 3:59 PM
To: Heath Beckett
Cc: Shirley M. Conley; Michael P. Bush; Dan Jones
Subject: Re: South Branch CDD - Roundabout Water Feature Issue

External Sender - From: (Kyle Roehm
<kyle.roehm@fountainkings.com>)
This message came from outside your organization.

Hey Heath,

Roundabout Fountain Update:

We replaced the solenoid on Saturday and it was noted that there is no water in the pipe that runs to the solenoid/autofill.

Our guy stopped back out there today and there still isnt any water being directed to the autofill for the roundabout fountain.

***Can you have the irrigation company look into it further?**

Other issues recently addressed onsite...

Fountain #9: 08/01/26

- Not running at arrival.
- Found the digital timer battery to be dead, replaced and reprogrammed timer.
- Fountain running at high amps due to a bad capacitor, replaced the 80mfd capacitor.
- Tested lights and found the photo eye to be bad as well, replaced photo eye, all ok at departure.

Fountain #6: 08/04/26

- Not running at arrival.
- Reset the tripped breaker, cleaned up one slightly burnt wire in control panel.
- Tested circuits, all ok at departure.

Fountain FPC-E: 08/08/26 & 08/13/26

- 8/08 noted that the fountain seems to have drifted, didnt have kayak with us that day.
- 8/13 Returned with kayak. Found that the mooring line stake had been pulled out of the ground.
- Pulled fountain back into proper location and restaked the mooring line.
- All ok at departure.

Fountain MIT-1: 08/13/26

- Fountain off at arrival with a tripped breaker again.
- Reset the tripped breaker and tested circuits, all ok at departure.

Thank you,
Kyle Roehm
President, Fountain Kings Inc.
Kyle.Roehm@FountainKings.com



On Wed, Aug 5, 2026 at 1:14 PM Heath Beckett <hbeckett@vestapropertyservices.com> wrote:

Thank you Kyle.

Board members should not respond to this e-mail with a "reply all", "cc" or "bcc" other Board members on emails to avoid possible non-compliance with the Sunshine Law.



Your Community.
Our Commitment.

Heath Beckett

District Manager

P. 321.263.0132 x536

Vesta District Services

250 International Pkwy Suite 208,
Lake Mary, FL 32746

www.VestaPropertyServices.com



[Careers](#) | [Request Proposal](#)



CONFIDENTIALITY NOTICE: This e-mail, and any attachment to it, contains privileged and confidential information intended only for the use of the individual(s) or entity named on the e-mail. If the reader of this e-mail is not the intended recipient, or the employee or agent responsible for delivering it to the intended recipient, you are hereby notified that reading it is strictly prohibited. If you have received this e-mail in error, please immediately return it to the sender and delete it from your system.



From: Kyle Roehm <kyle.roehm@fountainkings.com>

Sent: Wednesday, August 5, 2026 11:54 AM

To: Heath Beckett <hbeckett@vestapropertyservices.com>

Cc: Shirley M. Conley <sconley@vestapropertyservices.com>; Michael P. Bush <mbush@vestapropertyservices.com>; Dan Jones <dan.jones@fountainkings.com>

Subject: Re: South Branch CDD - Roundabout Water Feature Issue

External Sender - From: (Kyle Roehm
<kyle.roehm@fountainkings.com>)
This message came from outside your organization.

*Update

We stopped back out there yesterday and found that the autofill solenoid appears to have taken a power surge, or failed.

A replacement solenoid has been ordered and should be delivered by this weekend.

Thank you,

Kyle Roehm

President, Fountain Kings Inc.

Kyle.Roehm@FountainKings.com



On Tue, Aug 4, 2026 at 8:54 AM Kyle Roehm <kyle.roehm@fountainkings.com> wrote:

Heath,

When we went out to perform maintenance on the South Branch Roundabout Water Feature on Saturday, we found it only had a few inches of water, and the water for the autofill system for refilling it was not on or working.

Our guy did note that there was a cone marking an area towards the clubhouse there that indicated there may have been some recent digging / repair work.

Do you know anything about this? if not, I wanted to bring it to your attention.

Thank you,

Kyle Roehm

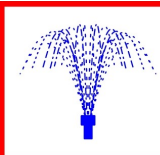
President, Fountain Kings Inc.

Kyle.Roehm@FountainKings.com



EXHIBIT 6

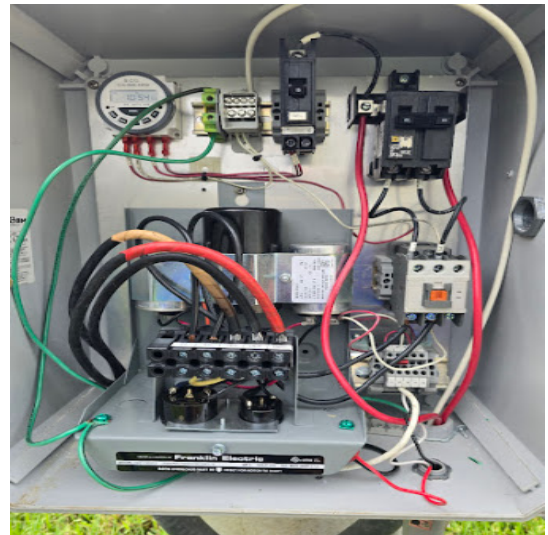




Pulled and inspected on shore



pump & motor shaft is stripped



Panel (no gfcı protection)



Water in light fixtures



Jbox broken and sunk in

Ftn #5

- Pulled ftn apart on shore, found the pump + motor shafts to be stripped and there was no intake screen.
- All light fixtures have water in them, not working, need replaced.
- In-ground junction box on shore is broken + needs replacement.



QUOTE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Date
28 Aug 2026

Expiry
26 Nov 2026

Quote Number
QU-0861

Reference
#5 Ftn Repair

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Fountain #5: Repairs Needed

Scope of work: Supply and Install (1) 5hp 230v Submersible Motor, (1) 5hp Grundfos Submersible Pump, (2) 2-part Resin Splice Kits, (1) 6in Stainless Steel Intake Screen, (1) 50a GFCI Motor Breaker, (2) 36w White LED Lights, (450ft) of Submersible Light Cable and (1) 20a GFCI Light Breaker.
Fountain will then be relocated back into the lake, tested and the timers set to the appropriate times.

Item	Description	Quantity	Unit Price	Amount USD
FR050	5hp Fountain Repair Includes: (1) 5hp 230v 1P Submersible Motor, (1) 5hp Submersible Pump, (1) 6in Stainless Steel Intake Screen, (1) 50a GFCI Motor Breaker and (1) 2-part Resin Splice Kit.	1.00	5,825.00	5,825.00
FRM	Fountain Light Set Replacement Includes: (2) 36w White LED Lights, (450ft) of Submersible Light Cable, (1) 20a GFCI Light Breaker and (1) 2-part Resin Splice Kit.	1.00	2,399.50	2,399.50
RLBR	Repair Labor	8.00	175.00	1,400.00
			Subtotal	9,624.50
			TOTAL TAX	0.00
			TOTAL USD	9,624.50

Terms

****Warranty:** (2-years on Pump & Motor), (3-years on LED Lights), (1-year on all other Parts & Labor).
This is not a bill, all estimates are subject to tax and shipping charges. 50% Payment due at signing, remaining balance due NET30 from time of repair completion.
If you have any questions call or email, 813-833-8610 Contact@FountainKings.com
Name and Signature Required to Bind Quote:





QUOTE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Date
28 Aug 2026

Expiry
26 Nov 2026

Quote Number
QU-0862

Reference
#5 Ftn Repair (O#2)

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Fountain #5: Repairs Needed (option #2, no light repairs)

Scope of work: Supply and Install (1) 5hp 230v Submersible Motor, (1) 5hp Grundfos Submersible Pump, (1) 2-part Resin Splice Kit, (1) 6in Stainless Steel Intake Screen and (1) 50a GFCI Motor Breaker.
Fountain will then be relocated back into the lake, tested and the timers set to the appropriate times.

Item	Description	Quantity	Unit Price	Amount USD
FR050	5hp Fountain Repair Includes: (1) 5hp 230v 1P Submersible Motor, (1) 5hp Submersible Pump, (1) 6in Stainless Steel Intake Screen, (1) 50a GFCI Motor Breaker and (1) 2-part Resin Splice Kit.	1.00	5,825.00	5,825.00
RLBR	Repair Labor	8.00	175.00	1,400.00
			Subtotal	7,225.00
			TOTAL TAX	0.00
			TOTAL USD	7,225.00

Terms

****Warranty:** (2-years on Pump & Motor), (1-year on all other Parts & Labor).
This is not a bill, all estimates are subject to tax and shipping charges. 50% Payment due at signing, remaining balance due NET30 from time of repair completion.
If you have any questions call or email, 813-833-8610 Contact@FountainKings.com
Name and Signature Required to Bind Quote:



EXHIBIT 7





QUOTE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Date
28 Aug 2026

Expiry
26 Nov 2026

Quote Number
QU-0863

Reference
Ftn #6

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Ftn #6: Repairs Needed

Needs the 65a 230v Contactor replaced and some wiring cleaned up in the control panel.

Item	Description	Quantity	Unit Price	Amount USD
MISC	(x1) 65a 230v Contactor + Misc Electrical	1.00	325.00	325.00
RLBR	Repair Labor	1.00	175.00	175.00
			Subtotal	500.00
			TOTAL TAX	0.00
			TOTAL USD	500.00

Terms

*This document may contain trade secrets. Sharing this document with outside parties may be unlawful without approval from "Fountain Kings Inc."

This is not a bill, all estimates are subject to tax and shipping charges. Payment due NET30 from time of repair completion.

If you have any questions call or email, 813-833-8610 Contact@FountainKings.com

Name and Signature Required to Bind Quote:



EXHIBIT 8



The background of the page features a series of thin, light brown lines that intersect to form various geometric shapes, primarily triangles and polygons, creating a complex, abstract pattern. This pattern is most prominent in the upper half of the page, where it overlaps with the title text.

Field Operations Report
for
The Preserve At South Branch
Community Development District
September 2026



The Preserve at South Branch



The Preserve at South Branch

- Insurance Inspection Items.
 - All Playground Equipment.
 - Chairs, Tables, and Playground Structures.
 - Basketball Court Area.
 - Chairs, Tables, Trash Cans, and Basketball Equipment.
 - Fire Extinguishers.
 - Front Glass has been replaced.
 - Grill & Ash Pit.
 - Mulch Barriers.
 - Basketball Post Cushion.
 - Dog wash Station.
 - Basketball Court Benches.
 - Park at Suncoast Trail.
 - Tampa Swap Pressure Washing Area.
- Street Signs.
 - 2 Speed limit signs need to be adjusted to correct height.
 - Completed.
 - 3 more street signs need to be adjusted to proper height.
 - Roamner is working on this project the first week of Sept.
 - Alligator Signs.
 - Tampa Swap will be repairing one that was sent via email.
 - I have asked them to inspect the rest of these while they are on-site.
- Basketball court sign.
 - Swap fixed the missing clamps to hold this sign on the fence, but once again it has been damaged.
 - New sign and hardware have been ordered.





The Preserve at South Branch



SWAP Work – Rough Price Ranges

#	SWAP Work Item	Rough Price Range (USD)
1	New rules and hour sign for basketball court	\$125 – \$200
2	Pressure washing – Park areas	Need more info
3	Pressure washing – CDD-owned paths	Need more info
4	Readjust/tighten fencing around basketball court and dog park	\$400 – \$900
5	Repair dog wash station	Need more info
6	Order new mat that goes in the bottom of the dog wash station	Need more info
7	Fire extinguisher housing – replace if needed	\$200 – \$400
8	Rake mulch weekly (how many playgrounds?)	\$125 – \$250 per visit
9	Hammer down mulch barrier spikes	\$100 – \$200
10	Inspect playground equipment, benches, signs, etc. for loose hardware	\$150 – \$250
11	Patch cover so it's not leaking on mailboxes	Need more info
12	Install better floodlights	Need more info
13	Install gutters flowing the road	Need more info



Need more info = exact measurements, quantity, condition, or product details are needed before pricing.







South Branch
Blvd Center
Medians.





Pond 9.



Pond FPC A.









Ponds
6
&
7





THANK YOU

Michael Bush

727-403-8981

Mbush@VESTAPROPERTSERVICES.COM



WALK-ON EXHIBIT C



Shirley M. Conley

From: MachForm <mailer@forms-db.com>
Sent: Monday, August 31, 2026 11:41 PM
To: Michael P. Bush; Heath Beckett; Shirley M. Conley; anthonyjsnyderii@yahoo.com; tampaswap@gmail.com
Subject: CDD - The Preserve at South Branch Contact [#353]
Attachments: WhatsApp Image 2026-08-31 at 11.37.02 PM.jpeg; WhatsApp Image 2026-08-31 at 11.37.02 PM (1).jpeg; WhatsApp Video 2026-08-31 at 11.37.06 PM.mp4

External Sender - From: (MachForm <mailer@forms-db.com>)

This message came from outside your organization.

Contacting	Field Services
Subject	Other
Your Name	Martin Anthonisamy
Your Email	martin.joseph@gmail.com
Phone	(732) 629-1800
Address	3446 Suncoast Plains Drive Odessa, FL 33556 United States

Your Message

I have attached photos and videos showing how dark the area around my house becomes at night due to the lack of a street light. Walking from the end of the street toward the main entrance is very difficult and feels unsafe because there is not enough lighting.

I would like to request the installation of a new street light at the end of the street so the area is properly illuminated and residents can walk safely toward the main door, especially at night.

Privacy Policy - I have read and agree with the Privacy Policy.



[WhatsApp Image 2026-08-31 at 11.37.02 PM.jpeg](#)



[WhatsApp Image 2026-08-31 at 11.37.02 PM \(1\).jpeg](#)

[WhatsApp Video 2026-08-31 at 11.37.06 PM.mp4](#)

Upload a File

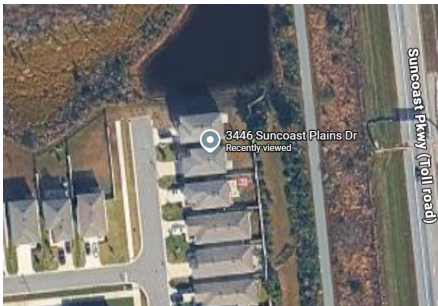


EXHIBIT 9



**MINUTES OF MEETING
PRESERVE AT SOUTH BRANCH
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of The Preserve at South Branch Community Development District was held on August 6, 2026 at 4:00 p.m. at Springhill Suites Tampa Suncoast Parkway at 16615 Crosspointe Run, Land O'Lakes, FL 34638. The actions taken are summarized as follows:

FIRST ORDER OF BUSINESS:

ROLL CALL

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

Present and constituting a quorum were:

Thomas Handrick, Jr. (S2)	Board Supervisor, Assistant Secretary
David Silverstein (S3)	Board Supervisor, Assistant Secretary
Rob Howard (S4)	Board Supervisor, Vice Chairman
Jules Abercrombie (S5)	Board Supervisor, Assistant Secretary

Also present were:

Heath Beckett	District Manager, Vesta District Services
Michael Bush	Field Manager, Vesta District Services
Lindsay Moczynski	District Counsel, Kilinski Van Wyk PLLC
Jerry Whited	District Engineer, BDI (Joined in-progress)
Rob Ferrante	Branch Manager, Cepra
Jacob Zucker	Landscape Account Manager, Cepra
Chuck Burnite	Aquatics Account Manager, GHS Environmental
Thaddeus Penfield	Willowcreek Fire Co. (joined in-progress virtually)

SECOND ORDER OF BUSINESS:

AUDIENCE COMMENTS – AGENDA ITEMS

There being none, the next item followed.

THIRD ORDER OF BUSINESS:

BUSINESS MATTERS

A. Wetlands/Conservation

1. Presentation of Fire Management Plan – *Thaddeus Penfield, Willowcreek Fire Co.*

Mr. Beckett read an email from Mr. Penfield advising that the next step is to create the fire lines and conduct the first fire. The fire lines will take approximately two weeks to cut in, and the initial fire would be behind the townhomes. A map and quote for the fire lines will be forwarded, and the initial fire to be scheduled in the next six months. Mr. Penfield joined in-progress and provided further information on the creation of the fire lines for three burn areas and the initial burn process.

B. District Engineer – *Jerry Whited, Brletic Dvorak Inc.*

Mr. Whited advised that he had contacted Pasco County to request a reinspection, post TouchPoint entry repairs, in order to move forward with the conveyance of the first phase of South Branch Blvd and associated bond release.

Mr. Whited also confirmed that the wetland 11 survey was completed but he wasn't sure whether the area had been staked as requested. Mr. Brletic will review the CAT files to determine whether there is an option to grade the berm, Supervisor Silverstein commented on the pictures and petition from residents that would be added to the permit modification application. A path will need to be cut to allow access to perform the grading and a plan to replant native vegetation after the grading is completed. Supervisors discussed grading, and the previously constructed swale.

Mr. Whited introduced a request from Sparrow Partners for an easement to South Branch Blvd. to install right-of-way turn lane improvements for an active adult community to be built south of Touchpoint Drive. He and Ms. Moczynski suggested responding that the District is in the process of turning over that portion of South Branch Blvd to Pasco County, and engaging Pasco County in the conversation. Supervisors discussed the impact on traffic and the District's maintenance of the landscape and streetlights. Ms. Moczynski discussed an easement and maintenance responsibility agreement. Board consensus was to include Pasco County in communications advising the developer of the turnover status. Mr. Whited confirmed the conveyance was sidewalk to sidewalk.

Supervisors queried whether other residents bordering the wetlands are having similar drainage/grading issues as those bordering wetland 11.

C. EXHIBIT 1: Review of Field Services Requests/Responses (5/29 – 6/23)

This item was reviewed out of order prior to III.B. District Engineer

Mr. Beckett and Supervisor Abercrombie relayed a recent request regarding a possible leak at Glowing Groves and Suncoast Blend. Cepra representatives affirmed they'd been monitoring the area over the last year and not found any leaks, it is likely a grading issue connected to a swale behind the townhomes.

D. EXHIBIT 2: Aquatic – *Chuck Burnite, GHS Environmental*

Mr. Burnite presented the Aquatic Report, noting an improvement in the Coontail issue, and the emergence of native plants in some of the ponds. He suggested that whoever is selected to complete the brush cutting may also be able to create the fire lines as well.

1. Consideration of GHS Proposals

E. Landscape – *Rob Ferrante/Jacob Zucker, Cepra*

Messrs. Ferrante and Zucker presented the Landscape Report. The Board was advised that palm tree trimming is scheduled for the week of August 24 and that

76 additional crew members would be mobilized to address the weeds. They will
77 present a proposal to replace sod along the street close to the dog park
78 impacted by cinch bugs during the spring that couldn't be properly addressed
79 due to drought water restrictions imposed by Pasco County, and they are
80 monitoring a palm tree at the roundabout. Maintenance of the dog park sod
81 was discussed, with a recommendation to close the dog park periodically to
82 allow the grass to recover. Cepra was asked about an unmowed section at the
83 back of FPC B2, which they will review.

84 1. Consideration of Cepra Proposals

85 F. EXHIBIT 3: Fountains – *Kyle Roehm, Fountain Kings*

86 Mr. Beckett and Mr. Bush reviewed the status of the District's fountains.

87 1. Consideration of Fountain Kings Proposals

88 G. WALK-ON EXHIBIT A: Field Services – *Michael Bush, Vesta District Services*

89 Mr. Bush reviewed items on the Field Services Report, discussing the color
90 changes for the permanent lighting, street sign updates, the installed boulders,
91 adding spring hinges to the dog park gate, a speed limit sign that appears to have
92 been hit and reinstalled by someone without the breakaway portion of the pole,
93 fencing around the dog park and basketball court, recent pressure washing.
94 Issues at the Living Coral mailbox area, and removing sand from the sidewalk at
95 Glowing Grove and Suncoast Blend were discussed further.

96 H. District Counsel – *Lindsay Moczynski, Kilinski Van Wyk PLLC*

97 Ms. Moczynski reminded the Board to complete the required ethics training by
98 the end of the year. Supervisors discussed a County meeting in August which
99 Commissioner Starkey will be attending, where identified matters pertaining to
100 the District could be presented. She discussed a drafted communication
101 regarding the District's position on Pasco County's plan connect the [Rangeland](#)
102 [Blvd extension](#) to District property.

103 On a MOTION by Supervisor Silverstein, SECONDED by Supervisor Abercrombie, WITH ALL IN
104 FAVOR, the Board approved the communication regarding the Board's position on the Rangeland
105 Blvd connection to District property, in substantial form, and authorized District Counsel to send
106 the finalized version to Pasco County, for The Preserve at South Branch Community Development
107 District.

108 I. District Manager – *Heath Beckett, Vesta District Services*

109 1. EXHIBIT 4: Adoption of **Resolution 2026-07, Setting the FY 2027 Meeting**
110 **Schedule**

111 Mr. Beckett noted the October meeting would be on the second
112 Thursday, instead of the first. Supervisors discussed the meeting start
113 times.

114 On a MOTION by Supervisor Handrick, Jr., SECONDED by Supervisor Howard, WITH ALL IN FAVOR,
115 the Board approved adoption of **Resolution 2026-07, Setting the FY 2027 Meeting Schedule** as
116 presented, for The Preserve at South Branch Community Development District.

117 2. EXHIBIT 5: Establishment of FY 2027 Performance Standards and
118 Measures

119 On a MOTION by Supervisor Howard, SECONDED by Supervisor Abercrombie, WITH ALL IN
120 FAVOR, the Board established the FY 2027 Performance Standards and Measures as presented,
121 for The Preserve at South Branch Community Development District.

122 **FOURTH ORDER OF BUSINESS: FY 2026-2027 BUDGET**

123 A. **Public Hearing on FY 2026-2027 Budget**

124 1. Open Public Hearing

125 On a MOTION by Supervisor Howard, SECONDED by Supervisor Handrick, Jr., WITH ALL IN FAVOR,
126 the Board approved opening the Public Hearing on FY 2026-2027 Budget, for The Preserve at
127 South Branch Community Development District.

128 2. EXHIBIT 6: Presentation of Proposed FY 2026-2027 Budget

129 Mr. Beckett reviewed the presented budget. Mr. Beckett was asked if
130 the narrative needs to be updated to reflect the fountain vendor change.
131 He advised that it can be, but it did not impact the budget specifically.

132 3. Public Comments

133 A comment was made asking for an explanation on the wetland
134 prescribed burn. Supervisors advised this was a requirement for the
135 wetland maintenance.

136 4. Close Public Hearing

137 On a MOTION by Supervisor Howard, SECONDED by Supervisor Abercrombie, WITH ALL IN
138 FAVOR, the Board approved closing the Public Hearing on FY 2026-2027 Budget, for The Preserve
139 at South Branch Community Development District.

140 B. EXHIBIT 7: Adoption of **Resolution 2026-08, Adopting FY 2026-2027 Budget**

141 On a MOTION by Supervisor Howard, SECONDED by Supervisor Handrick, Jr., WITH ALL IN FAVOR,
142 the Board approved adoption of **Resolution 2026-08, Adopting FY 2026-2027 Budget** as
143 presented, for The Preserve at South Branch Community Development District.



C. **Public Hearing on FY 2026-2027 Assessments**

1. Open Public Hearing

On a MOTION by Supervisor Abercrombie, SECONDED by Supervisor Howard, WITH ALL IN FAVOR, the Board approved opening the Public Hearing on FY 2026-2027 Assessments, for The Preserve at South Branch Community Development District.

2. EXHIBIT 8: Presentation of Proposed FY 2026-2027 Assessment Allocations

Mr. Beckett reviewed the proposed increase in assessments for the lots.

3. Public Comments

There being none, the next item followed.

4. Close Public Hearing

On a MOTION by Supervisor Abercrombie, SECONDED by Supervisor Howard, WITH ALL IN FAVOR, the Board approved closing the Public Hearing on FY 2026-2027 Assessments, for The Preserve at South Branch Community Development District.

D. EXHIBIT 9: Adoption of **Resolution 2026-09, Providing for the Collection and Enforcement of Special Assessments for FY 2026-2027**

On a MOTION by Supervisor Howard, SECONDED by Supervisor Handrick, Jr., WITH ALL IN FAVOR, the Board approved adoption of **Resolution 2026-09, Providing for the Collection and Enforcement of Special Assessments for FY 2026-2027**, for The Preserve at South Branch Community Development District.

FIFTH ORDER OF BUSINESS:

CONSENT AGENDA

A. EXHIBIT 10: Approval of the Minutes of the Regular Meeting Held July 2, 2026

Supervisor Silverstein queried the stricken agenda item. Ms. Moczynski advised it could be changed to "No action taken" if the Board wished. No changes were made to the Minutes.

B. EXHIBIT 11: Acceptance of the June 2026 Unaudited Financial Report

On a MOTION by Supervisor Howard, SECONDED by Supervisor Handrick, Jr., WITH ALL IN FAVOR, the Board approved Consent Agenda – items A-B as presented, for The Preserve at South Branch Community Development District.

SIXTH ORDER OF BUSINESS:

SUPERVISOR REQUESTS & COMMENTS

Supervisors expressed appreciation for the work being performed by the vendors.

Supervisors expressed an aversion to granting an easement for the active adult community turn lane onto South Branch Blvd due to the impact of increased traffic. Mr.

Whited noted traffic patterns for the proposed demographic would not be as significant as a single-family community, and suggested bring up proposed traffic calming plans for the development at the Pasco County meeting.

A request was made for a report on tripping breakers for the fountains which may indicate the need to split a circuit at additional fountains, similar to the work completed at fountain 7.

Supervisors noted the shift in the location of a fountain, which may need to be reviewed by Fountain Kings.

SEVENTH ORDER OF BUSINESS:

AUDIENCE COMMENTS

There being none, the next item followed.

EIGHTH ORDER OF BUSINESS:

NEXT MEETING QUORUM CHECK

The Preserve at South Branch Community Development District's next meeting is scheduled for 4:00 p.m. on September 3, 2026 at Springhill Suites Tampa Suncoast Parkway at 16615 Crosspointe Run, Land O'Lakes, FL 34638.

All Supervisors present affirmed their intent to attend the next meeting in person.

Mr. Beckett relayed a message from Supervisor Snyder explaining his absence from the meeting.

NINTH ORDER OF BUSINESS:

ACTION ITEMS SUMMARY

TENTH ORDER OF BUSINESS:

ADJOURNMENT

On a MOTION by Supervisor Handrick, Jr., SECONDED by Supervisor Silverstein, WITH ALL IN FAVOR, the Board adjourned the meeting at 5:17 p.m., for The Preserve at South Branch Community Development District.

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

Meeting minutes were approved by vote of the Board of Supervisors at a publicly noticed meeting held on September 3, 2026.

Heath Beckett, Secretary

Anthony Snyder, Chair

EXHIBIT 10



The Preserve at South Branch Community Development District

Financial Statements (Unaudited)

July 31, 2026



The Preserve at South Branch CDD
Balance Sheet
July 31, 2026

	General Fund	Capital Reserve Fund	Debt Service 2018	Debt Service 2019	Debt Service 2021	TOTAL
1 ASSETS						
2 OPERATING ACCOUNT	\$ 1,042,416	\$ -	\$ -	\$ -	\$ -	\$ 1,042,416
3 CASH - DEBIT CARD	-	-	-	-	-	-
4 UNDEPOSITED FUNDS	-	-	-	-	-	-
5 TRUST ACCOUNTS	-	-	-	-	-	-
6 REVENUE FUND	-	-	238,472	325,775	162,431	726,679
7 RESERVE FUND	-	-	131,656	177,872	217,050	526,578
8 SINKING FUND	-	-	-	-	-	-
9 INTEREST FUND	-	-	-	-	-	-
10 2021 ACQ & CONS	-	-	-	-	36,037	36,037
11 ACCOUNTS RECEIVABLE	1,280	-	-	-	-	1,280
12 ON ROLL ASSESSMENTS RECEIVABLE	-	-	-	-	-	-
13 DUE FROM OTHER FUNDS	-	307,239	5,712	7,740	9,417	330,107
14 PREPAID EXPENSES	1,764	-	-	-	-	1,764
15 DEPOSITS	4,995	-	-	-	-	4,995
16 TOTAL ASSETS	\$ 1,050,455	\$ 307,239	\$ 375,841	\$ 511,387	\$ 424,935	\$ 2,669,856
17 LIABILITIES						
18 ACCOUNTS PAYABLE	\$ 22,921	\$ -	\$ -	\$ -	\$ -	\$ 22,921
19 SALES TAX	-	-	-	-	-	-
20 ACCRUED EXPENSES	-	-	-	-	-	-
21 DEFERRED REVENUE (ON-ROLL)	-	-	-	-	-	-
22 OTHER DEFERRED REVENUE	-	-	-	-	-	-
23 DUE TO OTHER FUNDS	330,107	-	-	-	-	330,107
24 TOTAL LIABILITIES	353,029	-	-	-	-	353,029
25 FUND BALANCE						
26 NONSPENDABLE						
27 PREPAID & DEPOSITS	6,760	-	-	-	-	6,760
28 CAPITAL RESERVES	-	-	-	-	-	-
29 OPERATING CAPITAL	-	-	-	-	-	-
30 UNASSIGNED	690,667	307,239	375,841	511,387	424,935	2,310,068
31 TOTAL FUND BALANCE	697,427	307,239	375,841	511,387	424,935	2,316,828
32 TOTAL LIABILITIES & FUND BALANCE	\$ 1,050,455	\$ 307,239	\$ 375,841	\$ 511,387	\$ 424,935	\$ 2,669,856



The Preserve at South Branch CDD
General Fund
Statement of Revenue, Expenditures and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

	FY 2026 Adopted Budget	FY 2026 Month of July	FY 2026 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget	% Actual YTD / FY Budget
1 REVENUE					
2 SPECIAL ASSESSMENTS	\$ 973,905	\$ -	\$ 977,059	\$ 3,154	100%
3 SPECIAL ASSESSMENT EXCESS FEES	-	-	-	-	0%
4 DEVELOPER FUNDING	-	-	-	-	0%
5 MISCELLANEOUS (CONTRIBUTIONS FROM POA)	22,125	-	24,631	2,506	111%
6 TOTAL REVENUE	\$ 996,030	\$ -	\$ 1,001,690	\$ 5,660	101%
7 EXPENDITURES					
8 ADMINISTRATIVE					
9 SUPERVISORS FEE-REGULAR MEETINGS	\$ 15,000	\$ 800	\$ 7,000	\$ (8,000)	47%
10 MANAGEMENT CONSULTING SERVICES	15,450	1,288	12,875	(2,575)	83%
11 ADMINISTRATIVE SERVICES	11,330	944	9,442	(1,888)	83%
12 ACCOUNTING SERVICES	11,330	944	9,442	(1,888)	83%
13 DISSEMINATION AGENT	2,500	-	2,500	-	100%
14 ASSESSMENT ROLL PREPARATION	5,500	458	4,583	(917)	83%
15 MASS MAILING	1,800	1,653	1,671	(129)	93%
16 MEETING ROOM RENTAL	3,000	183	1,477	(1,523)	49%
17 BANKING FEES	375	-	-	(375)	0%
18 AUDITING	3,900	-	3,700	(200)	95%
19 REGULATORY AND PERMIT FEES	175	-	175	-	100%
20 TAX COLLECTOR/PROPERTY APPRAISER FEES	600	-	688	88	115%
21 LEGAL ADVERTISEMENTS	1,500	516	1,459	(41)	97%
22 ENGINEERING SERVICES	30,000	1,530	23,055	(6,945)	77%
23 LEGAL SERVICES	20,000	2,219	18,286	(1,714)	91%
24 TRUSTEE FEES	12,500	-	12,952	452	104%
25 ARBITRAGE	1,950	-	650	(1,300)	33%
26 WEBSITE ADMINISTRATION	1,600	-	1,515	(85)	95%
27 MISCELLANEOUS	500	16	372	(128)	74%
28 TOTAL ADMINISTRATIVE	139,010	10,551	111,842	(27,168)	80%
29 INSURANCE					
30 INSURANCE - GENERAL LIABILITY	20,000	-	15,756	(4,244)	79%
31 TOTAL INSURANCE	20,000	-	15,756	(4,244)	79%
32 ELECTRIC UTILITY SERVICES					
33 ELECTRIC	84,000	3,683	44,958	(39,042)	54%
34 STREETLIGHTS	193,790	5,961	130,067	(63,723)	67%
35 RECLAIMED WATER	7,500	927	9,997	2,497	133%
36 TOTAL UTILITIES	285,290	10,571	185,022	(100,268)	65%

The Preserve at South Branch CDD
General Fund
Statement of Revenue, Expenditures and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

37	FIELD OPERATIONS					
38	FIELD OPERATIONS	3,890	275	2,748	(1,142)	71%
39	AQUATIC MAINTENANCE	22,500	1,875	19,737	(2,763)	88%
40	WETLAND MONITORING CONTRACTED	9,500	-	-	(9,500)	0%
41	WETLAND MAINTENANCE CONTRACTED	51,840	-	-	(51,840)	0%
42	FOUNTAIN MAINTENANCE CONTRACTED	20,200	10,025	21,785	1,585	108%
43	FOUNTAIN REPAIRS	14,000	8,608	18,760	4,760	134%
44	PORTER SERVICES CONTRACTED	11,000	1,041	9,229	(1,772)	84%
45	ENTRANCE, WALL & FENCE MAINTENANCE	7,000	-	207	(6,793)	3%
46	LANDSCAPE MAINTENANCE	310,000	24,695	227,255	(82,745)	73%
47	LANDSCAPE REPLACEMENT/REPAIRS	22,500	-	12,105	(10,395)	54%
48	IRRIGATION REPAIRS	4,000	-	4,870	870	122%
49	MULCH	20,000	-	18,942	(1,058)	95%
50	ANNUAL FLOWER ROTATION	9,000	-	8,721	(279)	97%
51	HOLIDAY LIGHTING	5,000	-	-	(5,000)	0%
52	PRESSURE WASHING	7,000	-	414	(6,586)	6%
53	STORMWATER INFRASTRUCTURE MAINTENANCE	5,000	-	-	(5,000)	0%
54	POND BANK REPAIR, MAINTENANCE & PLANTINGS	2,800	-	-	(2,800)	0%
55	SIDEWALK MAINTENANCE	3,000	-	-	(3,000)	0%
56	ROADWAY & SIGNAGE MAINTENANCE	3,000	-	-	(3,000)	0%
57	PLAYGROUND & PARK MAINTENANCE	3,000	350	350	(2,650)	12%
58	MISC FIELD SERVICES/CONTINGENCY	17,500	2,700	31,724	14,224	181%
59	TOTAL FIELD OPERATIONS	551,730	49,569	376,846	(174,884)	68%
60	TOTAL EXPENDITURES	\$ 996,030	\$ 70,691	\$ 689,466	\$ (306,564)	69%
61	EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(0)	(70,691)	312,224	312,224	
62	OTHER FINANCING SOURCES & USES					
63	TRANSFERS IN	-	-	-	-	
64	TRANSFERS OUT	-	-	-	-	
65	TOTAL OTHER FINANCING SOURCES & USES	-	-	-	-	
66	FUND BALANCE - BEGINNING - UNAUDITED	342,611		385,203	42,592	
67	NET CHANGE IN FUND BALANCE	(0)	(70,691)	312,224	312,224	
68	FUND BALANCE - ENDING - PROJECTED	\$ 342,611		\$ 697,427	\$ 354,816	
69	ANALYSIS OF FUND BALANCE					
70	NONSPENDABLE					
71	PREPAID & DEPOSITS	6,760		6,760		
72	CAPITAL RESERVES					
73	OPERATING CAPITAL	-		-		
74	UNASSIGNED	335,851		690,667		
75	TOTAL FUND BALANCE	\$ 342,611		\$ 697,427		

The Preserve at South Branch CDD
Capital Reserve Fund (CRF)
Statement of Revenue, Expenditures, and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

	FY 2026 Amended Budget	FY 2026 Total Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 250,715	\$ 251,527	\$ 812
3 INTEREST & MISCELLANEOUS	-	-	-
4 TOTAL REVENUE	250,715	251,527	812
5 EXPENDITURES			
6 FUND BALANCE CONTRIBUTION	250,715	-	-
7 CONTINGENCY	-	-	-
8 TOTAL EXPENDITURES	-	-	-
9 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	250,715	251,527	812
10 OTHER FINANCING SOURCES & USES			
11 TRANSFERS IN	-	-	-
12 TRANSFERS OUT	-	-	-
13 TOTAL OTHER FINANCING SOURCES & USES	-	-	-
14 FUND BALANCE - BEGINNING	27,276	55,712	28,436
15 NET CHANGE IN FUND BALANCE	250,715	251,527	812
16 FUND BALANCE - ENDING	\$ 277,991	\$ 307,239	\$ 29,248
17 ANALYSIS OF FUND BALANCE			
18 ASSIGNED			
19 FUTURE CAPITAL IMPROVEMENTS	-	-	
20 WORKING CAPITAL	-	-	
21 UNASSIGNED	277,991	307,239	
22 FUND BALANCE - ENDING	\$ 277,991	\$ 307,239	



The Preserve at South Branch CDD
Debt Service Fund- Series 2018
Statement of Revenue, Expenses and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

	FY 2026 Adopted Budget	FY 2026 Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 263,313	\$ 264,166	\$ 853
3 SPECIAL ASSESSMENTS - EXCESS FEES	-	-	-
4 INTEREST REVENUE	-	8,502	8,502
5 TOTAL REVENUE	263,313	272,668	9,355
6 EXPENDITURES			
7 INTEREST EXPENSE			
8 November 1, 2025	91,981	93,763	(1,782)
9 May 1, 2026		91,981	(91,981)
10 November 1, 2026	91,981	-	91,981
11 PRINCIPAL RETIREMENT			
12 November 1, 2025	75,000	75,000	-
13 TOTAL EXPENDITURES	258,962	260,744	1,782
14 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	4,351	11,924	7,573
15 OTHER FINANCING SOURCES (USES)			
16 TRANSFERS IN	-	-	-
17 TRANSFERS OUT	-	-	-
18 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-
19 FUND BALANCE - BEGINNING	321,695	363,916	42,221
20 NET CHANGE IN FUND BALANCE	4,351	11,924	7,573
21 FUND BALANCE - ENDING	\$ 326,046	\$ 375,841	\$ 49,795



The Preserve at South Branch CDD
Debt Service Fund- Series 2019
Statement of Revenue, Expenses and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

	FY 2026 Adopted Budget	FY 2026 Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 356,800	\$ 357,955	\$ 1,155
3 SPECIAL ASSESSMENTS - EXCESS FEES	-	-	-
4 INTEREST REVENUE	-	10,712	10,712
5 TOTAL REVENUE	356,800	368,668	11,868
6 EXPENDITURES			
7 INTEREST EXPENSE			
8 May 1, 2026	109,088	109,088	-
9 November 1, 2026	109,088	111,363	(2,275)
10 PRINCIPAL RETIREMENT			
11 November 1, 2025	135,000	130,000	5,000
12 TOTAL EXPENDITURES	353,176	350,450	(2,726)
13 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	3,625	18,218	14,593
14 OTHER FINANCING SOURCES (USES)			
15 TRANSFERS IN	-	-	-
16 TRANSFERS OUT	-	-	-
17 TOTAL OTHER FINANCING SOURCES (USES)	-	-	-
18 FUND BALANCE - BEGINNING	444,525	493,169	48,644
19 NET CHANGE IN FUND BALANCE	3,625	18,218	14,593
20 FUND BALANCE - ENDING	\$ 448,149	\$ 511,387	\$ 63,237



The Preserve at South Branch CDD
Debt Service Fund- Series 2021
Statement of Revenue, Expenses and Changes in Fund Balance
For the period from October 1, 2025 to July 31, 2026

	FY 2026 Adopted Budget	FY 2026 Actual Year-to-Date	VARIANCE Over (Under) to Budget
1 REVENUE			
2 SPECIAL ASSESSMENTS - ON ROLL (NET)	\$ 434,100	435,506	\$ 1,406
3 SPECIAL ASSESSMENTS - EXCESS FEES	-	-	-
4 INTEREST REVENUE	-	9,940	9,940
5 TOTAL REVENUE	434,100	445,446	11,346
6 EXPENDITURES			
7 INTEREST EXPENSE			
8 November 1, 2025	130,325	130,325	-
9 May 1, 2026	-	-	-
10 November 1, 2026	130,325	130,325	-
11 PRINCIPAL RETIREMENT			
12 May 1, 2026	175,000	175,000	-
13 TOTAL EXPENDITURES	435,650	435,650	-
14 EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	(1,550)	9,796	11,346
15 OTHER FINANCING SOURCES (USES)			
16 TRANSFERS IN	-	-	-
17 TRANSFERS OUT	-	(6,558)	(6,558)
18 TOTAL OTHER FINANCING SOURCES (USES)	-	(6,558)	(6,558)
19 FUND BALANCE - BEGINNING	366,400	385,660	19,260
20 NET CHANGE IN FUND BALANCE	(1,550)	3,238	4,788
21 FUND BALANCE - ENDING	\$ 364,850	388,898	\$ 24,048



The Preserve at South Branch CDD
Check Register - FY 2025

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
09/30/2025		EOY Balance				\$ 489,837.98
10/01/2025	01ACH100125	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 08.06.25-09.04.25		7,056.77	482,781.21
10/01/2025	100505	GHS Environmental	Invoice: 2025-615 (Reference: Aquatic Maintenance Program 2025-2026.)		1,875.00	480,906.21
10/01/2025	100506	Cepra Landscape	Invoice: TPA5984 (Reference: Landscape maintenance Sep.)		24,695.00	456,211.21
10/02/2025	100507	Blue Water Aquatics, Inc.	Invoice: 34264 (Reference: Fountain Inspection & PM Cleaning.) Invoice: 34263 (Reference: fou...		2,334.59	453,876.62
10/02/2025	100508	Pasco Sheriff's Office	Invoice: I-20259-12118 (Reference: Security.)		2,552.00	451,324.62
10/02/2025	100509	Blue Water Aquatics, Inc.	Invoice: 34310 (Reference: fountain troubleshooting services.)		756.00	450,568.62
10/02/2025	100510	Office Pride Commercial Cleaning Services	Invoice: Inv-285147 (Reference: Day Porter Services 3x per week.)		875.00	449,693.62
10/03/2025	01ACH100325	Duke Energy	000 State Road 54 LITE S Branch RDWY 08.07.25- 09.05.25		3,790.61	445,903.01
10/07/2025	100511	Office Pride Commercial Cleaning Services	Invoice: Inv-285380 (Reference: CC Fees- Avid Pay.)		17.50	445,885.51
10/07/2025	100512	Vesta District Services	Invoice: 428941 (Reference: Oct25 Management fees.)		3,909.00	441,976.51
10/08/2025	1509	Site Masters of Florida, LLC	Replaced broken curb and remediate the infiltration at curb inlet		4,800.00	437,176.51
10/08/2025	1510	Egis Insurance & Risk Advisors	Insurance FY Policy #100125331 10/01/25 - 10/01/26		15,756.00	421,420.51
10/09/2025	01ACH100925	Duke Energy	00000 S Branch Blvd 4B 08.15.25- 09.15.25		638.99	420,781.52
10/09/2025	02ACH100925	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 08.15.25- 09.15.25		840.16	419,941.36
10/09/2025	03ACH100925	Duke Energy	00 South Branch Blvd. LITE 08.15.25- 09.15.25		806.64	419,134.72
10/14/2025	1511	David H. Silverstein	BOS Meeting 10/2/25		200.00	418,934.72
10/14/2025	1512	Robert Howard	BOS Meeting 10/2/25		200.00	418,734.72
10/14/2025	1513	Thomas Handrick, Jr.	BOS Meeting 10/2/25		200.00	418,534.72
10/14/2025	100513	Cepra Landscape	Invoice: TPA6124 (Reference: Light Mulching of South Branch Blvd.) Invoice: TPA6182 (Referenc...		5,180.50	413,354.22
10/14/2025	100514	Brietic Dvorak, Inc	Invoice: 2139 (Reference: Engineering service.)		2,775.00	410,579.22
10/14/2025	100515	Vesta District Services	Invoice: 428984 (Reference: FY2026 Dismination Agent Fee.) Invoice: 429039 (Reference: Bill...		4,890.23	405,688.99
10/14/2025	100516	Kilinski Van Wyk PLLC	Invoice: 13345 (Reference: Legal services.)		1,567.58	404,121.41
10/22/2025	01ACH102225	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 08.18.25- 09.17.25		49.48	404,071.93
10/22/2025	02ACH102225	Pasco County - Utilities Services	3048 Suncoast Blend Dr 08.18.25- 09.17.25		204.93	403,867.00
10/22/2025	03ACH102225	Pasco County - Utilities Services	16546 Secret Meadow Dr 08.18.25- 09.17.25		10.60	403,856.40
10/22/2025	04ACH102225	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 08.18.25- 09.17.25		339.39	403,517.01
10/27/2025	01ACH102725	Duke Energy	2069 S Branch Blvd- Entrance 09.03.25- 10.01.25		40.85	403,476.16
10/27/2025	02ACH102725	Duke Energy	16159 SOFT FERN TRCE 09.03.25- 10.01.25 (Fountain)		175.15	403,301.01
10/27/2025	03ACH102725	Duke Energy	3234 LIVING CORAL DR 09.03.25- 10.01.25 (Fountain)		30.80	403,270.21
10/27/2025	04ACH102725	Duke Energy	16236 Weathered Windmill TE- Irrigation 09.03.25- 10.01.25		30.80	403,239.41
10/27/2025	05ACH102725	Duke Energy	3003 S Branch Blvd Access and Ball Cr 09.03.25- 10.01.25		30.80	403,208.61
10/27/2025	06ACH102725	Duke Energy	2574 Storybrook Preserve Dr- Fountain 09.03.25- 10.01.25		30.80	403,177.81
10/27/2025	07ACH102725	Duke Energy	3000 Living Coral Dr - irrigation 09.03.25- 10.01.25		30.80	403,147.01
10/27/2025	08ACH102725	Duke Energy	3246 Living Coral Dr - Irrigation 09.03.25- 10.01.25		30.80	403,116.21
10/27/2025	09ACH102725	Duke Energy	16080 Tuscany Hillside Rd- Fountain 09.03.25- 10.01.25		30.80	403,085.41
10/27/2025	10ACH102725	Duke Energy	16108 Tuscany Hillside Rd- Fountain 09.03.25- 10.01.25		218.32	402,867.09
10/27/2025	11ACH102725	Duke Energy	2887 Living Coral Dr - Fountain 09.03.25- 10.01.25		398.44	402,468.65
10/27/2025	12ACH102725	Duke Energy	2853 Suncoast Blend Dr- Fountain 09.03.25- 10.01.25		385.38	402,083.27
10/27/2025	13ACH102725	Duke Energy	2539 S Branch Blvd- Fountain 09.03.25- 10.01.25		2,277.56	399,805.71
10/27/2025	14ACH102725	Duke Energy	15935 Deep Ravine Ln - Fountain 09.03.25- 10.01.25		295.41	399,510.30
10/27/2025	15ACH102725	Duke Energy	16090 Secret Meadow Dr- Fountain 09.03.25- 10.01.25		197.24	399,313.06
10/27/2025	16ACH102725	Duke Energy	3410 S BRANCH BLVD 09.03.25- 10.01.25 (Fountain)		259.78	399,053.28
10/27/2025	17ACH102725	Duke Energy	15883 Deep Ravine Ln- Fountain 09.03.25- 10.01.25		209.94	398,843.34
10/27/2025	18ACH102725	Duke Energy	3194 TUSCON WIND PL 09.03.25- 10.01.25 (Fountain)		229.51	398,613.83
10/29/2025	01ACH102925	Duke Energy	15501 SWEET SPRINGS BN 09.03.25- 10.01.25 (Fountain)		153.93	398,459.90
10/30/2025	100517	Business Observer	Invoice: 25-02285P (Reference: Public board meeting- legal Advertisement.)		70.00	398,389.90
10/30/2025	100518	Cepra Landscape	Invoice: TPA6217 (Reference: Work Order: 51483 Natural Area Pruning.)		10,218.60	388,171.30
10/30/2025	100519	SchoolNow	Invoice: INV-SN-1096 (Reference: Website Hosting.)		1,515.00	386,656.30
10/30/2025	100520	GHS Environmental	Invoice: 2025-669 (Reference: Aquatic Maintenance Program 2025-2026.)		1,875.00	384,781.30
10/31/2025	01ACH103125	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 09.05.25- 10.03.25		7,056.77	377,724.53
10/31/2025		End of Month		\$ -	\$ 112,113.45	\$ 377,724.53
11/03/2025			Deposit	9,598.00		387,322.53
11/03/2025	100521	Cepra Landscape	Invoice: TPA6126 (Reference: OCTOBER BILLING Landscape Maintenance.) Invoice: TPA6247 (Refere...		26,795.00	360,527.53
11/03/2025	01ACH110325	Duke Energy	000 State Road 54 LITE S Branch RDWY 09.06.25- 10.06.25		3,790.61	356,736.92
11/06/2025	100522	Cepra Landscape	Invoice: TPA6273 (Reference: Repair of valve in back left conservation area including 1 and half...		3,515.00	353,221.92
11/06/2025	100523	Office Pride Commercial Cleaning Services	Invoice: Inv-289775 (Reference: Day Porter Services 3x per week.)		875.00	352,346.92
11/06/2025			Deposit	76.48		352,423.40
11/06/2025			Deposit	21,584.96		374,008.36
11/10/2025	1514	Anthony Snyder	BOS Meeting 11/6/25		200.00	373,808.36
11/10/2025	1515	David H. Silverstein	BOS Meeting 11/6/25		200.00	373,608.36
11/10/2025	1516	Robert Howard	BOS Meeting 11/6/25		200.00	373,408.36
11/10/2025	1517	Thomas Handrick, Jr.	BOS Meeting 11/6/25		200.00	373,208.36
11/10/2025	100524	Brietic Dvorak, Inc	Invoice: 2175 (Reference: Engineering service.)		2,175.00	371,033.36
11/10/2025	100525	Vesta District Services	Invoice: 429509 (Reference: Monthly Management fees.)		3,909.00	367,124.36
11/10/2025	100526	Blue Water Aquatics, Inc.	Invoice: 34436 (Reference: Fountain inspection and cleaning.)		1,000.00	366,124.36

The Preserve at South Branch CDD
Check Register - FY 2025

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
11/10/2025	01ACH111025	Duke Energy	00 South Branch Blvd. LITE 9.16.25- 10.15.25		806.64	365,317.72
11/10/2025	02ACH111025	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 09.16.25- 10.15.25		840.16	364,477.56
11/10/2025	03ACH111025	Duke Energy	00000 S Branch Blvd 4B 09.16.25- 10.15.25		638.99	363,838.57
11/10/2025			Deposit	0.03		363,838.60
11/12/2025	100527	GHS Environmental	Invoice: 2025-700 (Reference: Control Structure Maintenance.)		2,000.00	361,838.60
11/14/2025			Deposit	62,130.74		423,969.34
11/14/2025			Deposit	17.50		423,986.84
11/17/2025	100528	Business Observer	Invoice: 25-02438P (Reference: Legal Advertising - Board Meeting.)		61.25	423,925.59
11/20/2025			Deposit	76,783.70		500,709.29
11/21/2025	1518	FLORIDA DEPT OF ECONOMIC OPPORTUNITY	FY 2025/2026 Special District State Fee		175.00	500,534.29
11/21/2025	1519	Mike Fasano, Pasco County Tax Collector			538.08	499,996.21
11/24/2025	01ACH112425	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 09.17.25- 10.16.25		86.75	499,909.46
11/24/2025	02ACH112425	Pasco County - Utilities Services	3048 Suncoast Blend Dr 09.17.25- 10.16.25		200.99	499,708.47
11/24/2025	03ACH112425	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 09.17.25- 10.16.25		367.64	499,340.83
11/24/2025	05ACH112425	Pasco County - Utilities Services	16546 Secret Meadow Dr 09.17.25- 10.16.25		11.00	499,329.83
11/25/2025	100529	Vesta District Services	Invoice: 429444 (Reference: billable Expenses Oct25- meeting room.)		195.81	499,134.02
11/25/2025	100530	Kilinski Van Wyk PLLC	Invoice: 13553 (Reference: legal services.)		2,526.16	496,607.86
11/25/2025	100531	GHS Environmental	Invoice: 2025-705 (Reference: Aquatic Maintenance.) Invoice: 2025-702 (Reference: Control Str...		2,000.00	494,607.86
11/25/2025	100532	GHS Environmental	Invoice: 2025-737 (Reference: Aquatic Maintenance Program 2025-2026.)		1,875.00	492,732.86
11/26/2025			Deposit	24,902.76		517,635.62
11/28/2025	01ACH112825	Duke Energy	2069 S Branch Blvd- Entrance 10.02.25- 11.03.25		66.44	517,569.18
11/28/2025	02ACH112825	Duke Energy	16159 SOFT FERN TRCE10.02.25- 11.03.25 (Fountain)		195.91	517,373.27
11/28/2025	03ACH112825	Duke Energy	16236 Weathered Windmill TE- Irrigation 10.02.25- 11.03.25		30.80	517,342.47
11/28/2025	04ACH112825	Duke Energy	3003 S Branch Blvd Access and B&B Ct 10.02.25- 11.03.25		30.80	517,311.67
11/28/2025	05ACH112825	Duke Energy	2574 Storybrook Preserve Dr- Fountain 10.02.25- 11.03.25		30.80	517,280.87
11/28/2025	06ACH112825	Duke Energy	3000 Living Coral Dr - Irrigation 10.02.25- 11.03.25		30.80	517,250.07
11/28/2025	07ACH112825	Duke Energy	3246 Living Coral Dr- Irrigation 10.02.25- 11.03.25		30.80	517,219.27
11/28/2025	08ACH112825	Duke Energy	16080 Tuscany Hillside Rd- Fountain 10.02.25- 11.03.25		30.80	517,188.47
11/28/2025	09ACH112825	Duke Energy	16108 Tuscany Hillside Rd- Fountain 10.02.25- 11.03.25		246.55	516,941.92
11/28/2025	10ACH112825	Duke Energy	2887 Living Coral Dr.- Fountain 10.02.25- 11.03.25		451.46	516,490.46
11/28/2025	11ACH112825	Duke Energy	2853 Suncoast Blend Dr- Fountain 10.02.25- 11.03.25		407.78	516,082.68
11/28/2025	12ACH112825	Duke Energy	2539 S Branch Blvd- Fountain 10.02.25- 11.03.25		1,893.41	514,189.27
11/28/2025	13ACH112825	Duke Energy	15935 Deep Ravine Ln- Fountain 10.02.25- 11.03.25		335.70	513,853.57
11/28/2025	14ACH112825	Duke Energy	16090 Secret Meadow Dr- Fountain 10.02.25- 11.03.25		222.14	513,631.43
11/28/2025	15ACH112825	Duke Energy	3234 LIVING CORAL DR 10.02.25- 11.03.25 (Fountain)		282.68	513,348.75
11/28/2025	16ACH112825	Duke Energy	3410 S BRANCH BLVD 10.02.25- 11.03.25 (Fountain)		296.57	513,052.18
11/28/2025	17ACH112825	Duke Energy	15883 Deep Ravine Ln- Fountain 10.02.25- 11.03.25		237.54	512,814.64
11/28/2025	19ACH112825	Duke Energy	15501 SWEET SPRINGS BN 10.02.25- 11.03.25 (Fountain)		245.91	512,568.73
11/28/2025	20ACH112825	Duke Energy	3194 TUSCON WIND PL 10.01.25- 11.03.25 (Fountain)		261.63	512,307.10
11/30/2025		End of Month		\$ 195,094.17	\$ 60,511.60	\$ 512,307.10
12/02/2025	100533	Cepra Landscape	Invoice: TPA6293 (Reference: Nov Landscape billing.)		24,695.00	487,612.10
12/02/2025	100534	Blue Water Aquatics, Inc.	Invoice: 34590 (Reference: Fountain Inspection & PM Cleaning.)		1,000.00	486,612.10
12/02/2025	100535	Office Pride Commercial Cleaning Services	Invoice: Inv-293363 (Reference: Day Porter Services 3x per week.)		875.00	485,737.10
12/03/2025	01ACH120325	Duke Energy	000 State Road 54 LITE S Branch RDWY 10.07.25- 11.06.25		3,790.61	481,946.49
12/03/2025	02ACH120325	Duke Energy	000 State Road 54 LITE Sbranch PH1 &B LBL 10.04.25- 11.05.25		7,056.77	474,889.72
12/05/2025			Deposit	1,835,236.71		2,310,126.43
12/08/2025	01ACG120825	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 10.16.25- 11.13.25		840.16	2,309,286.27
12/08/2025	02ACH120825	Duke Energy	00000 S Branch Blvd 4B 10.16.25- 11.13.25		638.99	2,308,647.28
12/08/2025	03ACH120825	Duke Energy	00 South Branch Blvd. LITE 10.16.25- 11.13.25		806.64	2,307,840.64
12/09/2025	1520	Anthony Snyder	BOS Meeting 12/4/25		200.00	2,307,640.64
12/09/2025	1521	David H. Silverstein	BOS Meeting 12/4/25		200.00	2,307,440.64
12/09/2025	1522	Robert Howard	BOS Meeting 12/4/25		200.00	2,307,240.64
12/09/2025	1523	Thomas Handrick, Jr.	BOS Meeting 12/4/25		200.00	2,307,040.64
12/10/2025	100536	Brtetic Dvorak, Inc	Invoice: 2218 (Reference: Engineering Services.)		1,620.00	2,305,420.64
12/10/2025	100537	Cepra Landscape	Invoice: TPA6460 (Reference: Repair of broken valve.)		635.00	2,304,785.64
12/11/2025	100538	LLS Tax Solutions, Inc	Invoice: 003957 (Reference: Arbitrage Services.)		650.00	2,304,135.64
12/11/2025			Deposit	118,944.99		2,423,080.63
12/11/2025			Deposit	1,238.58		2,424,319.21
12/15/2025	100539	Cepra Landscape	Invoice: TPA6471 (Reference: Remove Dead Palm.)		1,775.00	2,422,544.21
12/15/2025	100540	Vesta District Services	Invoice: 429997 (Reference: Management Fees Dec 25.)		3,909.00	2,418,635.21
12/17/2025	100541	Cepra Landscape	Invoice: TPA6477 (Reference: Repair broken mainline.)		700.00	2,417,935.21
12/18/2025	100542	Cepra Landscape	Invoice: TPA6480 (Reference: Stump Grinding.)		350.00	2,417,585.21
12/18/2025			Deposit	1,226.76		2,418,811.97
12/18/2025			Deposit	17,774.41		2,436,586.38
12/19/2025	100543	Kilinski Van Wyk PLLC	Invoice: 13788 (Reference: Legal Services Nov 25.)		1,350.00	2,435,236.38
12/22/2025	01ACH122225	Pasco County - Utilities Services	16546 Secret Meadow Dr 10.16.25- 11.14.25		11.00	2,435,225.38

The Preserve at South Branch CDD
Check Register - FY 2025

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
12/22/2025	02ACH122225	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 10.16.25- 11.14.25		63.52	2,435,161.86
12/22/2025	03ACH122225	Pasco County - Utilities Services	3048 Suncoast Blend Dr 10.16.25- 11.14.25		127.26	2,435,034.60
12/22/2025	04ACH122225	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 10.16.25- 11.14.25		414.10	2,434,620.50
12/23/2025	100544	Romaner Graphics	Invoice: 22940 (Reference: Replace lap splice kit on Left Curve sign.)		159.00	2,434,461.50
12/29/2025	01ACH122925	Duke Energy	2069 S Branch Blvd- Entrance 11.03.25 - 12.1.25		60.59	2,434,400.91
12/29/2025	02ACH122925	Duke Energy	16159 SOFT FERN TRCE 11.03.25 - 12.1.25 (Fountain)		168.30	2,434,232.61
12/29/2025	03ACH122925	Duke Energy	3246 Living Coral Dr- Irrigation 11.03.25 - 12.1.25		30.80	2,434,201.81
12/29/2025	04ACH122925	Duke Energy	16236 Weathered Windmill TE- Irrigation 11.03.25 - 12.1.25		30.80	2,434,171.01
12/29/2025	05ACH122925	Duke Energy	3000 Living Coral Dr - Irrigation 11.03.25 - 12.1.25		30.80	2,434,140.21
12/29/2025	06ACH122925	Duke Energy	16080 Tuscany Hillside Rd- Fountain 11.03.25 - 12.1.25		30.80	2,434,109.41
12/29/2025	07ACH122925	Duke Energy	2574 Storybrook Preserve Dr- Fountain 11.03.25 - 12.1.25		30.80	2,434,078.61
12/29/2025	08ACH122925	Duke Energy	3003 S Branch Blvd Access and B&B Ct 11.03.25 - 12.1.25		30.80	2,434,047.81
12/29/2025	09ACH122925	Duke Energy	16108 Tuscany Hillside Rd- Fountain 11.03.25 - 12.1.25		212.95	2,433,834.86
12/29/2025	10ACH122925	Duke Energy	2887 Living Coral Dr.- Fountain 11.03.25 - 12.1.25		388.23	2,433,446.63
12/29/2025	11ACH122925	Duke Energy	2853 Suncoast Blend Dr- Fountain 11.03.25 - 12.1.25		397.11	2,433,049.52
12/29/2025	12ACH122925	Duke Energy	2539 S Branch Blvd- Fountain 11.03.25 - 12.1.25		1,959.29	2,431,090.23
12/29/2025	13ACH122925	Duke Energy	15935 Deep Ravine Ln - Fountain 11.03.25 - 12.1.25		285.86	2,430,804.37
12/29/2025	15ACH122925	Duke Energy	16090 Secret Meadow Dr- Fountain 11.03.25 - 12.1.25		192.04	2,430,612.33
12/29/2025	16ACH122925	Duke Energy	3234 LIVING CORAL DR 11.03.25 - 12.1.25 (Fountain)		446.27	2,430,166.06
12/29/2025	17ACH122925	Duke Energy	3410 S BRANCH BLVD 11.03.25 - 12.1.25 (Fountain)		256.59	2,429,909.47
12/29/2025	18ACH122925	Duke Energy	15883 Deep Ravine Ln- Fountain 11.03.25 - 12.1.25		204.76	2,429,704.71
12/29/2025	19ACH122925	Duke Energy	3194 TUSCON WIND PL 11.03.25 - 12.1.25(Fountain)		226.84	2,429,477.87
12/29/2025	20ACH122925	Duke Energy	15501 SWEET SPRINGS BN 11.03.25 - 12.1.25 (Fountain)		213.28	2,429,264.59
12/30/2025	100545	Cepa Landscape	Invoice: TPA6395 (Reference: Landscape Maintenance Dec 25.)		24,695.00	2,404,569.59
12/31/2025	01ACH123125	Duke Energy	000 State Road 54 LITE S Branch RDWY 11.07.25- 12.04.25		3,790.61	2,400,778.98
12/31/2025	02ACH123125	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 11.06.25- 12.03.25		7,056.77	2,393,722.21
12/31/2025		End of Month		\$ 1,974,421.45	\$ 93,006.34	\$ 2,393,722.21
01/06/2026	100546	Office Pride Commercial Cleaning Services	Invoice: Inv-298710 (Reference: Day Porter Services 3x per week- Pet waste removal.)		875.00	2,392,847.21
01/06/2026	100547	Blue Water Aquatics, Inc.	Invoice: 34792 (Reference: Fountain Repair Services - REPLACE POLARIS INSULATED TAP CONNECTORS. ...		4,380.93	2,388,466.28
01/07/2026	01ACH010726	Duke Energy	00 South Branch Blvd. LITE 11.14.25-12.12.25		806.64	2,387,659.64
01/07/2026	02ACH010726	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 11.14.25- 12.12.25		840.16	2,386,819.48
01/07/2026	03ACH010726	Duke Energy	00000 S Branch Blvd 4B 11.14.25- 12.12.25		638.99	2,386,180.49
01/07/2026	1524	US Bank	Series 2018 11/01/25-10/31/26		4,148.38	2,382,032.11
01/07/2026	1525	US Bank	Series 2019 PHASE 2 11/01/25-10/31/2026		4,256.13	2,377,775.98
01/09/2026	100548	GHS Environmental	Invoice: 2026-110 (Reference: Aquatic Maintenance Program Dec25.)		1,875.00	2,375,900.98
01/09/2026	100549	Brletic Dvorak, Inc.	Invoice: 2272 (Reference: December Engineering services.)		1,350.00	2,374,550.98
01/09/2026	100550	Vesta District Services	Invoice: 430315 (Reference: JAN26 District Management services.)		3,909.00	2,370,641.98
01/09/2026	100551	Office Pride Commercial Cleaning Services	Invoice: Inv-299091 (Reference: CC Fees- Avid Pay.)		17.50	2,370,624.48
01/09/2026			Deposit	26,549.84		2,397,174.32
01/09/2026			Deposit	9,225.93		2,406,400.25
01/09/2026			Deposit	1,628.13		2,408,028.38
01/13/2026	1526	Site Masters of Florida, LLC	Living Coral (2nd) Curb Repair - Final		2,100.00	2,405,928.38
01/15/2026	100552	Blue Water Aquatics, Inc.	Invoice: 34849 (Reference: Fountain Installation.)		4,154.38	2,401,774.00
01/15/2026	100553	Vesta District Services	Invoice: 430404 (Reference: Billable Expenses - Dec 2025.)		597.00	2,401,177.00
01/20/2026	100554	Business Observer	Invoice: 26-00065P (Reference: Legal Advertising - Board Meeting.)		61.25	2,401,115.75
01/20/2026	100555	Kilinski Van Wyk PLLC	Invoice: 14086 (Reference: Dec legal services.)		1,541.52	2,399,574.23
01/26/2026	01ACH012626	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 11/14/25- 12/16/25		769.62	2,398,804.61
01/26/2026	02ACH012626	Pasco County - Utilities Services	3048 Suncoast Blend Dr 11.14.25- 12.16.25		79.79	2,398,724.82
01/26/2026	03ACH012626	Pasco County - Utilities Services	16546 Secret Meadow Dr 11.14.25- 12.16.25		11.00	2,398,713.82
01/26/2026	04ACH012626	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 11.14.25- 12.16.25		85.74	2,398,628.08
01/28/2026	1527	Site Masters of Florida, LLC	Living Coral (2nd) Curb Repair Final		2,100.00	2,396,528.08
01/28/2026	100556	GHS Environmental	Invoice: 2026-139 (Reference: WLP - Pond 12 Tree Services.)		1,195.00	2,395,333.08
01/29/2026	01ACH012926	Duke Energy	2069 S Branch Blvd- Entrance 12.02.25- 01.02.26		64.85	2,395,268.23
01/29/2026	02ACH012926	Duke Energy	16159 SOFT FERN TRCE 12.02.25- 01.02.26 (Fountain)		198.26	2,395,069.97
01/29/2026	03ACH012926	Duke Energy	16236 Weathered Windmill TE- Irrigation 12.02.25- 01.02.26		30.80	2,395,039.17
01/29/2026	04ACH012926	Duke Energy	3003 S Branch Blvd Access and B&B Ct 12.02.25- 01.02.26		30.80	2,395,008.37
01/29/2026	05ACH012926	Duke Energy	2574 Storybrook Preserve Dr- Fountain 12.02.25- 01.02.26		30.80	2,394,977.57
01/29/2026	06ACH012926	Duke Energy	3000 Living Coral Dr - Irrigation 12.02.25- 01.02.26		30.80	2,394,946.77
01/29/2026	07ACH012926	Duke Energy	3246 Living Coral Dr- Irrigation 12.02.25- 01.02.26		30.80	2,394,915.97
01/29/2026	08ACH012926	Duke Energy	16080 Tuscany Hillside Rd- Fountain 12.02.25- 01.02.26		30.80	2,394,885.17
01/29/2026	09ACH012926	Duke Energy	16108 Tuscany Hillside Rd- Fountain 12.02.25- 01.02.26		250.98	2,394,634.19
01/29/2026	10ACH012926	Duke Energy	2887 Living Coral Dr - Fountain 12.02.25- 01.02.26		445.85	2,394,188.34
01/29/2026	11ACH012926	Duke Energy	2853 Suncoast Blend Dr- Fountain 12.02.25- 01.02.26		394.69	2,393,793.65
01/29/2026	12ACH012926	Duke Energy	2539 S Branch Blvd- Fountain 12.02.25- 01.02.26		2,336.21	2,391,457.44
01/29/2026	13ACH012926	Duke Energy	15935 Deep Ravine Ln - Fountain 12.02.25- 01.02.26		221.83	2,391,235.61
01/29/2026	14ACH012926	Duke Energy	16090 Secret Meadow Dr- Fountain 12.02.25- 01.02.26		224.62	2,391,010.99

The Preserve at South Branch CDD
Check Register - FY 2026

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
01/29/2026	15ACH012926	Duke Energy	3234 LIVING CORAL DR 12.02.25- 01.02.26 (Fountain)		530.37	2,390,480.62
01/29/2026	16ACH012926	Duke Energy	3410 S BRANCH BLVD 12.02.25- 01.02.26 (Fountain)		300.92	2,390,179.70
01/29/2026	17ACH012926	Duke Energy	3194 TUSCON WIND PL 12.02.25- 01.02.26 (Fountain)		267.21	2,389,912.49
01/29/2026	19ACH012926	Duke Energy	15501 SWEET SPRINGS BN 12.02.25- 01.02.26 (Fountain)		251.17	2,389,661.32
01/29/2026	100557	GHS Environmental	Invoice: 2026-159 (Reference: JAN26 Aquatic Maintenance Program 2025- 2026.)		1,875.00	2,387,786.32
01/30/2026	01ACH013026	Duke Energy	15883 Deep Ravine Ln- Fountain 12.02.25- 01.02.26		240.33	2,387,545.99
01/30/2026	100558	Cepra Landscape	Invoice: TPA6521 (Reference: JAN26 Landscape Maintenance.)		24,695.00	2,362,850.99
01/31/2026		End of Month		\$ 37,403.90	\$ 68,275.12	\$ 2,362,850.99
02/02/2026	01ACH020226	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 12.04.25- 01.06.26		7,093.38	2,355,757.61
02/04/2026	01ACH020426	Duke Energy	000 State Road 54 LITE S Branch RDWY 12.05.25- 01.07.26		3,812.42	2,351,945.19
02/04/2026	100559	Office Pride Commercial Cleaning Services	Invoice: Inv-303325 (Reference: Day Porter Services 3x per week.)		875.00	2,351,070.19
02/04/2026	100560	Vesta District Services	Invoice: 430660 (Reference: FEB26 District Management services.)		3,909.00	2,347,161.19
02/04/2026	100561	Blue Water Aquatics, Inc.	Invoice: 34931 (Reference: Fountain Inspection & Preventative Maintenance Cleaning Services ROU...		1,091.60	2,346,069.59
02/09/2026	01ACH020926	Duke Energy	00 South Branch Blvd. LITE 12.13.25- 01.15.26		809.56	2,345,260.03
02/09/2026	02ACH020926	Duke Energy	00000 S Branch Blvd 4B 12.13.25- 01.15.26		641.30	2,344,618.73
02/09/2026	03ACH020926	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 12.13.25- 01.15.26		843.20	2,343,775.53
02/09/2026	100562	Romaner Graphics	Invoice: 22984 (Reference: Reposition and straighten Speed Limit sign on Glowing Grove Ave. Repa...		210.00	2,343,565.53
02/09/2026	100563	Brletic Dvorak, Inc	Invoice: 2311 (Reference: Engineering services.)		3,570.00	2,339,995.53
02/10/2026	1528	Anthony Snyder	BOS Meeting 2/05/26		200.00	2,339,795.53
02/10/2026	1529	David H. Silverstein	BOS Meeting 2/05/26		200.00	2,339,595.53
02/10/2026	1530	Robert Howard	BOS Meeting 2/05/26		200.00	2,339,395.53
02/10/2026	1531	Thomas Handrick, Jr.	BOS Meeting 2/05/26		200.00	2,339,195.53
02/11/2026			Deposit	16,028.55		2,355,224.08
02/11/2026			Deposit	659.01		2,355,883.09
02/17/2026	100564	Business Observer	Invoice: 26-00325P (Reference: Meeting Notice- Legal Advertising.)		61.25	2,355,821.84
02/19/2026			Deposit	17.50		2,355,839.34
02/23/2026	01ACH022326	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 12.16.25- 01.14.26		589.84	2,355,249.50
02/23/2026	02ACH022326	Pasco County - Utilities Services	16546 Secret Meadow Dr 12.16.25- 01.14.26		11.00	2,355,238.50
02/23/2026	03ACH022326	Pasco County - Utilities Services	3048 Suncoast Blend Dr 12.16.25- 01.14.26		74.74	2,355,163.76
02/23/2026	04ACH022326	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 12.16.25- 01.14.26		77.66	2,355,086.10
02/23/2026	100565	Killsit Van Wyk PLLC	Invoice: 14277 (Reference: legal services.)		307.50	2,354,778.60
02/26/2026	100566	Cepra Landscape	Invoice: TPA6654 (Reference: FEBRUARY BILLING Landscape Maintenance.)		24,695.00	2,330,083.60
02/27/2026	01ACH022726	Duke Energy	2069 S Branch Blvd- Entrance 01.03.26- 02.02.26		67.45	2,330,016.15
02/27/2026	02ACH022726	Duke Energy	16159 SOFT FERN TRCE 01.03.26- 02.02.26 (Fountain)		163.85	2,329,852.30
02/27/2026	03ACH022726	Duke Energy	16236 Weathered Windmill TE- Irrigation 01.03.26- 02.02.26		30.80	2,329,821.50
02/27/2026	04ACH022726	Duke Energy	3003 S Branch Blvd Access and B&B Ct 01.03.26- 02.02.26		30.80	2,329,790.70
02/27/2026	05ACH022726	Duke Energy	2574 Storybrook Preserve Dr- Fountain 01.03.26- 02.02.26		30.80	2,329,759.90
02/27/2026	06ACH022726	Duke Energy	3000 Living Coral Dr - Irrigation 01.03.26- 02.02.26		30.80	2,329,729.10
02/27/2026	07ACH022726	Duke Energy	3246 Living Coral Dr - Irrigation 01.03.26- 02.02.26		30.80	2,329,698.30
02/27/2026	08ACH022726	Duke Energy	16080 Tuscany Hillside Rd- Fountain 01.03.26- 02.02.26		30.80	2,329,667.50
02/27/2026	09ACH022726	Duke Energy	16108 Tuscany Hillside Rd- Fountain 01.03.26- 02.02.26		206.91	2,329,460.59
02/27/2026	10ACH022726	Duke Energy	2887 Living Coral Dr - Fountain 01.03.26- 02.02.26		286.98	2,329,173.61
02/27/2026	11ACH022726	Duke Energy	2853 Suncoast Blend Dr- Fountain 01.03.26- 02.02.26		396.04	2,328,777.57
02/27/2026	12ACH022726	Duke Energy	2539 S Branch Blvd- Fountain 01.03.26- 02.02.26		1,156.99	2,327,620.58
02/27/2026	13ACH022726	Duke Energy	15935 Deep Ravine Ln - Fountain 01.03.26- 02.02.26		224.83	2,327,395.75
02/27/2026	14ACH022726	Duke Energy	16090 Secret Meadow Dr- Fountain 01.03.26- 02.02.26		185.68	2,327,210.07
02/27/2026	15ACH022726	Duke Energy	3234 LIVING CORAL DR 1.3.26- 2.02.26 (Fountain)		434.34	2,326,775.73
02/27/2026	16ACH022726	Duke Energy	3410 S BRANCH BLVD 01.03.26- 02.02.26 (Fountain)		246.53	2,326,529.20
02/27/2026	17ACH022726	Duke Energy	15883 Deep Ravine Ln- Fountain 01.03.26 - 02.02.26		198.92	2,326,330.28
02/27/2026	18ACH022726	Duke Energy	3194 TUSCON WIND PL 01.03.26- 02.02.26 (Fountain)		219.16	2,326,111.12
02/27/2026	19ACH022726	Duke Energy	15501 SWEET SPRINGS BN 01.03.26- 02.02.26 (Fountain)		206.91	2,325,904.21
02/28/2026		End of Month		\$ 16,705.06	\$ 53,651.84	\$ 2,325,904.21
03/02/2026	100567	Office Pride Commercial Cleaning Services	Invoice: Inv-304073 (Reference: Coastwide Professional 55-60 Gal. Trash Bags, High Density, 22 M...		129.92	2,325,774.29
03/02/2026	100568	Vesta District Services	Invoice: 431105 (Reference: Management fee services Mar26.)		3,909.00	2,321,865.29
03/02/2026	100569	Blue Water Aquatics, Inc.	Invoice: 35059 (Reference: Fountain Inspection & PM Cleaning.)		500.00	2,321,365.29
03/03/2026	100570	Blue Water Aquatics, Inc.	Invoice: 35122 (Reference: Fountain Repair Services FOUNTAIN FPC-A.) Invoice: 35124 (Referenc...		3,073.40	2,318,291.89
03/03/2026	100571	Office Pride Commercial Cleaning Services	Invoice: Inv-307846 (Reference: Day Porter Services 3x per week.)		875.00	2,317,416.89
03/04/2026	01ACH030426	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 01.07.26- 02.04.26		6,944.39	2,310,472.50
03/04/2026	02ACH030426	Duke Energy	000 State Road 54 LITE S Branch RDWY 01.08.26- 02.05.26		3,723.72	2,306,748.78
03/04/2026	100572	Tampa Swap LLC	Invoice: 0028 (Reference: Install sign and Basketball post matting.)		250.00	2,306,498.78
03/06/2026	100573	Brletic Dvorak, Inc	Invoice: 2355 (Reference: Engineering services.)		2,265.00	2,304,233.78
03/09/2026	1532	US Bank	Series 2021 (Phase 3) 2/1/26 - 1/31/27		4,256.13	2,299,977.65
03/09/2026	100574	Blue Water Aquatics, Inc.	Invoice: 35129 (Reference: Fountain Repair Services - FOUNTAIN #7 Replaced underground aluminum wir...		2,245.63	2,297,732.02
03/09/2026	01ACH030926	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B- 01.16.26- 02.12.26		831.06	2,296,900.96
03/09/2026	02ACH030926	Duke Energy	00 South Branch Blvd. LITE 01.16.26- 02.12.26		797.92	2,296,103.04
03/09/2026	03ACH030926	Duke Energy	00000 S Branch Blvd 4B 01.16.26- 02.12.26		632.08	2,295,470.96



The Preserve at South Branch CDD
Check Register - FY 2026

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
03/10/2026	1533	Pasco County Property Appraiser	Annual renewal Fee		150.00	2,295,320.96
03/11/2026	100575	Vesta District Services	Invoice: 431344 (Reference: Billable Expenses - Feb 2026.)		914.36	2,294,406.60
03/12/2026			Deposit	22,152.34		2,316,558.94
03/12/2026			Deposit	634.96		2,317,193.90
03/23/2026	1202	South Branch Town Center Property Owners.		24,630.99		2,341,824.89
03/23/2026	100576	Business Observer	Invoice: 26-00568P (Reference: Public Board Meeting 4/8/26.)		74.38	2,341,750.51
03/23/2026	100577	Kilinski Van Wyk PLLC	Invoice: 14470 (Reference: legal services Feb26.)		2,114.63	2,339,635.88
03/24/2026	01ACH032426	Pasco County - Utilities Services	16546 Secret Meadow Dr 01.14.26- 02.12.26		11.00	2,339,624.88
03/24/2026	02ACH032426	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 01.14.26- 02.12.26		123.22	2,339,501.66
03/24/2026	03ACH032426	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 01.14.26- 02.12.26		57.46	2,339,444.20
03/24/2026	04ACH032426	Pasco County - Utilities Services	3048 Suncoast Blend Dr 01.14.26- 02.12.26		74.74	2,339,369.46
03/24/2026	1534	David H. Silverstein	BOS Meeting 3/05/26		200.00	2,339,169.46
03/24/2026	1535	Thomas Handrick, Jr.	BOS Meeting 3/05/26		200.00	2,338,969.46
03/24/2026	1536	Robert Howard	BOS Meeting 3/05/26		200.00	2,338,769.46
03/26/2026	01ACH032626	Duke Energy	2069 S Branch Blvd- Entrance 02.03.26- 03.02.26		54.50	2,338,714.96
03/26/2026	02ACH032626	Duke Energy	16159 SOFT FERN TRCE 02.03.26- 03.02.26 (Fountain)		150.31	2,338,564.65
03/26/2026	03ACH032626	Duke Energy	16236 Weathered Windmill TE- Irrigation 02.03.26- 03.02.26		30.80	2,338,533.85
03/26/2026	04ACH032626	Duke Energy	3003 S Branch Blvd Access and BBall Ct 02.03.26- 03.02.26		30.80	2,338,503.05
03/26/2026	06ACH032626	Duke Energy	2574 Storybrook Preserve Dr- Fountain 02.03.26- 03.02.26		30.80	2,338,472.25
03/26/2026	07ACH032626	Duke Energy	3000 Living Coral Dr - irrigation 02.03.26- 03.02.26		30.80	2,338,441.45
03/26/2026	08ACH032626	Duke Energy	3246 Living Coral Dr- Irrigation 02.03.26- 03.02.26		30.80	2,338,410.65
03/26/2026	09ACH032626	Duke Energy	16080 Tuscany Hillside Rd- Fountain 02.03.26- 03.02.26		30.80	2,338,379.85
03/26/2026	10ACH032626	Duke Energy	16108 Tuscany Hillside Rd- Fountain 02.03.26- 03.02.26		276.52	2,338,103.33
03/26/2026	11ACH032626	Duke Energy	2887 Living Coral Dr - Fountain 02.03.26- 03.02.26		236.21	2,337,867.12
03/26/2026	12ACH032626	Duke Energy	2853 Suncoast Blend Dr- Fountain 02.03.26- 03.02.26		550.54	2,337,316.58
03/26/2026	13ACH032626	Duke Energy	2539 S Branch Blvd- Fountain 02.03.26- 03.02.26		1,066.08	2,336,250.50
03/26/2026	14ACH032626	Duke Energy	15935 Deep Ravine Ln - Fountain 01.03.26- 02.02.26		303.47	2,335,947.03
03/26/2026	15ACH032626	Duke Energy	16090 Secret Meadow Dr- Fountain 02.03.26- 03.02.26		169.36	2,335,777.67
03/26/2026	16ACH032626	Duke Energy	3234 LIVING CORAL DR 02.03.26- 03.02.26 (Fountain)		393.58	2,335,384.09
03/26/2026	18ACH032626	Duke Energy	3410 S BRANCH BLVD 02.03.26- 03.02.26 (Fountain)		216.10	2,335,167.99
03/26/2026	19ACH032626	Duke Energy	15883 Deep Ravine Ln- Fountain 02.03.26- 03.02.26		181.61	2,334,986.38
03/26/2026	20ACH032626	Duke Energy	3194 TUSCON WIND PL 02.03.26- 03.02.26 (Fountain)		198.93	2,334,787.45
03/26/2026	21ACH032626	Duke Energy	15501 SWEET SPRINGS BN 02.03.26- 03.02.26 (Fountain)		198.73	2,334,588.72
03/31/2026		End of Month		\$ 47,418.29	\$ 38,723.76	\$ 2,334,588.72
04/01/2026	01ACH040126	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 02.05.26- 03.04.26		6,943.96	2,327,644.76
04/01/2026	02ACH040126	Duke Energy	000 State Road 54 LITE S Branch RDWY 02.06.26- 03.05.26		3,723.46	2,323,921.30
04/06/2026	100578	Vesta District Services	Invoice: 431786 (Reference: Apr26 Management fees.)		3,909.00	2,320,022.30
04/06/2026	100579	Office Pride Commercial Cleaning Services	Invoice: Inv-312407 (Reference: Day Porter Services 3x per week.)		875.00	2,319,147.30
04/08/2026	1537	Jules C. Abercrombie			400.00	2,318,747.30
04/08/2026	01ACH040826	Duke Energy	00000 S Branch Blvd 4B 02.13.26- 03.13.26		632.05	2,318,115.25
04/08/2026	02ACH040826	Duke Energy	00 South Branch Blvd. LITE 02.13.26- 03.13.26		797.89	2,317,317.36
04/08/2026	03ACH040826	Duke Energy	0000 S Branch Blvd Lite Prsrvr 5B- 02.13.26- 03.13.26		831.03	2,316,486.33
04/09/2026			Deposit	91.79		2,316,578.12
04/09/2026			Deposit	16,413.43		2,332,991.55
04/09/2026			Deposit	14,125.34		2,347,116.89
04/10/2026	1538	US Bank Tax distribution			1,039,198.45	1,307,918.44
04/10/2026	100580	Brietic Dvorak, Inc	Invoice: 2392 (Reference: Engineering services.)		3,120.00	1,304,798.44
04/16/2026	1539	David H. Silverstein	BOS Meeting 3/05/26		200.00	1,304,598.44
04/16/2026	1540	Robert Howard	BOS Meeting 3/05/26		200.00	1,304,398.44
04/16/2026	1541	Thomas Handrick, Jr.	BOS Meeting 3/05/26		200.00	1,304,198.44
04/16/2026	100581	Vesta District Services	Invoice: 431918 (Reference: Billable Expenses - Mar 2026.)		805.16	1,303,393.28
04/22/2026	100582	Kilinski Van Wyk PLLC	Invoice: 14714 (Reference: Legal Services Mar 26.)		2,385.71	1,301,007.57
04/22/2026	01ACH042226	Pasco County - Utilities Services	16546 Secret Meadow Dr 02.12.26- 03.16.26		11.00	1,300,996.57
04/22/2026	02ACH042226	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 02.12.26- 03.16.26		71.60	1,300,924.97
04/22/2026	03ACH042226	Pasco County - Utilities Services	3048 Suncoast Blend Dr 02.12.26- 03.16.26		92.92	1,300,832.05
04/22/2026	04ACH042226	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 02.12.26- 03.16.26		639.33	1,300,192.72
04/27/2026	100583	Cepra Landscape	Invoice: TPA6794 (Reference: Mar26 Landscape maintenance.)		24,695.00	1,275,497.72
04/27/2026	100584	Business Observer	Invoice: 26-00897P (Reference: Legal Advertising - Regular Meeting.)		61.25	1,275,436.47
04/29/2026	01ACH042926	Duke Energy	2069 S Branch Blvd- Entrance 03.03.26- 04.01.26		50.14	1,275,386.33
04/29/2026	02ACH042926	Duke Energy	16159 SOFT FERN TRCE 03.03.26- 04.01.26 (Fountain)		158.76	1,275,227.57
04/29/2026	03ACH042926	Duke Energy	16236 Weathered Windmill TE- Irrigation 03.03.26- 04.01.26		30.80	1,275,196.77
04/29/2026	04ACH042926	Duke Energy	3003 S Branch Blvd Access and BBall Ct 03.03.26- 04.01.26		30.80	1,275,165.97
04/29/2026	05ACH042926	Duke Energy	2574 Storybrook Preserve Dr- Fountain 03.03.26- 04.01.26		30.80	1,275,135.17
04/29/2026	06ACH042926	Duke Energy	3000 Living Coral Dr - irrigation 03.03.26- 04.01.26		30.80	1,275,104.37
04/29/2026	07ACH042926	Duke Energy	3246 Living Coral Dr- Irrigation 03.03.26- 04.01.26		30.80	1,275,073.57
04/29/2026	08ACH042926	Duke Energy	16080 Tuscany Hillside Rd- Fountain 03.03.26- 04.01.26		30.80	1,275,042.77



The Preserve at South Branch CDD
Check Register - FY 2026

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
04/29/2026	09ACH042926	Duke Energy	16108 Tuscany Hillside Rd- Fountain 03.03.26- 04.01.26		448.03	1,274,594.74
04/29/2026	10ACH042926	Duke Energy	2887 Living Coral Dr.- Fountain 03.03.26- 04.01.26		355.88	1,274,238.86
04/29/2026	11ACH042926	Duke Energy	2853 Suncoast Blend Dr- Fountain 03.03.26- 04.01.26		509.20	1,273,729.66
04/29/2026	12ACH042926	Duke Energy	2539 S Branch Blvd- Fountain 03.03.26- 04.01.26		156.84	1,273,572.82
04/29/2026	13ACH042926	Duke Energy	15935 Deep Ravine Ln - Fountain 03.03.26- 04.01.26		502.06	1,273,070.76
04/29/2026	14ACH042926	Duke Energy	16090 Secret Meadow Dr- Fountain 03.03.26- 04.01.26		179.85	1,272,890.91
04/29/2026	15ACH042926	Duke Energy	3234 LIVING CORAL DR 03.03.26- 04.01.26 (Fountain)		420.69	1,272,470.22
04/29/2026	16ACH042926	Duke Energy	3410 S BRANCH BLVD 03.03.26- 04.01.26 (Fountain)		239.69	1,272,230.53
04/29/2026	17ACH042926	Duke Energy	15883 Deep Ravine Ln- Fountain 03.03.26- 04.01.26		191.51	1,272,039.02
04/29/2026	18ACH042926	Duke Energy	3194 TUSCON WIND PL 03.03.26- 04.01.26 (Fountain)		211.59	1,271,827.43
04/29/2026	19ACH042926	Duke Energy	15501 SWEET SPRINGS BN 03.03.26- 04.01.26 (Fountain)		199.82	1,271,627.61
04/29/2026	100585	GHS Environmental	Invoice: 2026-288 (Reference: Aquatic Maintenance Program 2025-2026.)		1,875.00	1,269,752.61
04/30/2026		End of Month		\$ 30,630.56	\$ 1,095,476.67	\$ 1,269,752.61
05/04/2026	01ACH050426	Duke Energy	000 State Road 54 LITE S Branch RDWY 03.06.26- 04.07.26		3,723.46	1,266,029.15
05/04/2026	02ACH050426	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 03.05.26- 04.06.26		6,943.96	1,259,085.19
05/05/2026	100586	GHS Environmental	Invoice: 2026-335 (Reference: Aquatic Maintenance Program 2025-2026.)		1,875.00	1,257,210.19
05/11/2026	100587	Cepra Landscape	Invoice: 56968 (Reference: Irrigation Repairs.)		2,120.00	1,255,090.19
05/11/2026	100588	Business Observer	Invoice: 26-01011P (Reference: Legal Advertising.)		61.25	1,255,028.94
05/11/2026	100589	Fountain Kings Inc.	Invoice: INV-1213 (Reference: Fountain Repairs.) Invoice: INV-1212 (Reference: Fountain Clean...		3,361.00	1,251,667.94
05/11/2026	100590	The Preserve of Pasco Cnty Comm Assoc	Invoice: 0001 (Reference: Reimbursement for 3 water meters.)		2,204.65	1,249,463.29
05/11/2026	051126ACH1	Duke Energy	0000 S Branch Blvd Life Prsrv 5B- 03.14.26- 04.15.26		831.03	1,248,632.26
05/11/2026	051126ACH2	Duke Energy	00000 S Branch Blvd 4B- 03.14.26- 04.15.26		632.05	1,248,000.21
05/11/2026	051126ACH3	Duke Energy	00 South Branch Blvd. LITE 03.14.26- 04.15.26		797.89	1,247,202.32
05/12/2026	100591	Vesta District Services	Invoice: 432479 (Reference: Management Fees May 26.)		3,909.00	1,243,293.32
05/12/2026	100592	Office Pride Commercial Cleaning Services	Invoice: Inv-316869 (Reference: Porter Services May 26.)		875.00	1,242,418.32
05/12/2026	100593	Brlitic Dvorak, Inc	Invoice: 2428 (Reference: Engineering Service Apr 26.)		2,535.00	1,239,883.32
05/12/2026			Deposit	5,121.75		1,245,005.07
05/15/2026	100594	Parking Lot Services	Invoice: 2631032D (Reference: Deposit-Preserve at South Branch 2200 Touchpoint Drive Odessa, FL...		6,530.50	1,238,474.57
05/19/2026	100595	GHS Environmental	Invoice: 2026-208 (Reference: Aquatic Maintenance Feb 26.)		1,875.00	1,236,599.57
05/19/2026	100596	Business Observer	Invoice: 26-01134P (Reference: Legal Advertising.)		61.25	1,236,538.32
05/19/2026	100597	Vesta District Services	Invoice: 432430 (Reference: Billable Expenses - Apr 2026.)		201.54	1,236,336.78
05/19/2026	100598	Kilinski Van Wyk PLLC	Invoice: 14998 (Reference: Legal Services April 26.)		2,048.49	1,234,288.29
05/21/2026	100599	Cepra Landscape	Invoice: TPA6889 (Reference: Mulch Installation.) Invoice: TPA6910 (Reference: Landscape Enha...		50,999.50	1,183,288.79
05/26/2026	100600	Business Observer	Invoice: 26-01174P (Reference: Legal Advertising.)		52.50	1,183,236.29
05/26/2026	052626ACH1	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 03.16.26- 04.15.26		84.73	1,183,151.56
05/26/2026	052626ACH2	Pasco County - Utilities Services	16546 Secret Meadow Dr 03.16.26- 04.15.26		11.00	1,183,140.56
05/26/2026	052626ACH3	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 03.16.26- 04.15.26		940.31	1,182,200.25
05/26/2026	052626ACH4	Pasco County - Utilities Services	3048 Suncoast Blend Dr 03.16.26- 04.15.26		68.68	1,182,131.57
05/28/2026	052826ACH1	Duke Energy	15501 SWEET SPRINGS BN 04.02.26- 05.01.26 (Fountain)		199.36	1,181,932.21
05/28/2026	052826ACH2	Duke Energy	3194 TUSCON WIND PL 04.02.26- 05.01.26 (Fountain)		211.45	1,181,720.76
05/28/2026	052826ACH3	Duke Energy	15883 Deep Ravine Ln- Fountain 04.02.26- 05.01.26		190.34	1,181,530.42
05/28/2026	052826ACH4	Duke Energy	3410 S BRANCH BLVD 04.02.26- 05.01.26 (Fountain)		224.99	1,181,305.43
05/28/2026	052826ACH5	Duke Energy	3234 LIVING CORAL DR 04.02.26- 05.01.26 (Fountain)		419.08	1,180,886.35
05/28/2026	052826ACH6	Duke Energy	16090 Secret Meadow Dr- Fountain 04.02.26- 05.01.26		178.40	1,180,707.95
05/28/2026	052826ACH7	Duke Energy	15935 Deep Ravine Ln - Fountain 04.02.26- 05.01.26		89.46	1,180,618.49
05/28/2026	052826ACH8	Duke Energy	2539 S Branch Blvd- Fountain 04.02.26- 05.01.26		612.84	1,180,005.65
05/28/2026	052826ACH9	Duke Energy	2853 Suncoast Blend Dr- Fountain 04.02.26- 05.01.26		254.27	1,179,751.38
05/28/2026	052826ACH10	Duke Energy	2887 Living Coral Dr.- Fountain 04.02.26- 05.01.26		157.28	1,179,594.10
05/28/2026	052826ACH11	Duke Energy	16236 Weathered Windmill TE- Irrigation 04.02.26- 05.01.26		30.80	1,179,563.30
05/28/2026	052826ACH12	Duke Energy	3003 S Branch Blvd Access and B&B Ct 04.02.26- 05.01.26		30.80	1,179,532.50
05/28/2026	052826ACH13	Duke Energy	16108 Tuscany Hillside Rd- Fountain 04.02.26- 05.01.26		164.72	1,179,367.78
05/28/2026	052826ACH14	Duke Energy	2574 Storybrook Preserve Dr- Fountain 03.02.26- 05.01.26		30.80	1,179,336.98
05/28/2026	052826ACH15	Duke Energy	3000 Living Coral Dr - Irrigation 04.02.26- 05.01.26		30.80	1,179,306.18
05/28/2026	052826ACH16	Duke Energy	3246 Living Coral Dr- Irrigation 04.02.26- 05.01.26		30.80	1,179,275.38
05/28/2026	052826ACH17	Duke Energy	16080 Tuscany Hillside Rd- Fountain 04.02.26- 05.01.26		30.80	1,179,244.58
05/28/2026	052826ACH18	Duke Energy	16159 SOFT FERN TRCE 04.02.26- 05.01.26 (Fountain)		129.91	1,179,114.67
05/28/2026	052826ACH19	Duke Energy	2069 S Branch Blvd- Entrance 04.02.26- 05.01.26		61.19	1,179,053.48
05/29/2026	100601	Thomas Handrick, Jr.	Invoice: 052126 BOS Mtg (Reference: BOS Meeting 5/21/26.)		200.00	1,178,853.48
05/29/2026	100602	Business Observer	Invoice: 26-01253P (Reference: Legal Advertising.)		192.50	1,178,660.98
05/29/2026	100603	Anthony Snyder	Invoice: 052126 BOS Mtg (Reference: BOS Meeting 5/21/26.)		200.00	1,178,460.98
05/29/2026	100604	David H. Silverstein	Invoice: 052126 BOS Mtg (Reference: BOS Meeting 5/21/26.)		200.00	1,178,260.98
05/29/2026	100605	Robert Howard	Invoice: 052126 BOS Mtg (Reference: BOS Meeting 5/21/26.)		200.00	1,178,060.98
05/31/2026		End of Month		\$ 5,121.75	\$ 96,813.38	\$ 1,178,060.98
06/01/2026	060126ACH1	Duke Energy	000 State Road 54 LITE Sbranch PH1 A&B SL 4/7/26 - 5/5/26		6,943.96	1,171,117.02
06/03/2026	100606	Office Pride Commercial Cleaning Services	Invoice: Inv-321284 (Reference: Porter Services June 26.)		875.00	1,170,242.02
06/03/2026	060326ACH1	Duke Energy	000 State Road 54 LITE S Branch RDWY 04/8/26 - 5/6/26		3,723.46	1,166,518.56

The Preserve at South Branch CDD
Check Register - FY 2026

Date	Ref. Num	Name	Memo	Deposits	Disbursements	Balance
06/05/2026	100607	Brietic Dvorak, Inc	Invoice: 2476 (Reference: Engineering Services May 26.)		2,270.00	1,164,248.56
06/08/2026	060826ACH3	Duke Energy	00 South Branch Blvd. LITE 04/16/26 - 5/14/26		797.89	1,163,450.67
06/08/2026	060826ACH2	Duke Energy	00000 S Branch Blvd 48 04/16/26 - 5/14/26		632.05	1,162,818.62
06/08/2026	060826ACH1	Duke Energy	0000 S Branch Blvd Lite Prsrv 5B-04/16/26 - 5/14/26		831.03	1,161,987.59
06/09/2026	100608	Thomas Handrick, Jr.	Invoice: 060426 BOS (Reference: BOS Mtg 6/4/26.)		200.00	1,161,787.59
06/09/2026	100609	Robert Howard	Invoice: 060426 BOS (Reference: BOS Mtg 6/4/26.)		200.00	1,161,587.59
06/09/2026	100610	Anthony Snyder	Invoice: 060426 BOS (Reference: BOS Mtg 6/4/26.)		200.00	1,161,387.59
06/09/2026	100611	David H. Silverstein	Invoice: 060426 BOS (Reference: BOS Mtg 6/4/26.)		200.00	1,161,187.59
06/09/2026	100612	GHS Environmental	Invoice: 2026-414 (Reference: Aquatic Maintenance May 26.)		1,875.00	1,159,312.59
06/09/2026	100613	Vesta District Services	Invoice: 432896 (Reference: Billable Expenses - May 2026.)		23.62	1,159,288.97
06/11/2026	100614	Business Observer	Invoice: 26-00898P (Reference: Legal Advertising.)		124.69	1,159,164.28
06/11/2026	100615	Vesta District Services	Invoice: 433045 (Reference: Management Fees June 26.)		3,909.00	1,155,255.28
06/12/2026	100616	Business Observer	Invoice: 26-01352P (Reference: Legal Advertising.)		61.25	1,155,194.03
06/15/2026			Deposit	13,681.07		1,168,875.10
06/18/2026	100617	Office Pride Commercial Cleaning Services	Invoice: Inv-321755 (Reference: Porter Service Supplies.)		165.54	1,168,709.56
06/22/2026	100618	Kilinski Van Wyk PLLC	Invoice: 15243 (Reference: Legal Services May 26.)		3,792.85	1,164,916.71
06/22/2026	100619	Parking Lot Services	Invoice: 14661 (Reference: Replace Sidewalk/Apron and restriping.)		6,530.50	1,158,386.21
06/23/2026	062326ACH1	Pasco County - Utilities Services	15953 SR 54/South Branch RCL 04/15/26 - 5/15/26		879.71	1,157,506.50
06/23/2026	062326ACH2	Pasco County - Utilities Services	3048 Suncoast Blend Dr 04/15/26 - 5/15/26		101.00	1,157,405.50
06/23/2026	062326ACH3	Pasco County - Utilities Services	16236 Weathered Windmill Terrace 04/15/26 - 5/15/26		101.90	1,157,303.60
06/23/2026	062326ACH4	Pasco County - Utilities Services	16546 Secret Meadow Dr 04/15/26 - 5/15/26		11.00	1,157,292.60
06/25/2026	062526ACH1	Duke Energy	15501 SWEET SPRINGS BN 5/2/26 - 6/1/26 (Fountain)		198.16	1,157,094.44
06/25/2026	062526ACH2	Duke Energy	3194 TUSCON WIND PL 5/2/26 - 6/1/26 (Fountain)		210.07	1,156,884.37
06/25/2026	062526ACH3	Duke Energy	15883 Deep Ravine Ln- Fountain 5/2/26 - 6/1/26		191.03	1,156,693.34
06/25/2026	062526ACH4	Duke Energy	3410 S BRANCH BLVD 5/2/26 - 6/1/26 (Fountain)		34.05	1,156,659.29
06/25/2026	062526ACH5	Duke Energy	3234 LIVING CORAL DR 5/2/26 - 6/1/26 (Fountain)		412.17	1,156,247.12
06/25/2026	062526ACH6	Duke Energy	16090 Secret Meadow Dr- Fountain 5/2/26 - 6/1/26		179.78	1,156,067.34
06/25/2026	062526ACH7	Duke Energy	3246 Living Coral Dr- Irrigation 5/2/26 - 6/1/26		30.80	1,156,036.54
06/25/2026	062526ACH8	Duke Energy	2539 S Branch Blvd- Fountain 5/2/26 - 6/1/26		459.02	1,155,577.52
06/25/2026	062526ACH9	Duke Energy	2853 Suncoast Blend Dr- Fountain 5/2/26 - 6/1/26		356.78	1,155,220.74
06/25/2026	062526ACH10	Duke Energy	2887 Living Coral Dr.- Fountain 5/2/26 - 6/1/26		356.50	1,154,864.24
06/25/2026	062526ACH11	Duke Energy	16080 Tuscan Hillside Rd- Fountain 5/2/26 - 6/1/26		30.80	1,154,833.44
06/25/2026	062526ACH12	Duke Energy	3000 Living Coral Dr - Irrigation 5/2/26 - 6/1/26		30.80	1,154,802.64
06/25/2026	062526ACH	Duke Energy	16108 Tuscan Hillside Rd- Fountain 5/2/26 - 6/1/26		159.59	1,154,643.05
06/25/2026	062526ACH14	Duke Energy	2574 Storybrook Preserve Dr- Fountain 5/2/26 - 6/1/26		30.80	1,154,612.25
06/25/2026	062526ACH15	Duke Energy	3003 S Branch Blvd Access and B&B Ct 5/2/26 - 6/1/26		30.80	1,154,581.45
06/25/2026	062526ACH16	Duke Energy	16236 Weathered Windmill TE- Irrigation 5/2/26 - 6/1/26		30.80	1,154,550.65
06/25/2026	062526ACH17	Duke Energy	15935 Deep Ravine Ln - Fountain 5/2/26 - 6/1/26		30.80	1,154,519.85
06/25/2026	062526ACH18	Duke Energy	16159 SOFT FERN TRCE 5/2/26 - 6/1/26 (Fountain)		157.76	1,154,362.09
06/25/2026	062526ACH19	Duke Energy	2069 S Branch Blvd- Entrance 5/2/26 - 6/1/26		59.58	1,154,302.51
06/26/2026	100620	Dibartolomeo, McBee, Hartley & Barnes, PA	Invoice: 90119526 (Reference: Audit FYE 09/30/2025.)		3,700.00	1,150,602.51
06/29/2026	100621	Cepra Landscape	Invoice: TPA7264 (Reference: Landscape Maintenance JUN26.)		24,695.00	1,125,907.51
06/30/2026		End of Month		\$ 13,681.07	\$ 65,834.54	\$ 1,125,907.51

11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	070126ACH1	07/01/2026	Duke Energy	1101000 · Cash- Op...		-3,706.48
Bill	88593156 - 6.26	06/08/2026		1540010 · Utilities - ...	-3,706.48	3,706.48
TOTAL					-3,706.48	3,706.48
Bill Pmt -Check	070126ACH2	07/01/2026	Duke Energy	1101000 · Cash- Op...		-6,915.39
Bill	88574963 - 6.26	06/08/2026		1540010 · Utilities - ...	-6,915.39	6,915.39
TOTAL					-6,915.39	6,915.39
Bill Pmt -Check	100622	07/02/2026	Vesta District Services	1101000 · Cash- Op...		-3,909.00
Bill	433152	07/01/2026		1560010 · Field Ope...	-274.84	274.84
				1510020 · District M...	-1,287.50	1,287.50
				1510030 · Administr...	-944.17	944.17
				1510040 · Accountin...	-944.16	944.16
				1530020 · Assessm...	-458.33	458.33
TOTAL					-3,909.00	3,909.00
Bill Pmt -Check	100623	07/02/2026	Cepra Landscape	1101000 · Cash- Op...		-2,158.73
Bill	TPA7310	06/29/2026		1560120 · Annual FL...	-2,158.73	2,158.73
TOTAL					-2,158.73	2,158.73
Bill Pmt -Check	100624	07/02/2026	Office Pride Commercial Cleaning Serv...	1101000 · Cash- Op...		-875.00
Bill	Inv-325658	07/01/2026		1560081 · Porter Se...	-875.00	875.00
TOTAL					-875.00	875.00
Bill Pmt -Check	100625	07/06/2026	Cepra Landscape	1101000 · Cash- Op...		-8,000.00
Bill	TPA7331	06/30/2026		1560095 · Landscap...	-8,000.00	8,000.00
TOTAL					-8,000.00	8,000.00



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	100626	07/07/2026	GHS Environmental	1101000 · Cash- Op...		-1,950.00
Bill	2026-447	07/06/2026		1560150 · Miscellan...	-1,950.00	1,950.00
TOTAL					-1,950.00	1,950.00
Bill Pmt -Check	100627	07/07/2026	Thomas Handrick, Jr.	1101000 · Cash- Op...		-200.00
Bill	070226 BOS	07/07/2026		1510000 · Superviso...	-200.00	200.00
TOTAL					-200.00	200.00
Bill Pmt -Check	100628	07/07/2026	Robert Howard	1101000 · Cash- Op...		-200.00
Bill	070226 BOS	07/07/2026		1510000 · Superviso...	-200.00	200.00
TOTAL					-200.00	200.00
Bill Pmt -Check	100629	07/07/2026	Anthony Snyder	1101000 · Cash- Op...		-200.00
Bill	070226 BOS	07/07/2026		1510000 · Superviso...	-200.00	200.00
TOTAL					-200.00	200.00
Bill Pmt -Check	100630	07/07/2026	David H. Silverstein	1101000 · Cash- Op...		-200.00
Bill	070226 BOS	07/07/2026		1510000 · Superviso...	-200.00	200.00
TOTAL					-200.00	200.00
Bill Pmt -Check	070826ACH1	07/08/2026	Duke Energy	1101000 · Cash- Op...		-795.65
Bill	88592212 - 6.26	06/15/2026		1540010 · Utilities - ...	-795.65	795.65
TOTAL					-795.65	795.65
Bill Pmt -Check	070826ACH2	07/08/2026	Duke Energy	1101000 · Cash- Op...		-630.30
Bill	88574400 - 6.26	06/15/2026		1540010 · Utilities - ...	-630.30	630.30
TOTAL					-630.30	630.30



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	070826ACH3	07/08/2026	Duke Energy	1101000 · Cash- Op...		-828.73
Bill	88573582 - 6.26	06/15/2026		1540010 · Utilities - ...	-828.73	828.73
TOTAL					-828.73	828.73
Bill Pmt -Check	100631	07/08/2026	Fountain Kings Inc.	1101000 · Cash- Op...		-11,905.32
Bill	INV-1305	07/07/2026		1560030 · Decorativ...	-525.00	525.00
				1560031 · Decorativ...	-625.00	625.00
Bill	INV-1304	07/07/2026		1560030 · Decorativ...	-525.00	525.00
Bill	INV-1301	07/07/2026		1560032 · Pond Fou...	-7,475.32	7,475.32
Bill	INV-1302	07/07/2026		1560033 · Pond Fou...	-1,345.00	1,345.00
Bill	INV-1303	07/07/2026		1560032 · Pond Fou...	-975.00	975.00
				1560033 · Pond Fou...	-435.00	435.00
TOTAL					-11,905.32	11,905.32
Bill Pmt -Check	100632	07/08/2026	Brletic Dvorak, Inc	1101000 · Cash- Op...		-2,620.00
Bill	2511	06/30/2026		1510130 · Engineeri...	-2,620.00	2,620.00
TOTAL					-2,620.00	2,620.00
Bill Pmt -Check	100633	07/10/2026	Tampa Swap LLC	1101000 · Cash- Op...		-1,100.00
Bill	INV-0021	07/07/2026		1560060 · Park Mai...	-350.00	350.00
Bill	INV-0022	07/08/2026		1560150 · Miscellan...	-750.00	750.00
TOTAL					-1,100.00	1,100.00
Bill Pmt -Check	100634	07/13/2026	Business Observer	1101000 · Cash- Op...		-516.26
Bill	26-01579P	07/10/2026		1510120 · Legal Adv...	-516.26	516.26
TOTAL					-516.26	516.26
Bill Pmt -Check	100635	07/22/2026	GHS Environmental	1101000 · Cash- Op...		-1,875.00
Bill	2026-475	07/12/2026		1560020 · Aquatic M...	-1,875.00	1,875.00
TOTAL					-1,875.00	1,875.00



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	100636	07/22/2026	Romaner Graphics	1101000 · Cash- Op...		-175.00
Bill	22999	02/11/2026		1560150 · Miscellan...	-175.00	175.00
TOTAL					-175.00	175.00
Bill Pmt -Check	100637	07/22/2026	Vesta District Services	1101000 · Cash- Op...		-638.84
Bill	433452	06/30/2026		1510050 · Meeting ...	-366.00	366.00
				1510180 · Miscellan...	-272.84	272.84
TOTAL					-638.84	638.84
Bill Pmt -Check	100638	07/22/2026	Kilinski Van Wyk PLLC	1101000 · Cash- Op...		-2,219.00
Bill	15473	07/17/2026		1510140 · Legal Ser...	-2,219.00	2,219.00
TOTAL					-2,219.00	2,219.00
Bill Pmt -Check	072226ACH1	07/22/2026	Pasco County - Utilities Services	1101000 · Cash- Op...		-11.00
Bill	1030820-24750185	07/02/2026		1540020 · Utilities - ...	-11.00	11.00
TOTAL					-11.00	11.00
Bill Pmt -Check	072226ACH2	07/22/2026	Pasco County - Utilities Services	1101000 · Cash- Op...		-112.00
Bill	1144390-24751098	07/02/2026		1540020 · Utilities - ...	-112.00	112.00
TOTAL					-112.00	112.00
Bill Pmt -Check	072226ACH3	07/22/2026	Pasco County - Utilities Services	1101000 · Cash- Op...		-709.02
Bill	0999505-24749490	07/02/2026		1540030 · Utilities - ...	-709.02	709.02
TOTAL					-709.02	709.02
Bill Pmt -Check	072226ACH4	07/22/2026	Pasco County - Utilities Services	1101000 · Cash- Op...		-94.94
Bill	1060520-24750439	07/02/2026		1540020 · Utilities - ...	-94.94	94.94
TOTAL					-94.94	94.94



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	100639	07/22/2026	Romaner Graphics	1101000 · Cash- Op...		-750.00
Bill	22916	11/19/2025		1560150 · Miscellan...	-750.00	750.00
TOTAL					-750.00	750.00
Bill Pmt -Check	100640	07/24/2026	Alphagraphics Tampa Print	1101000 · Cash- Op...		-1,652.81
Bill	262161	07/20/2026		1510045 · Mass Mai...	-1,652.81	1,652.81
TOTAL					-1,652.81	1,652.81
Bill Pmt -Check	100641	07/28/2026	Office Pride Commercial Cleaning Serv...	1101000 · Cash- Op...		-165.54
Bill	Inv-326221	07/25/2026		1560081 · Porter Se...	-165.54	165.54
TOTAL					-165.54	165.54
Bill Pmt -Check	072926ACH2	07/29/2026	Duke Energy	1101000 · Cash- Op...		-252.00
Bill	88573904 - 7.26	07/06/2026		1540000 · Utilities - ...	-252.00	252.00
TOTAL					-252.00	252.00
Bill Pmt -Check	072926ACH3	07/29/2026	Duke Energy	1101000 · Cash- Op...		-189.59
Bill	88574137 - 7.26	07/06/2026		1540000 · Utilities - ...	-189.59	189.59
TOTAL					-189.59	189.59
Bill Pmt -Check	072926ACH4	07/29/2026	Duke Energy	1101000 · Cash- Op...		-72.92
Bill	88574731 - 7.26	07/06/2026		1540000 · Utilities - ...	-72.92	72.92
TOTAL					-72.92	72.92
Bill Pmt -Check	072926ACH5	07/29/2026	Duke Energy	1101000 · Cash- Op...		-463.09
Bill	88591344 - 7.26	07/06/2026		1540000 · Utilities - ...	-463.09	463.09
TOTAL					-463.09	463.09



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	072926ACH6	07/29/2026	Duke Energy	1101000 · Cash- Op...		-224.94
Bill	88591584 - 7.26	07/06/2026		1540000 · Utilities - ...	-224.94	224.94
TOTAL					-224.94	224.94
Bill Pmt -Check	072926ACH7	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88593932 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80
Bill Pmt -Check	072926ACH9	07/29/2026	Duke Energy	1101000 · Cash- Op...		-400.83
Bill	88592767 7.26	07/06/2026		1540000 · Utilities - ...	-400.83	400.83
TOTAL					-400.83	400.83
Bill Pmt -Check	072926ACH10	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88594082 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80
Bill Pmt -Check	072926ACH11	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88594272 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80
Bill Pmt -Check	072826ACH12	07/29/2026	Duke Energy	1101000 · Cash- Op...		-198.86
Bill	88593700 - 7.26	07/06/2026		1540000 · Utilities - ...	-198.86	198.86
TOTAL					-198.86	198.86
Bill Pmt -Check	072926ACH13	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88593346 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80



11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	072926ACH14	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88591823 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80
Bill Pmt -Check	072926ACH15	07/29/2026	Duke Energy	1101000 · Cash- Op...		-30.80
Bill	88592957 - 7.26	07/06/2026		1540000 · Utilities - ...	-30.80	30.80
TOTAL					-30.80	30.80
Bill Pmt -Check	072926ACH16	07/29/2026	Duke Energy	1101000 · Cash- Op...		-169.12
Bill	88594769 - 7.26	07/06/2026		1540000 · Utilities - ...	-169.12	169.12
TOTAL					-169.12	169.12
Bill Pmt -Check	072926ACH17	07/29/2026	Duke Energy	1101000 · Cash- Op...		-56.51
Bill	88619000 - 7.26	07/06/2026		1540000 · Utilities - ...	-56.51	56.51
TOTAL					-56.51	56.51
Bill Pmt -Check	072926ACH18	07/29/2026	Duke Energy	1101000 · Cash- Op...		-662.82
Bill	88592022 - 7.26	07/07/2026		1540000 · Utilities - ...	-662.82	662.82
TOTAL					-662.82	662.82
Bill Pmt -Check	072926ACH19	07/29/2026	Duke Energy	1101000 · Cash- Op...		-308.82
Bill	88594529 - 7.26	07/07/2026		1540000 · Utilities - ...	-308.82	308.82
TOTAL					-308.82	308.82
Bill Pmt -Check	072926ACH1	07/29/2026	Duke Energy	1101000 · Cash- Op...		-237.42
Bill	88573342 - 7.26	07/06/2026		1540000 · Utilities - ...	-237.42	237.42
TOTAL					-237.42	237.42

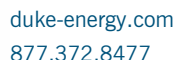


11:06 AM
08/18/26

The Preserve at South Branch CDD
Check Detail
July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Bill Pmt -Check	072926ACH8	07/29/2026	Duke Energy	1101000 · Cash- Op...		-261.26
Bill	88592402 7.26	07/06/2026		1540000 · Utilities - ...	-261.26	385.67
TOTAL					-261.26	385.67
Bill Pmt -Check	100642	07/30/2026	Cepra Landscape	1101000 · Cash- Op...		-24,695.00
Bill	TPA7418	07/01/2026		1560090 · Landscap...	-24,695.00	24,695.00
TOTAL					-24,695.00	24,695.00





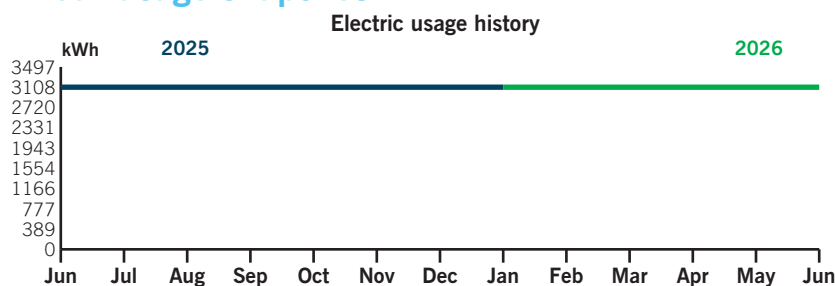
Bill date Jun 8, 2026
For service May 7 - Jun 4
29 days

Account number **9100 8859 3156**

Previous Amount Due	\$3,723.46
<i>Payment Received Jun 01</i>	-3,723.46
Current Lighting Charges	3,696.80
Taxes	9.68
Total Amount Due Jun 29	\$3,706.48

Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best



82°	84°	84°	81°	76°	68°	65°	61°	61°	71°	75°	81°	81°
Current Month		Jun 2025		12-Month Usage		Avg Monthly Usage						
Electric (kWh)		3,108		3,108		37,296		3,108				
Avg. Daily (kWh)		107		104		102						
12-month usage based on most recent history												

Please return this portion with your payment. Thank you for your business.

Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 3156

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

\$3,706.48
by Jun 29

\$ _____ \$ _____
Add here, to help others with a **Amount enclosed**
contribution to Share the Light

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088593156000660000000000000000037064800003706484

Your usage snapshot - Continued

Outdoor Lighting		
Billing period May 07 - Jun 04		
Description	Quantity	Usage
50W SAN III 3K BLK	1	17 kWh
70W LED SANIBEL	3	75 kWh
150W SAN LED BK MVL	58	3,016 kWh
Total	62	3,108 kWh

Billing details - Lighting

Billing Period - May 07 26 to Jun 04 26	
Customer Charge	\$1.93
Energy Charge	
3,108.000 kWh @ 4.205c	130.68
Fuel Charge	
3,108.000 kWh @ 3.775c	117.33
Asset Securitization Charge	
3,108.000 kWh @ 0.054c	1.68
Fixture Charge	
70W LED SANIBEL	49.59
150W SAN LED BK MVL	1,131.00
50W SAN III 3K BLK	17.82
Maintenance Charge	
70W LED SANIBEL	6.12
150W SAN LED BK MVL	118.32
50W SAN III 3K BLK	2.04
Pole Charge	
35 TENON TOP BLACK CONCRETE	
115 Pole(s) @ \$18.130	2,084.95
22 DECO CONC SINGLE SANIBEL	
3 Pole(s) @ \$11.780	35.34
Total Current Charges	\$3,696.80

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$3.22
Gross Receipts Tax	6.46
Total Taxes	\$9.68





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
000 STATE ROAD 54
LITE SBRANCH PH1A&B SL

Bill date Jun 8, 2026

For service May 6 - Jun 3
29 days

Account number **9100 8857 4963**

Billing summary

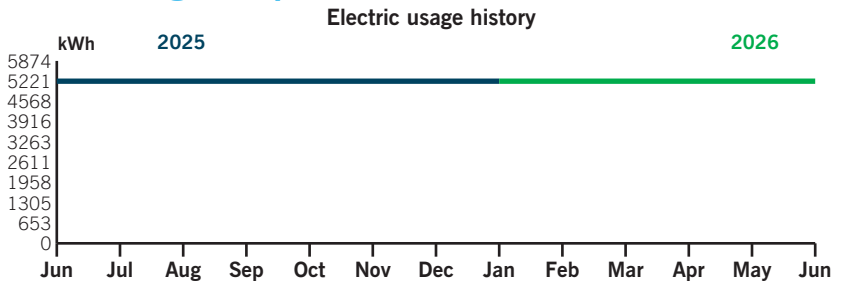
Previous Amount Due	\$6,943.96
Payment Received May 29	-6,943.96
Current Lighting Charges	6,898.57
Taxes	16.82
Total Amount Due Jun 29	\$6,915.39



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best

Your usage snapshot



Average temperature in degrees

82° 84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 83°

	Current Month	Jun 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	5,221	5,221	62,652	5,221
Avg. Daily (kWh)	180	174	172	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8857 4963

Amount of automatic draft

\$6,915.39
by Jun 29

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
3434 COLWELL
TAMPA FL 33614-8390

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885749630006600000000000000069153900006915393



Your usage snapshot - Continued

Outdoor Lighting		
Billing period May 06 - Jun 03		
Description	Quantity	Usage
Sanibel Black Type III 4000K	1	17 kWh
50W SAN III 3K BLK	10	170 kWh
50W LED BLK SANIBEL 3K	1	17 kWh
50W LED BLK SANIBEL 4K	1	17 kWh
70W LED SANIBEL	200	5,000 kWh
Total	213	5,221 kWh

Billing details - Lighting

Billing Period - May 06 26 to Jun 03 26	
Customer Charge	\$1.93
Energy Charge	
5,221.000 kWh @ 4.205c	219.54
Fuel Charge	
5,221.000 kWh @ 3.775c	197.09
Asset Securitization Charge	
5,221.000 kWh @ 0.054c	2.82
Fixture Charge	
Sanibel Black Type III 4000K	16.53
70W LED SANIBEL	3,306.00
50W SAN III 3K BLK	178.20
50W LED BLK SANIBEL 4K	16.40
50W LED BLK SANIBEL 3K	16.40
Maintenance Charge	
Sanibel Black Type III 4000K	2.04
70W LED SANIBEL	408.00
50W SAN III 3K BLK	20.40
50W LED BLK SANIBEL 4K	2.04
50W LED BLK SANIBEL 3K	2.04
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
213 Pole(s) @ \$11.780	2,509.14
Total Current Charges	\$6,898.57

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$6.01
Gross Receipts Tax	10.81
Total Taxes	\$16.82





250 International Parkway, Suite 208
Lake Mary, FL 32746
TEL: 321-263-0132

Invoice

Bill To
Preserve at South Branch Community Development District
c/o Vesta District Services
250 International Parkway, Suite 208
Lake Mary FL 32746

Date 07/01/2026
Invoice # 433152

In Reference To:

Monthly contracted management fees, as follows:

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
VESTA DISTRICT SERVICES
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202

Description	Quantity	Rate	Amount
District Management Services	1	1,287.50	1,287.50
Accounting Services	1	944.16	944.16
Administration Services	1	944.17	944.17
Assessment Preparation	1	458.33	458.33
Field Operations	1	274.84	274.84

Total 3,909.00





INVOICE #TPA7310

PO Box 865
Oakland, FL 34760
407-287-5622
CepraLandscape.com

BILL TO

The Preserve at South Branch CDD.
c/o Vesta Property Services
250 International Pkwy
Suite 208
Lake Mary, FL 32746

INVOICE #	DATE	TOTAL DUE	TERMS	ENCLOSED
TPA7310	06/29/2026	\$2,158.73	Net 15	

DESCRIPTION	PRICE
06/29/2026: WORK ORDER: 57105 Installation of (700) 4.5" seasonal annuals at the entry island bed and the round a bout bed. Includes bed preparation, soil, fungicide, and fertilizer.	\$2,158.73
BALANCE DUE	\$2,158.73



INVOICE

OFFICE PRIDE
Commercial Cleaning Services
Office Pride Billing Services
3450 East Lake Road, Suite 202
Palm Harbor, FL 34685
727.626.2455

Customer Number: THEP0014
Invoice Number: Inv-326D6a
Invoice Date: 08-01-2020
Due Date: 08/31/2020

Bill To: The Preserve 5t South Br5nch
C77
250 International Parkway
Suite 208
Lake Mary, FL 32746

Service Location: The Preserve 5t South Br5nch
C77
16203 Good Hearted Ln
Odessa, FL 33556

**REMIT TO: OFFICE PRIDE BILLING SERVICE LLC,
PO BOX 716176, CINCINNATI, OH 45271-6176**

Reference – P.O. No.	Terms	Due Date	Franchise
	Net 30	07/31/2026	F0214
Quantity	Description	Rate	Amount
1	Day Porter Services 3x per week	\$875.00	\$875.00
Subtotal			\$86.00
Sales Tax			\$0.00
Total			\$86.00
PAYMENT/CREDIT APPLIED			\$0.00
AMOUNT DUE			\$86.00
Reference Inv-326D6a with your payment to ensure prompt and accurate application.			
Autopay Customers: Payment will be drafted on the date due. This invoice is for your records.			

BILLING QUESTIONS: BILLINGSERVICES@OFFICEPRIDE.COM

Current	1 – 30 days overdue	31 – 60 days overdue	61 – 90 days overdue	91 days overdue	Total
\$875.00	\$0.00	\$0.00	\$0.00	\$0.00	\$875.00

Each Office Pride franchise is independently owned and operated.

This invoice is generated by Office Pride Billing Services, Inc., a third-party billing service company. Agreement for and performance of service is between the customer and the local independently owned and operated Office Pride Franchise.





INVOICE #TPA7331

PO Box 865
Oakland, FL 34760
407-287-5622
CepraLandscape.com

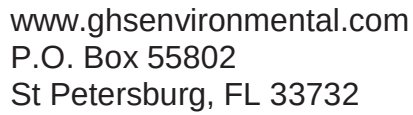
BILL TO

The Preserve at South Branch CDD.
c/o Vesta Property Services
250 International Pkwy
Suite 208
Lake Mary, FL 32746

INVOICE #	DATE	TOTAL DUE	TERMS	ENCLOSED
TPA7331	06/30/2026	\$8,000.00	Net 15	

DESCRIPTION	PRICE
06/30/2026: WORK ORDER: 55284 Remove and install 8000 sf Bahia sod inside dog park including irrigation retrofit. NOTE: work completed late June 2026. Price discount applied: Original Price = \$8,720.82. NEW PRICE TO BE INVOICED: \$8,000	\$8,000.00
BALANCE DUE	\$8,000.00





Date: 7/6/2026
Invoice #: 2026-447

Preserve at South Branch Community
Development District
250 International Parkway
Suite 208
Lake Marv. Florida 32746

Due Date	Service Date:
7/6/2026	May-June 2026

PAYMENT DUE WITHIN 30 DAYS OF INVOICING DATE	Total	\$1,950.00
Please make all checks payable to GHS Environmental There will be a 10% charge per month on any payments received after the initial 30 days. If you have any questions concerning this invoice please contact us at 727-667-6786. THANK YOU FOR YOUR BUSINESS!	Payments/Credits	\$0.00
	Balance Due	\$1,950.00



duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
00 S BRANCH BLVD
LITE PRSRV AT S BRNCH4A

Bill date Jun 15, 2026

For service May 15 - Jun 12
29 days

Account number **9100 8859 2212**

Billing summary

Previous Amount Due	\$797.89
Payment Received Jun 05	-797.89
Current Lighting Charges	794.07
Taxes	1.58
Total Amount Due Jul 06	\$795.65

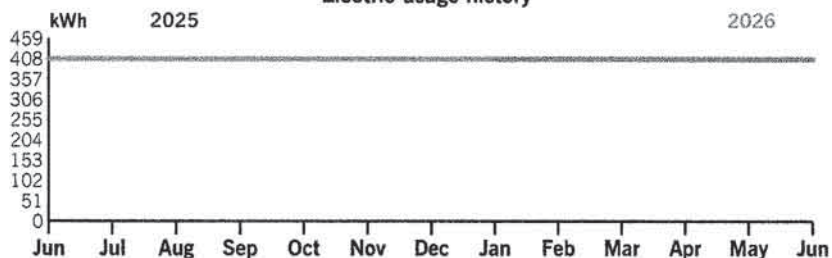


Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best

Your usage snapshot

Electric usage history



Average temperature in degrees

82° 84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 82°

	Current Month	Jun 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	408	408	4,896	408
Avg. Daily (kWh)	14	14	13	
12-month usage based on most recent history				

RECEIVED JUN 18 2026

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 2212

\$795.65
by Jul 6

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light
Amount enclosed

024597 000003375



THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062



Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008859221200066000000000000000007956500000795658

fb.def.duke.bills.20260612210114.57 aip-49193-000003375



Your usage snapshot - Continued

Outdoor Lighting		
Billing period May 15 - Jun 12		
Description	Quantity	Usage
50W SAN III 3K BLK	24	408 kWh
Total	24	408 kWh

Billing details - Lighting

Billing Period - May 15 26 to Jun 12 26	
Customer Charge	\$1.93
Energy Charge	
408.000 kWh @ 4.205c	17.16
Fuel Charge	
408.000 kWh @ 3.775c	15.40
Asset Securitization Charge	
408.000 kWh @ 0.054c	0.22
Fixture Charge	
50W SAN III 3K BLK	427.68
Maintenance Charge	
50W SAN III 3K BLK	48.96
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
24 Pole(s) @ \$11.780	282.72
Total Current Charges	\$794.07

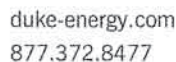
Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.69
Gross Receipts Tax	0.89
Total Taxes	\$1.58



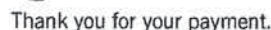


Page 1 of 3

LITE PRSRV AT S BRNCH 4B

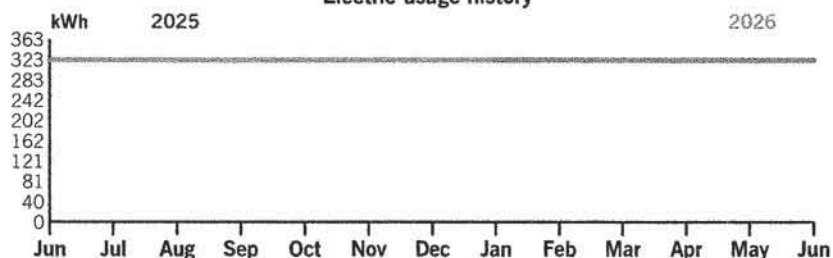
Account number 9100 8857 4400

Previous Amount Due	\$632.05
<i>Payment Received Jun 05</i>	-632.05
Current Lighting Charges	629.03
Taxes	1.27
Total Amount Due Jul 06	\$630.30



To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best

Electric usage history



Average temperature in degrees

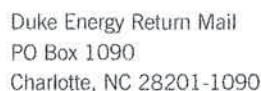
82° 84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 82°

	Current Month	Jun 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	323	323	3,876	323
Avg. Daily (kWh)	11	11	11	
12-month usage based on most recent history				

RECEIVED JUN 18 1926

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Account number
9100 8857 4400

\$630.30
by Jul 6

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

024493 000003424



THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062



Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008857440000066000000000000006303000000630306

Your usage snapshot - Continued

Outdoor Lighting		
Billing period May 15 - Jun 12		
Description	Quantity	Usage
50W SAN III 3K BLK	19	323 kWh
Total	19	323 kWh

Billing details - Lighting

Billing Period - May 15 26 to Jun 12 26	
Customer Charge	\$1.93
Energy Charge	
323.000 kWh @ 4.205c	13.58
Fuel Charge	
323.000 kWh @ 3.775c	12.19
Asset Securitization Charge	
323.000 kWh @ 0.054c	0.17
Fixture Charge	
50W SAN III 3K BLK	338.58
Maintenance Charge	
50W SAN III 3K BLK	38.76
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
19 Pole(s) @ \$11.780	223.82
Total Current Charges	\$629.03

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.55
Gross Receipts Tax	0.72
Total Taxes	\$1.27



Service address

Bill date Jun 15, 2026

THE PRESERVE AT S BRANCH CDD

For service May 15 - Jun 12

0000 S BRANCH BLVD LITE PRSRV AT S BRNCH 5B

29 days

LITE PRSRV AT S BRNCH 5B

Account number **9100 8857 3582**

Billing summary

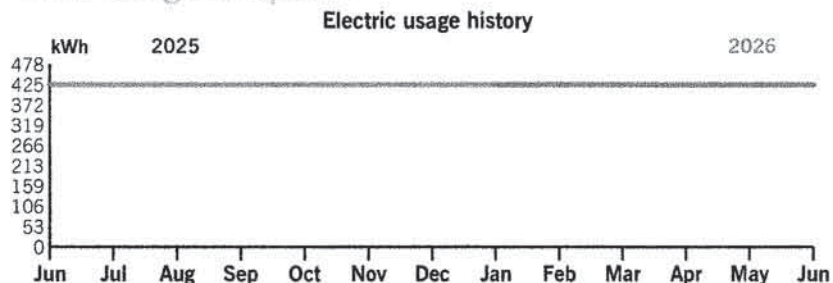
Previous Amount Due	\$831.03
<i>Payment Received Jun 05</i>	-831.03
Current Lighting Charges	827.08
Taxes	1.65
Total Amount Due Jul 06	\$828.73



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best

Your usage snapshot



Average temperature in degrees

82° 84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 82°

	Current Month	Jun 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	425	425	5,100	425
Avg. Daily (kWh)	15	14	14	

12-month usage based on most recent history

RECEIVED JUN 18 1926

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8857 3582

\$828.73
by Jul 6

After 90 days from bill date, a late charge will apply.

\$ _____
Add here, to help others with a
contribution to Share the Light

Amount enclosed

024495 000003424



THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062



Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008857358200066000000000000000008287300000828734



Your usage snapshot - Continued

Outdoor Lighting		
Billing period May 15 - Jun 12		
Description	Quantity	Usage
50W SAN III 3K BLK	25	425 kWh
Total	25	425 kWh

Billing details - Lighting

Billing Period - May 15 26 to Jun 12 26	
Customer Charge	\$1.93
Energy Charge	
425.000 kWh @ 4.205c	17.88
Fuel Charge	
425.000 kWh @ 3.775c	16.04
Asset Securitization Charge	
425.000 kWh @ 0.054c	0.23
Fixture Charge	
50W SAN III 3K BLK	445.50
Maintenance Charge	
50W SAN III 3K BLK	51.00
Pole Charge	
22 DECO CONC SINGLE SANIBEL	
25 Pole(s) @ \$11.780	294.50
Total Current Charges	\$827.08

Your current rate is Lighting Service Company Owned/Maintained (LS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.72
Gross Receipts Tax	0.93
Total Taxes	\$1.65





INVOICE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Invoice Date
Jul 7, 2026

Invoice Number
INV-1305

Reference
06/2026 Monthly WFM

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Delivery Address
Attention: Vesta District Services / The Preserve at
South Branch
16087 Secret Meadow Dr.
ODESSA FL
USA

Item	Description	Quantity	Unit Price	Amount USD
WFM	Monthly Water Feature Maintenance: June 2026	1.00	525.00	525.00
WFR	Water Feature Intake Grate Repair. Had to have it welded and repaired. 6/15/2026	1.00	625.00	625.00
			Subtotal	1,150.00
			TOTAL TAX	0.00
			TOTAL USD	1,150.00

Due Date: Aug 6, 2026
Terms:Net30
Make checks payable to: Fountain Kings Inc.
5668 Fishhawk Crossing Blvd #155, Lithia, FL 33547

*Payment is due net 30, late payments are subject to a late fee up to 5%



[View and pay online now](#)





INVOICE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Invoice Date
Jul 7, 2026

Invoice Number
INV-1304

Reference
05/2026 Monthly WFM

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Delivery Address
Attention: Vesta District Services / The Preserve at
South Branch
16087 Secret Meadow Dr.
ODESSA FL
USA

Item	Description	Quantity	Unit Price	Amount USD
WFM	Monthly Water Feature Maintenance: May 2026	1.00	525.00	525.00
			Subtotal	525.00
			TOTAL TAX	0.00
			TOTAL USD	525.00

Due Date: Aug 6, 2026
Terms:Net30
Make checks payable to: Fountain Kings Inc.
5668 Fishhawk Crossing Blvd #155, Lithia, FL 33547

*Payment is due net 30, late payments are subject to a late fee up to 5%



[View and pay online now](#)





INVOICE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Invoice Date
Jul 7, 2026

Invoice Number
INV-1301

Reference
#7 Ftn Repair

Fountain Kings Inc.
5668 Fishhawk Crossing Blvd
#155
LITHIA FL 33547
UNITED STATES

Item	Description	Quantity	Unit Price	Amount USD
FRM	(1) 7.5hp 230v Franklin Sandfighter Submersible Motor, (1) 7.5hp 498gpm Grundfos Submersible Pump and (1) 2-part Resin Splice Kit.	1.00	6,245.32	6,245.32
RLBR	Repair Labor	7.00	155.00	1,085.00
SHIP	Shipping/Freight	1.00	145.00	145.00
Fountain #7 Repairs Completed on 6/15/26 per signed quote QU-0778.				
Warranties: (2-years on Pump & Motor), (1-year on all other Parts & Labor).				
			Subtotal	7,475.32
			TOTAL TAX	0.00
			TOTAL USD	7,475.32

Due Date: Aug 6, 2026
Terms:Net30
Make checks payable to: Fountain Kings Inc.
5668 Fishhawk Crossing Blvd #155, Lithia, FL 33547

*Payment is due net 30, late payments are subject to a late fee up to 5%



[View and pay online now](#)





INVOICE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Invoice Date
Jul 7, 2026

Invoice Number
INV-1302

Reference
Ftn#7 Additional Parts

Fountain Kings Inc.
5668 Fishhawk Crossing
Blvd #155
LITHIA FL 33547
UNITED STATES

Delivery Address
Attention: Vesta District Services / The Preserve at
South Branch
16087 Secret Meadow Dr.
ODESSA FL
USA

Item	Description	Quantity	Unit Price	Amount USD
MSB171	7.5HP Franklin Deluxe Motor Starter Box. Replaced on 6/15/26 during the repair on Ftn #7. Warranty: (1-year on Parts.)	1.00	1,345.00	1,345.00
			Subtotal	1,345.00
			TOTAL TAX	0.00
			TOTAL USD	1,345.00

Due Date: Aug 6, 2026
Terms:Net30
Make checks payable to: Fountain Kings Inc.
5668 Fishhawk Crossing Blvd #155, Lithia, FL 33547

*Payment is due net 30, late payments are subject to a late fee up to 5%



[View and pay online now](#)





INVOICE

The Preserve at South Branch CDD
Attention: Vesta District Services / The Preserve at South Branch
250 International Pkwy, Ste 208
LAKE MARY FL 32746
USA

Invoice Date
Jul 7, 2026

Invoice Number
INV-1303

Reference
Quarterly FM

Delivery Address
Attention: Vesta District Services / The Preserve at
South Branch
16087 Secret Meadow Dr.
ODESSA FL
USA

Item	Description	Quantity	Unit Price	Amount USD
FM	Quarterly Floating Lake Fountain Maintenance. Completed 06/15/2026	1.00	975.00	975.00
CAP	Capacitors replaced during maintenance: (x1) 45mfd Run Capacitor at FPC-E	1.00	55.00	55.00
PCELL	Photocells replaced during maintenance: (x1) Fountain #5 (x1) Fountain #10 (x1) Fountain FPC E	3.00	55.00	165.00
FRM	(x1) 50amp 230v Contactor replaced on Fountain FPC-B2 6/26/2026	1.00	215.00	215.00
			Subtotal	1,410.00
			TOTAL TAX	0.00
			TOTAL USD	1,410.00

Due Date: Aug 6, 2026
Terms:Net30
Make checks payable to: Fountain Kings Inc.
5668 Fishhawk Crossing Blvd #155, Lithia, FL 33547

*Payment is due net 30, late payments are subject to a late fee up to 5%



[View and pay online now](#)



Brletic Dvorak Inc
536 4th Ave South Unit 4
Saint Petersburg, FL 33701 US
(813) 361-1466
sbrletic@bdiengineers.com



INVOICE

BILL TO
Preserve at South Branch CDD
Vesta Property Services
250 International Pkwy., Ste. 208
Lake Mary, Florida 32746
United States

INVOICE 2511
DATE 06/30/2026
TERMS Net 30
DUE DATE 07/30/2026

PROJECT NAME
Preserve at South Branch CDD

	DESCRIPTION	QTY	RATE	AMOUNT
Project Manager II	[June 03 - June 30]	12:30	180.00	2,250.00
Project Manager	[June 22]	1:00	210.00	210.00
Inspector	[June 22]	2:00	80.00	160.00

BALANCE DUE **\$2,620.00**

Pay invoice





PRESERVE AT SOUTH BRANCH COMMUNITY DEVELOPMENT DISTRICT
Jun-26

	<u>HOURS</u>	<u>RATE</u>	<u>PERSON</u>	<u>TOTAL</u>
<u>CDD Activities</u>				
Board Meeting Prep, Attendance, Follow up	0.00	\$210	S. Brletic	\$0.00
Engineer's Reports/Invoicing	2.50	\$180	J. Whited	\$450.00
Maintenance Bond Release for South Branch	0.00	\$210	S. Brletic	\$0.00
Blvd. County and Vendor Coordination for	5.00	\$180	J. Whited	\$900.00
Repairs. Site Visit to Inspect Repairs. Follow Up.				
ERP .003 and .008; Field Investigation,	1.00	\$210	R. Dvorak	\$210.00
Reporting, Review Report and Sign/Seal.	2.00	\$80	S. Ferguson	\$160.00
	2.00	\$180	J. Whited	\$360.00
Wetland 11 Grading Project; Survey Proposal	0.00	\$210	S. Brletic	\$0.00
RFP, Vendor RFI's, Coordination.	3.00	\$180	J. Whited	\$540.00
INVOICE TOTAL	15.50			\$2,620.00



Invoice



The Preserve at South Branch
hbeckett@vestapropertyservices.com
1 321 152-0132

Tampa S.W.A.P
12221 Anne Kenia Dr
Thonotosassa, FL 33592

Amount due	Due date	Issue date	Invoice number
\$350.00	Jul 10, 2026	Jul 7, 2026	INV-0021

View and pay online

Description	Quantity	Price	Amount
Pressure washing pavilion, concrete slab, tables, benches, trash receptacle, and surrounding surfaces. Remove heavy dirt, algae, mildew, and surface staining. Includes labor, equipment, and cleaning solution.	1	350.00	350.00

Subtotal	350.00
Total sales tax	0.00
Total	350.00
Amount due	\$350.00



View and pay online



Thank you for choosing Tampa S.W.A.P. Payment is due according to agreed terms and due date listed on this invoice. Some accounts may be approved for Net 30 terms. Accepted payment methods may include Zelle, ACH, check, cash, or other approved payment methods. Please include the invoice number with payment.

We appreciate your business.











Invoice



The Preserve at South Branch
hbeckett@vestapropertyservices.com
1 321 152-0132

Tampa S.W.A.P.
12221 Anne Kenia Dr
Thonotosassa, FL 33592

Amount due	Due date	Issue date	Invoice number
\$750.00	Jul 10, 2026	Jul 8, 2026	INV-0022

View and pay online

Description	Quantity	Price	Amount
Curb striping/painting along the front side of The Preserve at South Branch CDD. Existing curb paint was deteriorated. Area was cleaned and repainted with safety yellow reflective paint. Materials included.	1	750.00	750.00

Subtotal	750.00
Total sales tax	0.00
Total	750.00
Amount due	\$750.00



View and pay online



Thank you for choosing Tampa S.W.A.P. Payment is due according to agreed terms and due date listed on this invoice. Some accounts may be approved for Net 30 terms. Accepted payment methods may include Zelle, ACH, check, cash, or other approved payment methods. Please include the invoice number with payment.

We appreciate your business.



Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 26-01579P

Date 07/10/2026

Attn:
Preserve At South Branch CDD/Vesta
250 INTERNATIONAL PKWY., SUITE 208
LAKE MARY FL 32746

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 26-01579P

\$516.26

Notice of Public Hearings and Regular Board of Supervisors' Meeting

RE: The Preserve at South Branch Community Development District Public Hearings and Regular Meeting on August 6, 2026 at 4:00 p.m.

Published: 7/10/2026, 7/17/2026

Important Message

Please include our Serial # on your check
Pay by credit card online:
<https://legals.businessobserverfl.com/send-payment/>

Paid

()

Total

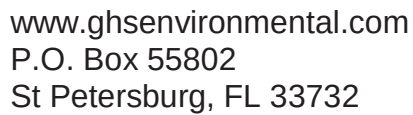
\$516.26

Payment is due within 30 days of the 1st publication date of your notice. if payment is not made, affidavits may be held

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.



Date: 7/12/2026
Invoice #: 2026-475

Preserve at South Branch Community
Development District
250 International Parkway
Suite 208
Lake Marv. Florida 32746

Due Date	Service Date:
7/12/2026	June 2026





20108 Pond Spring Way
Tampa, FL 33647
813-991-6069
romanergraphics@gmail.com

INVOICE # 22999

TO: The Preserve at South Branch
COMPANY NAME: _____
DATE: 2/11/26

Mauvewood Speed Limit sign - replace breakaway
stub, lap splice kit, and concrete footer

_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

TOTAL: \$175.00

ROMANER
GRAPHICS
Thank You,





250 International Parkway, Suite 208
Lake Mary, FL 32746
TEL: 321-263-0132

Invoice

Bill To
Preserve at South Branch Community Development District
c/o Vesta District Services
250 International Parkway, Suite 208
Lake Mary FL 32746

Date 06/30/2026
Invoice # 433452

In Reference To:

Billable Expenses - June 2026

PLEASE REMIT PAYMENT TO CORPORATE HEADQUARTERS:
VESTA DISTRICT SERVICES
c/o Vesta Property Services, Inc.
245 Riverside Avenue, Suite 300
Jacksonville, FL 32202

Description	Quantity	Rate	Amount
Billable Expenses			
PATRICIA KEHR - 2026-06-19 - THE UPS STORE 4118 - Shipping of RFQ to DM			132.02
Heath Beckett - 2026-06-10 - SPRINGHILL SUITES LAND - PSB meeting room rental			183.00
Heath Beckett - 2026-05-27 - RESIDENCE INN BY MARRI - Meeting room PSB			183.00
Russell Landscape Florida, LLC 1002 E SHELL POINT RD, RUSKIN, FL 33570 Erwing Martinez (321) 263-0132			21.07
Juniper Landscaping of Florida, LLC 4415 METRO PKWY, STE 300, FORT MYERS, FL 33916 Eileen Grum (321) 263-0132			15.82
United Land Services 12276 SAN JOSE BLVD, STE 747, JACKSONVILLE, FL 32223 Kyle DuBois (321) 263-0132			15.32
Arazoza Brothers Corporation 7027 SW 87TH CT, MIAMI, FL 33173 Sophia Gonzalez (321) 263-0132			15.82
RedTree Landscape Systems 5532 AULD LN, HOLIDAY, FL 34690 Ninoshka "Nina" Torres (321) 263-0132			15.32
Yellowstone Landscape, Inc. 3235 N STATE ST, BUNNELL, FL 32110 Craig McAllister (321) 263-0132			36.40
ASI Landscape Mgmt 9702 HARNEY RD, THONOTOSASSA, FL 33592 Neil McFayden (321) 263-0132			21.07
Total Billable Expenses			638.84

Total 638.84





SpringHill Suites by Marriott Tampa Suncoast Parkway

\$183.00

Transaction Details

Merchant Category	Hotels, Motels, and Resorts
Authorization Time	June 9, 2026 at 02:38 PM
Posted Time	June 10, 2026 at 04:25 PM

Payment Method

Card Type	Physical
Last 4 Digits	•••• 3247
Name on Card	Heath Beckett
Issued On	December 12, 2024
Expiration Date	November 1, 2028

#1TgowTFM1cPWL0EO8271mLi
Electronic Receipt

Transaction Purpose

Last updated by Navan

Description	-
Expense Type	15510 Due From DPG
Participants	 Heath Beckett

 Cardholder
Heath Beckett

Job Title	Management
Department	District Services
Region	Northeast
Subsidiary	Vesta
Cost Center	Lake Mary
Phone Number	+15132009504
Email	hbeckett@vestapropertyservices.com



Residence Inn by Marriott Tampa Suncoast Parkway at NorthPointe Village

\$183.00

Transaction Details

Merchant Category	Hotels, Motels, and Resorts
Authorization Time	May 26, 2026 at 01:25 PM
Posted Time	May 27, 2026 at 09:12 PM

Payment Method

Card Type	Physical
Last 4 Digits	 3247
Name on Card	Heath Beckett
Issued On	December 12, 2024
Expiration Date	November 1, 2028

#1TbokSFM1cPWL0EzhXh7Ppu
Electronic Receipt

Transaction Purpose

Last updated by Navan

Description	-
Expense Type	15510 Due From DPG
Participants	 Heath Beckett

 Cardholder
Heath Beckett

Job Title	Management
Department	District Services
Region	Northeast
Subsidiary	Vesta
Cost Center	Lake Mary
Phone Number	+15132009504
Email	hbeckett@vestapropertyservices.com



UPS

\$132.02

Transaction Details

Merchant Category	Miscellaneous Business Services
Authorization Time	June 18, 2026 at 05:41 PM
Posted Time	June 19, 2026 at 08:17 AM

Payment Method

Card Type	Physical
Last 4 Digits	 9422
Name on Card	PATRICIA KEHR
Issued On	February 26, 2025
Expiration Date	January 1, 2029

#1TjxcOFM1cPWL a0E7B7Fu3ff
Electronic Receipt

Transaction Purpose

Last updated by Navan

Description	-
Expense Type	61503 Postage & Delivery
Participants	 PATRICIA KEHR

 Cardholder
PATRICIA KEHR

Job Title	Accounting
Department	District Services
Region	Northeast
Subsidiary	Vesta
Cost Center	Lake Mary
Phone Number	-
Email	pkehr@vestapropertyservices.com



PO Box 733360
Dallas, TX 75373

The above address is for correspondence only.

DPFG MANAGEMENT CONSULTING
245 Riverside Ave STE 250
Jacksonville, FL 32202

Remittance Advice

Your payment is due : 06/18/2026
Invoice Number : 260531W055954
Invoice Date : 06/03/2026
Account Number : W021088396
UPS Shipper Number : E10A79

Amount Due this Invoice
\$ 330.56
Amount Enclosed
\$

Remit payment to:

Worldwide Express
P.O. BOX 733360
DALLAS, TX 75373

To ensure proper credit, return this portion with your payment.
Please make checks payable to Worldwide Express.
To avoid late fees, allow 7-10 or more days for postal delivery.



Questions?

Have a question? Call us at (800) 758-7447 or visit the Support tab at www.speedship.com.

Pay Online:

Make a payment, enroll in autopay, or file a dispute or claim online at www.speedship.com

Customer Name: DPGF MANAGEMENT CONSULTING
Invoice Number: 260531W055954
Invoice Date: 06/03/2026
Account/Shipper Number: W021088396/E10A79
Amount Due: \$ 330.56
Due Date: 06/18/2026

All services provided in connection with this invoice are solely in the capacity of a licensed property broker by the Federal Motor Carrier Safety Administration and not as the carrier of the goods. The Worldwide Express mark is a trademark of Worldwide Express Operations, LLC, which provides UPS, LTL and FTL transportation services. For more information regarding Worldwide Express and our service offerings, please contact your local Worldwide Express office or visit our website, www.wwex.com. Freight services connected to this document are provided by Worldwide Express in its capacity as a freight broker, pursuant to its property brokerage authority issued by the U.S. Department of Transportation Federal Motor Carrier Safety Administration. Worldwide Express is not a motor carrier. All prices are subject to change.

Where allowed by applicable law, (a) late fees may be assessed on past due balances and (b) credit card payments are subject to a surcharge of up to 2.65%, which will not be greater than the cost of acceptance.

Please log into your account at www.speedship.com for full terms and conditions.



Invoice Summaries

Summary by Reference 1

Reference 1	Items	Amount
DPFG Management and Consulting	16	322.61
	1	7.95
Total Billed	17	330.56

Summary by Reference 2

Reference 2	Items	Amount
Fleming Island - B	1	15.32
Grand Haven- B	1	21.07
Heritage Harbor - B	1	15.32
Marshall Creek- B	2	30.61
PSB - B	7	140.82
Trout Creek - B	2	30.58
Trout Creek CDD	2	68.89
	1	7.95
Total Billed	17	330.56





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Via UPS On 05/22/2026

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790394198898	DPFG MANAGEMENT CONSULTING	Heritage Harbor Golf & CC Comm Assn
Payer	SENDER	250 INTERNATIONAL PKWY, STE 208,	4131 GUNN HWY,
Zone	2	LAKE MARY, FL 32746	TAMPA, FL 33618
Service Level	Commercial Ground	Marcy Scott	Deborah Smith
		(321) 263-0132 ext. 735	(813) 936-4172
Reference# DPGF Management and Consulting	DPFG Management and Consulting		
Reference# Billing To (N.A is not acceptable) Must Specify	Heritage Harbor - B		

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790394198898	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.33

Total Pieces		Total Weight		Total Amount
1		1 LB		\$15.32

Via UPS On 05/22/2026

Account #	W021088396	Shipper	Receiver
Tracking Number	1ZE10A790395852633	DPFG MANAGEMENT CONSULTING	Marshall Creek CDD
Payer	SENDER	250 INTERNATIONAL PKWY, STE 208,	625 PALENCIA CLUB DR,
Zone	2	LAKE MARY, FL 32746	SAINT AUGUSTINE, FL 32095
Service Level	Commercial Ground	Marcy Scott	Denise Powers / Jodi Moore
		(321) 263-0132 ext. 735	(904) 810-0520
Reference# DPGF Management and Consulting	DPFG Management and Consulting		
Reference# Billing To (N.A is not acceptable) Must Specify	Marshall Creek- B		

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790395852633	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.33





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.32

Via UPS On 05/22/2026

Account # W021088396
Tracking Number 1ZE10A790399583766
Payer SENDER
Zone 2
Service Level Commercial Ground
Shipper DPGF MANAGEMENT CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735
Receiver Yellowstone Landscape, Inc.
3235 N STATE ST,
BUNNELL, FL 32110
Craig McAllister
(321) 263-0132

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790399583766	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$7.91
	Remote Area Surcharge Commercial				\$16.50

Total Pieces	Total Weight	Total Amount
1	1 LB	\$36.40

Via UPS On 05/22/2026

Account # W021088396
Tracking Number 1ZE10A790390804702
Payer SENDER
Zone 2
Service Level Commercial Ground
Shipper DPGF MANAGEMENT CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735
Receiver ASI Landscape Mgmt
9702 HARNEY RD,
THONOTOSASSA, FL 33592
Neil McFayden
(321) 263-0132

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790390804702	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$4.58
	DELIVERY AREA SURCHARGE				\$4.50





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$21.07

Via UPS On 05/22/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	Arazoza Brothers Corporation
Tracking Number	1ZE10A790391267121		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		7027 SW 87TH CT, MIAMI, FL 33173
Payer	SENDER		Marcy Scott		Sophia Gonzalez
Zone	3		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790391267121	1 LB	L: W: H:	\$12.38
	FUEL SURCHARGE				\$3.44

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.82

Via UPS On 05/22/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	Russell Landscape Florida, LLC
Tracking Number	1ZE10A790390502118		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		1002 E SHELL POINT RD, RUSKIN, FL 33570
Payer	SENDER		Marcy Scott		Erwing Martinez
Zone	2		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790390502118	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$4.58
	DELIVERY AREA SURCHARGE				\$4.50





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$21.07

Via UPS On 05/22/2026

Account # W021088396
Tracking Number 1ZE10A790397391397
Payer SENDER
Zone 3
Service Level Commercial Ground

Shipper
DPFG MANAGEMENT
CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735

Receiver
Juniper Landscaping of Florida,
LLC
4415 METRO PKWY,
STE 300,
FORT MYERS, FL 33916
Eileen Grum
(321) 263-0132

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790397391397	1 LB	L: W: H:	\$12.38
	FUEL SURCHARGE				\$3.44

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.82

Via UPS On 05/22/2026

Account # W021088396
Tracking Number 1ZE10A790398832819
Payer SENDER
Zone 2
Service Level Commercial Ground

Shipper
DPFG MANAGEMENT
CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735

Receiver
Fleming Island Plantation
2300 TOWN CENTER BLVD,
FLEMING ISLAND, FL 32003
Fred Atwood
(904) 278-8613

Reference# DPGF Management and Consulting
Reference# Billing To Fleming Island - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790398832819	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.33





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.32

Via UPS On 05/22/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	United Land Services
Tracking Number	1ZE10A790398120374		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		12276 SAN JOSE BLVD, STE 747, JACKSONVILLE, FL 32223
Payer	SENDER		Marcy Scott		Kyle DuBois
Zone	2		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790398120374	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.33

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.32

Via UPS On 05/22/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	Grand Haven CDD
Tracking Number	1ZE10A790396932429		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		2 N VILLAGE PKWY, PALM COAST, FL 32137
Payer	SENDER		Marcy Scott		Vanessa Stepniak
Zone	2		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To Grand Haven- B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790396932429	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$4.58
	DELIVERY AREA SURCHARGE				\$4.50





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$21.07

Via UPS On 05/22/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	RedTree Landscape Systems
Tracking Number	1ZE10A790397437801		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		5532 AULD LN, HOLIDAY, FL 34690
Payer	SENDER		Marcy Scott		Ninoshka "Nina" Torres
Zone	2		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To PSB - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790397437801	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.33

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.32

Via UPS On 05/27/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	Ruppert Landscape LLC
Tracking Number	1ZE10A790398069449		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		2105 HARBOR LAKE DR, FLEMING ISLAND, FL 32003
Payer	SENDER		Marcy Scott		Colleen Ryan
Zone	2		(321) 263-0132 ext. 735		(904) 778-1030
Service Level	Commercial Ground				

Reference# DPGF Management and Consulting
Reference# Billing To Trout Creek - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790398069449	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.30





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.29

Via UPS On 05/28/2026

Account # W021088396
Tracking Number 1ZE10A790399259474
Payer SENDER
Zone 2
Service Level Commercial Ground

Shipper
DPFG MANAGEMENT
CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735

Receiver
Trout Creek CDD
100 KAYAK WAY,
SAINT AUGUSTINE, FL 32092
Jessica Knutelsky
(904) 342-3739

Reference# DPGF Management and Consulting
Reference# Billing To Trout Creek - B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790399259474	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.30

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.29

Via UPS On 05/28/2026

Account # W021088396
Tracking Number 1ZE10A790398696860
Payer SENDER
Zone 2
Service Level Commercial Ground

Shipper
DPFG MANAGEMENT
CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735

Receiver
Marshall Creek CDD
625 PALENCIA CLUB DR,
SAINT AUGUSTINE, FL 32095
Denise Powers / Jodi Moore
(904) 810-0520

Reference# DPGF Management and Consulting
Reference# Billing To Marshall Creek- B
(N.A is not acceptable)
Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A790398696860	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$3.30





Invoice No 260531W055954
Invoice Date 06/03/2026
Account No W021088396
Account DPGF MANAGEMENT CONSULTING

Total Pieces	Total Weight	Total Amount
1	1 LB	\$15.29

Via UPS On 05/29/2026

Account #	W021088396	Shipper	DPFG MANAGEMENT CONSULTING	Receiver	Boris Krutous & Raya Fridental
Tracking Number	1ZE10A794292435730		250 INTERNATIONAL PKWY, STE 208, LAKE MARY, FL 32746		36 SEAHILL DR, SAINT AUGUSTINE, FL 32092
Payer	SENDER		Marcy Scott		Boris Krutous
Zone	2		(321) 263-0132 ext. 735		(321) 263-0132
Service Level	Residential Ground				
Reference# DPGF Management and Consulting	DPFG Management and Consulting				
Reference# Billing To (N.A is not acceptable) Must Specify	Trout Creek CDD				

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A794292435730	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$7.20
	DELIVERY CONFIRMATION SIGNATURE				\$7.70
	RESIDENTIAL SURCHARGE				\$6.50

Total Pieces	Total Weight	Total Amount
1	1 LB	\$33.39





Invoice No260531W055954

Invoice Date06/03/2026

Account NoW021088396

AccountDPFG MANAGEMENT CONSULTING

Via UPS On 05/29/2026

Account #W021088396

Tracking Number1ZE10A79A898622688

PayerSENDER

Zone2

Service LevelResidential Ground

ShipperDPFG MANAGEMENT CONSULTING
250 INTERNATIONAL PKWY,
STE 208,
LAKE MARY, FL 32746
Marcy Scott
(321) 263-0132 ext. 735

ReceiverMr. & Mrs. Crockett
57 DOLLAR CT,
SAINT AUGUSTINE, FL 32092
Crockett
(321) 263-0132

Reference# DPFGLDPFG Management and Consulting

Management and Consulting

Reference# Billing ToTrout Creek CDD

(N.A is not acceptable)

Must Specify

Pieces	Description	Tracking #	Weight	Dims	Amount
1	SMALL PACKAGE FREIGHT	1ZE10A79A898622688	1 LB	L: W: H:	\$11.99
	FUEL SURCHARGE				\$7.66
	ADULT SIGNATURE REQUIRED				\$9.35
	RESIDENTIAL SURCHARGE				\$6.50
Total Pieces			Total Weight	Total Amount	
1			1 LB	\$35.50	

ADJUSTMENTS AND OTHER CHARGES	DESCRIPTION	
	INVOICE PROCESSING FEE	\$7.95
	SUBTOTAL	\$7.95
	Invoice Total	\$330.56





KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

The Preserve at South Branch CDD
250 International Parkway
Suite 208
Lake Mary, FL 32746

INVOICE

Invoice # 15473
Date: 07/17/2026
Due On: 08/16/2026

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$2,219.00	) - (\$0.00	) = \$2,219.00

PSBCDD-01

Preserve at South Branch CDD - General

Type	Attorney	Date	Notes	Quantity	Rate	Discount	Total
Service	LM	06/01/2026	Prepare for Board meeting	0.30	\$275.00	-	\$82.50
Service	LG	06/01/2026	Analyze legal implications of agenda items.	0.20	\$385.00	-	\$77.00
Service	LM	06/04/2026	Confer with C. McAllister re: RFP proposer questions; Confer with H. Beckett and M. Bush re: answers to RFP proposer questions	0.20	\$275.00	-	\$55.00
Service	LM	06/04/2026	Confer with J. Mitchell re: crosswalk repair schedule	0.10	\$275.00	-	\$27.50
Service	LM	06/04/2026	Prepare first addendum to RFP landscaping re: irrigation, palms, mulch	0.40	\$275.00	-	\$110.00
Service	LM	06/04/2026	Review updated agenda package; Attend Board meeting	0.80	\$275.00	-	\$220.00



Service	LM	06/05/2026	Confer with H. Beckett re: RFP landscaping, on-site meeting, previous protest	0.30	\$275.00	-	\$82.50
Service	LM	06/05/2026	Finalize first addendum to RFP landscaping; Provide same to S. Conley for distribution	0.20	\$275.00	-	\$55.00
Service	LM	06/06/2026	Confer with E. Grum re: Yellowstone receipt of addendum	0.10	\$275.00	-	\$27.50
Service	LM	06/08/2026	Revise notice for budget hearing, mailed notices of budget and assessments, and affidavit of mailing; Prepare additional service orders for Cepra and Fountain Kings	0.90	\$275.00	-	\$247.50
Service	LM	06/08/2026	Confer with A. Snyder re: resident concerns, e-bike usage on District property	0.10	\$275.00	-	\$27.50
Service	LG	06/08/2026	Advise regarding fountain maintenance, controlled burn, and e-bike enforcement.	0.40	\$385.00	-	\$154.00
Service	LM	06/08/2026	Confer with District Staff re: e-bikes on district property, tasks from meeting	0.20	\$275.00	100.0%	\$0.00
Service	LM	06/10/2026	Confer with H. Beckett re: RFP landscaping Proposer question and on-site meeting	0.20	\$275.00	-	\$55.00
Service	LM	06/11/2026	Confer with S. Conley re: proposal guarantee for RFP landscaping; Prepare second addendum to RFP landscaping	0.30	\$275.00	-	\$82.50
Service	LM	06/12/2026	Confer with RFP Proposers	0.10	\$275.00	-	\$27.50
Service	LM	06/16/2026	Review and provide comments on draft financial statement for FY 2025; Review auditor letter	1.20	\$275.00	-	\$330.00
Service	LG	06/17/2026	Provide feedback on	0.20	\$385.00	-	\$77.00



FY25 draft audit.							
Service	LM	06/18/2026	Confer with H. Beckett re: comments to draft FY 2025 audit, budget and assessments notice and mailers	0.30	\$275.00	-	\$82.50
Service	LG	06/18/2026	Respond to auditor information request.	0.20	\$385.00	-	\$77.00
Service	LM	06/18/2026	Review auditor letter response for FY 2025	0.20	\$275.00	100.0%	\$0.00
Service	KB	06/18/2026	Prepare and transmit auditor letter response.	0.40	\$185.00	-	\$74.00
Service	LM	06/22/2026	Attend RFP landscaping bid opening; Review bid meeting minutes	0.30	\$275.00	-	\$82.50
Service	LM	06/25/2026	Review five proposals submitted for RFP landscaping	0.60	\$275.00	-	\$165.00
Line Item Discount Subtotal							-\$110.00
Total							\$2,219.00

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

Please pay within 30 days.





PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344

1 0 1
42-52576

PRESERVE OF PASCO CO.- SOUTH BRANCH PHASE 1

Service Address: **16546 SECRET MEADOW DR**

Bill Number: 24750185

Billing Date: 7/2/2026

Billing Period: 5/15/2026 to 6/16/2026

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
Please visit bit.ly/pcurates for details.

Account #	Customer #
1030820	01395801
Please use the 15-digit number below when making a payment through your bank	
103082001395801	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	190410080	5/15/2026	0	6/16/2026	0	32	0

Usage History

	Water
June 2026	0
May 2026	0
April 2026	0
March 2026	0
February 2026	0
January 2026	0
December 2025	0
November 2025	0
October 2025	0
September 2025	0
August 2025	0
July 2025	0

Transactions

Previous Bill	11.00
Payment 06/19/26	-11.00 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	11.00
Total Current Transactions	11.00
TOTAL BALANCE DUE	\$11.00

Annual Water Quality Report: The 2025 Consumer Confidence
Report is available online at bit.ly/PascoRegional2025. To request a
paper copy, please call (813) 929-2733.

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 1030820
Customer # 01395801
Balance Forward 0.00
Current Transactions 11.00

Total Balance Due \$11.00
Due Date 7/20/2026

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 07/20/2026.**

PRESERVE OF PASCO CO.- SOUTH BRANCH
PHASE 1
250 INTERNATIONAL PARKWAY STE 208
LAKE MARY FL 32746-5018

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139





PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



20 0 1
42-52576

THE PRESERVE AT SOUTHBRANCH CDD

Service Address: **16236 WEATHERED WINDMILL TERRACE**

Bill Number: 24751098

Billing Date: 7/2/2026

Billing Period: 5/15/2026 to 6/16/2026

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
Please visit bit.ly/pcurates for details.

Account #	Customer #
1144390	01420479
Please use the 15-digit number below when making a payment through your bank	
114439001420479	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	210125093	5/15/2026	14	6/16/2026	14	32	0
Reclaim	201161114	5/15/2026	3492	6/16/2026	3592	32	100

Usage History		
	Water	Reclaimed
June 2026	0	100
May 2026	0	90
April 2026	0	73
March 2026	0	60
February 2026	0	46
January 2026	0	66
December 2025	0	74
November 2025	0	52
October 2025	0	75
September 2025	0	48
August 2025	0	47
July 2025	0	64

Transactions		
Previous Bill		101.90
Payment 06/19/26		-101.90 CR
Balance Forward		0.00
Current Transactions		
Water		
Water Base Charge		11.00
Reclaimed		
Reclaimed	100 Thousand Gals X \$1.01	101.00
Total Current Transactions		112.00
TOTAL BALANCE DUE		\$112.00

Annual Water Quality Report: The 2025 Consumer Confidence Report is available online at bit.ly/PascoRegional2025. To request a paper copy, please call (813) 929-2733.

RECEIVED JUL 06 2026

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 1144390
Customer # 01420479
Balance Forward 0.00
Current Transactions 112.00

Total Balance Due \$112.00
Due Date 7/20/2026

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 07/20/2026.



THE PRESERVE AT SOUTHBRANCH CDD
250 INTERNATIONAL PARKWAY SUITE 208
LAKE MARY FL 32746

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

014204799114439002475109820000112002



PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344

1 0 1
42-52576

THE PRESERVE AT SOUTH BRANCH CDD

Service Address: **15953 STATE ROAD 54 & SOUTH BRANCH RECLAIM**

Bill Number: 24749490

Billing Date: 7/2/2026

Billing Period: 5/15/2026 to 6/16/2026

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
Please visit bit.ly/pcurates for details.

Account #	Customer #
0999505	01390145
Please use the 15-digit number below when making a payment through your bank	
099950501390145	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18035597	5/15/2026	47502	6/16/2026	48204	32	702

Usage History

Water

June 2026	702
May 2026	871
April 2026	931
March 2026	633
February 2026	122
January 2026	584
December 2025	762
November 2025	410
October 2025	364
September 2025	419
August 2025	386
July 2025	380

Transactions

Previous Bill	879.71
Payment 06/19/26	-879.71 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	702 Thousand Gals X \$1.01 709.02
Total Current Transactions	709.02
TOTAL BALANCE DUE	\$709.02

Annual Water Quality Report: The 2025 Consumer Confidence
Report is available online at bit.ly/PascoRegional2025. To request a
paper copy, please call (813) 929-2733.

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 0999505
Customer # 01390145
Balance Forward 0.00
Current Transactions 709.02

Total Balance Due \$709.02
Due Date 7/20/2026

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 07/20/2026.**

THE PRESERVE AT SOUTH BRANCH CDD
250 INTERNATIONAL PARKWAY STE 208
LAKE MARY FL 32746-5018

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139





PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344

1 0 1
42-52576

THE PRESERVE AT SOUTH BRANCH CDD

Service Address: **3048 SUNCOAST BLEND DR**

Bill Number: 24750439

Billing Date: 7/2/2026

Billing Period: 5/15/2026 to 6/16/2026

New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.
Please visit bit.ly/pcurates for details.

Account #	Customer #
1060520	01390145
Please use the 15-digit number below when making a payment through your bank	
106052001390145	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101953	5/15/2026	6853	6/16/2026	6947	32	94

Usage History

Water

June 2026	94
May 2026	100
April 2026	68
March 2026	92
February 2026	74
January 2026	74
December 2025	79
November 2025	126
October 2025	199
September 2025	253
August 2025	253
July 2025	245

Transactions

Previous Bill	101.00
Payment 06/19/26	-101.00 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	94 Thousand Gals X \$1.01 94.94
Total Current Transactions	94.94
TOTAL BALANCE DUE	\$94.94

Annual Water Quality Report: The 2025 Consumer Confidence
Report is available online at bit.ly/PascoRegional2025. To request a
paper copy, please call (813) 929-2733.

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

☐ Check this box if entering change of mailing address on back.

Account # 1060520
Customer # 01390145
Balance Forward 0.00
Current Transactions 94.94

Total Balance Due \$94.94
Due Date 7/20/2026

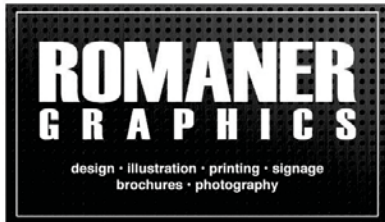
10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 07/20/2026.**

THE PRESERVE AT SOUTH BRANCH CDD
250 INTERNATIONAL PARKWAY STE 208
LAKE MARY FL 32746-5018

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139





20108 Pond Spring Way
Tampa, FL 33647
813-991-6069
romanergraphics@gmail.com

INVOICE # 22916

TO: The Preserve at South Branch
COMPANY NAME: _____
DATE: 11/19/25

Straighten traffic signs:

Glowing Grove Ave - Speed Limit	_____
Glowing Grove Ave/Suncoast Plains - Street names	_____
Suncoast Plains - Speed Limit	_____
(replaced broken lap splice kit)	_____
Suncoast Plains/Balboa Mist Cove - Street names	_____
Balboa Mist/Weathered Windmill - STOP	_____
Weathered Windmill/Tuscany Hillside - Speed Limit	_____
Weathered Windmill - Speed Limit	_____
Mauvewood - replace missing No Fishing sign	_____
Living Coral/Storybrook Preserve - Street names	_____
Storybrook Preserve at traffic circle - Pedestrian	_____
Crossing/STOP	_____

TOTAL: \$750.00

ROMANER
GRAPHICS
Thank You,



AlphaGraphics
4410 W Hillsborough Ave, Ste A
Tampa, FL 33614
813-875-7083
www.agtampa.com



Pay Your Invoice Online

[click here](#)

Invoice Number: **262161**

Bill To:
The Preserve at South Branch CDD c/o Vesta District
Services
250 International Parkway Suite 208
Lake Mary FL 32746
Phone:
E-Mail: districtap@vestapropertyservices.com

Date: 7/20/26
Payment Due: 8/19/26
P.O.:

Taken By: Richard

Account Type: Charge Account
Wanted: 7/13/26
Ship Via: USPS - Deliver to post office

Preserve at South Branch CDD

Quantity	Description	Price
1,028	Preserve at South Branch CDD Letter- 2 sided	\$ 438.73
1,028	Preserve at South Branch CDD #10 Window Envelopes - Print return address Validate and presort Mailing List, - Fold Insert Seal letters Deliver to post office with documentation.	\$ 572.12
1,028	Postage 1,026 U.S.P.S. First Class Postage	\$ 641.96

Get noticed, get business.

No matter the shape, size, or application, we specialize in signage that will get noticed. We are experts at banners, posters, window graphics, wall graphics, vehicle graphics, trade show displays, and more.



Subtotal	1,652.81
Tax	0.00
Shipping	0.00
Total	1,652.81
Deposit (-)	0.00
Amount Due	\$1,652.81

PAYMENT TERMS: I understand all charged invoices are payable 30 days after invoice date and that a service fee of 1.5% per month will be added to all past due accounts. In the event payment is not made and account is referred to a collection agency, or if legal action is required I will pay collection and/or attorney's fees resulting from such action.

CHECK ACCEPTANCE POLICY: My signature indicates I understand and authorize AlphaGraphics to electronically debit my account on all dishonored checks plus a processing fee and any applicable taxes.

ALL DISPUTES must be addressed within 30 days of receipt of product. AlphaGraphics cannot research disputes on product older than 30 days.

CREDIT CARD ACCEPTANCE POLICY: Credit card payment may be accepted at the time of sale or within the first 30 days after release of merchandise. Credit card payments exempt from credit card payment without a processing fee.

Signature _____

Time _____

Print Name _____

Date _____

You can view our Privacy Policy at: <https://www.alphagraphics.com/privacy-policy.html>

INVOICE

OFFICE PRIDE
Commercial Cleaning Services
Office Pride Billing Services
3450 East Lake Road, Suite 202
Palm Harbor, FL 34685
727.626.2455

Customer Number: THEP0014
Invoice Number: Inv-326221
Invoice Date: 07-25-2026
Due Date: 08/23/2026

Bill To: The Preserve at South Branch
CDD
250 International Parkway
Suite 208
Lake Mary, FL 32746

Service Location: The Preserve at South Branch
CDD
16203 Good Hearted Ln
Odessa, FL 33556

**REMIT TO: OFFICE PRIDE BILLING SERVICE LLC,
PO BOX 716176, CINCINNATI, OH 45271-6176**

Reference – P.O. No.		Terms	Due Date	Franchise
		Net 30	08/23/2026	F0214
Quantity	Description	Rate	Amount	
10	Dog Waste Roll Bag -Universal Fit, Strong, Thick 200 bags/roll	\$11.13	\$111.30	
1	Coastwide Professional 55-60 Gallon Trash Bag, 38 x 60, High Density, 22 mic, Black, 150 Bags/Box (CW17712)	\$54.24	\$54.24	
			Subtotal	\$165.54
			Sales Tax	\$0.00
			Total	\$165.54
			PAYMENT/CREDIT APPLIED	\$0.00
			AMOUNT DUE	\$165.54
Reference Inv-326221 with your payment to ensure prompt and accurate application.				
Autopay Customers: Payment will be drafted on the date due. This invoice is for your records.				

BILLING QUESTIONS: BILLINGSERVICES@OFFICEPRIDE.COM

Current	1 – 30 days overdue	31 – 60 days overdue	61 – 90 days overdue	91 days overdue	Total
---------	------------------------	-------------------------	-------------------------	--------------------	-------

This invoice is generated by Office Pride Billing Services, Inc., a third-party billing service company. Agreement for and performance of service is between the customer and the local independently owned and operated Office Pride Franchise.





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
3194 TUSCON WIND PL
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8857 3904**

Billing summary

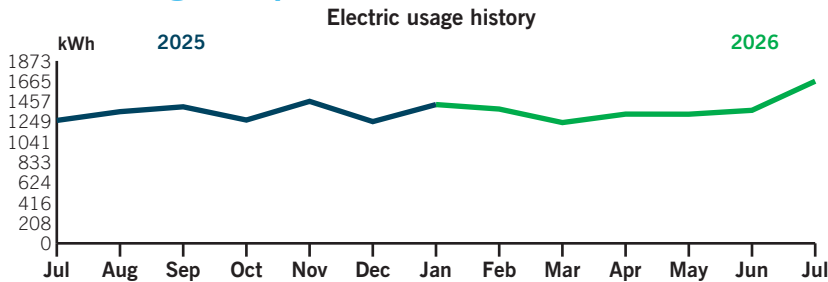
Previous Amount Due	\$210.07
Payment Received Jun 24	-210.07
Current Electric Charges	245.49
Taxes	6.51
Total Amount Due Jul 27	\$252.00



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	1,665	1,262	16,456	1,371
Avg. Daily (kWh)	56	44	45	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8857 3904

Amount of automatic draft

\$252.00
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088573904000660000000000000002520000000252000



Your usage snapshot - Continued

Current electric usage for meter number 4520493

Actual reading on Jul 1	88728
Previous reading on Jun 2	- 87063
Energy Used	1,665 kWh
Billed kWh	1,665.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 4520493

Customer Charge	\$18.01
Energy Charge	
1,665.000 kWh @ 9.609c	159.98
Fuel Charge	
1,665.000 kWh @ 3.859c	64.25
Asset Securitization Charge	
1,665.000 kWh @ 0.195c	3.25
Total Current Charges	\$245.49

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.21
Gross Receipts Tax	6.30
Total Taxes	\$6.51





Your usage snapshot - Continued

Current electric usage for meter number 1020089

Actual reading on Jul 1	100405
Previous reading on Jun 2	- 99185
Energy Used	1,220 kWh
Billed kWh	1,220.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 1020089

Customer Charge	\$18.01
Energy Charge	
1,220.000 kWh @ 9.609c	117.22
Fuel Charge	
1,220.000 kWh @ 3.859c	47.08
Asset Securitization Charge	
1,220.000 kWh @ 0.195c	2.38
Total Current Charges	\$184.69

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.16
Gross Receipts Tax	4.74
Total Taxes	\$4.90





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
3410 S BRANCH BLVD
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8857 4731**

Billing summary

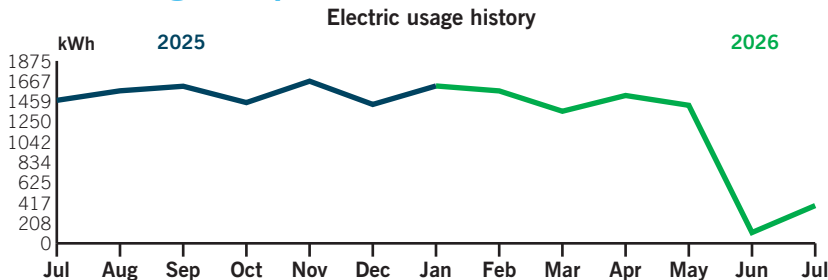
Previous Amount Due	\$34.05
Payment Received Jun 24	-34.05
Current Electric Charges	71.04
Taxes	1.88
Total Amount Due Jul 27	\$72.92



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	388	1,470	15,706	1,309
Avg. Daily (kWh)	13	51	43	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8857 4731

Amount of automatic draft

\$72.92
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885747310006600000000000000000729200000072922



Your usage snapshot - Continued

Current electric usage for meter number 4520461

Actual reading on Jul 1	110153
Previous reading on Jun 2	- 109765
Energy Used	388 kWh
Billed kWh	388.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 4520461

Customer Charge	\$18.01
Energy Charge	
388.000 kWh @ 9.609c	37.30
Fuel Charge	
388.000 kWh @ 3.859c	14.97
Asset Securitization Charge	
388.000 kWh @ 0.195c	0.76
Total Current Charges	\$71.04

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.06
Gross Receipts Tax	1.82
Total Taxes	\$1.88





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
3234 LIVING CORAL DR
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 1344**

Billing summary

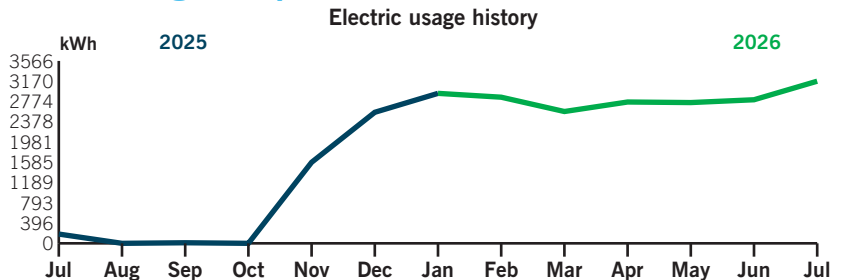
Previous Amount Due	\$412.17
Payment Received Jun 24	-412.17
Current Electric Charges	451.12
Taxes	11.97
Total Amount Due Jul 27	\$463.09



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	3,170	181	24,015	2,001
Avg. Daily (kWh)	106	6	66	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 1344

Amount of automatic draft

\$463.09
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008859134400066000000000000000004630900000463094





Your usage snapshot - Continued

Current electric usage for meter number 8170801

Actual reading on Jul 1	104547
Previous reading on Jun 2	- 101377
Energy Used	3,170 kWh
Billed kWh	3,170.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 8170801

Customer Charge	\$18.01
Energy Charge	
3,170.000 kWh @ 9.609c	304.60
Fuel Charge	
3,170.000 kWh @ 3.859c	122.33
Asset Securitization Charge	
3,170.000 kWh @ 0.195c	6.18
Total Current Charges	\$451.12

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.39
Gross Receipts Tax	11.58
Total Taxes	\$11.97





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
16090 SECRET MEADOW DR
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 1584**

Billing summary

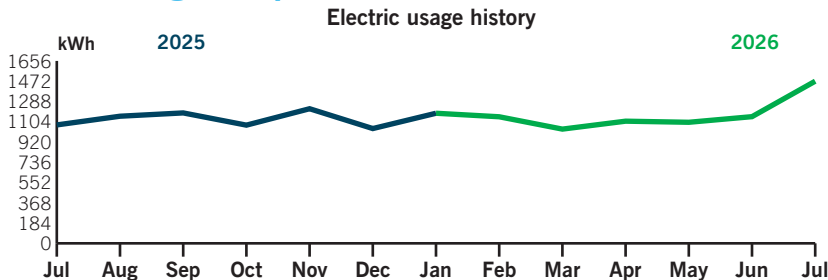
Previous Amount Due	\$179.78
Payment Received Jun 24	-179.78
Current Electric Charges	219.13
Taxes	5.81
Total Amount Due Jul 27	\$224.94



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	1,472	1,075	13,872	1,156
Avg. Daily (kWh)	49	37	38	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 1584

Amount of automatic draft

\$224.94
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885915840006600000000000000000000022494000000224943

Your usage snapshot - Continued

Current electric usage for meter number 2771446	
Actual reading on Jul 1	143338
Previous reading on Jun 2	- 141866
Energy Used	1,472 kWh
Billed kWh	1,472.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 2771446	
Customer Charge	\$18.01
Energy Charge	
1,472.000 kWh @ 9.609c	141.45
Fuel Charge	
1,472.000 kWh @ 3.859c	56.80
Asset Securitization Charge	
1,472.000 kWh @ 0.195c	2.87
Total Current Charges	\$219.13

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.19
Gross Receipts Tax	5.62
Total Taxes	\$5.81





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
2574 STORYBROOK PRESERVE DR
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 3932**

Billing summary

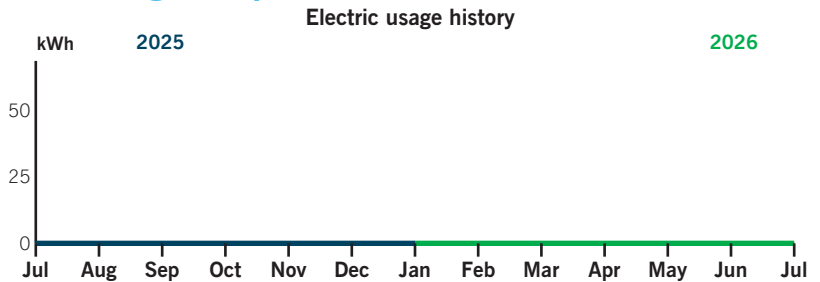
Previous Amount Due	\$30.80
Payment Received Jun 24	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Jul 27	\$30.80



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	0	0	N/A	0
Avg. Daily (kWh)	0	0	N/A	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 3932

Amount of automatic draft

\$30.80
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008859393200066000000000000000000000308000000030806





Your usage snapshot - Continued

Current electric usage for meter number 8037821	
Actual reading on Jul 1	49896
Previous reading on Jun 2	- 49896
Energy Used	0 kWh
Billed kWh	0.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 8037821	
Customer Charge	\$18.01
Minimum Bill Adjustment	11.99
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80



Service address

THE PRESERVE AT S BRANCH CDD
2887 LIVING CORAL DR
FOUNTAIN

Bill date Jul 6, 2026
For service Jun 2 - Jul 1
30 days

Account number **9100 8859 2767**

Billing summary

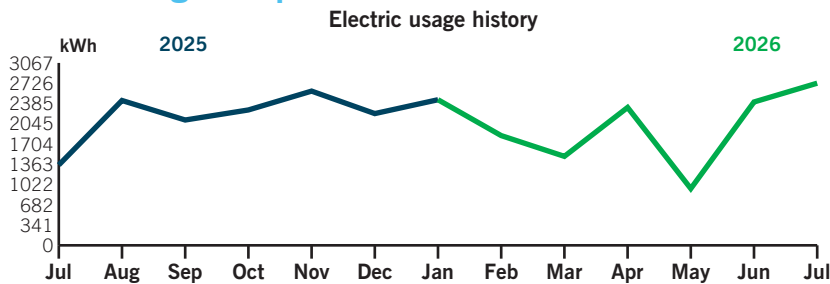
Previous Amount Due	\$356.50
<i>Payment Received Jun 24</i>	-356.50
Current Electric Charges	390.47
Taxes	10.36
Total Amount Due Jul 27	\$400.83



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	2,726	1,351	25,823	2,152
Avg. Daily (kWh)	91	47	71	
12-month usage based on most recent history				

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 2767

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

\$400.83
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885927670006600000000000000004008300000400838



Your usage snapshot - Continued

Current electric usage for meter number 4516185

Actual reading on Jul 1	173336
Previous reading on Jun 2	- 170610
Energy Used	2,726 kWh
Billed kWh	2,726.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 4516185

Customer Charge	\$18.01
Energy Charge	
2,726.000 kWh @ 9.609c	261.94
Fuel Charge	
2,726.000 kWh @ 3.859c	105.20
Asset Securitization Charge	
2,726.000 kWh @ 0.195c	5.32
Total Current Charges	\$390.47

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.34
Gross Receipts Tax	10.02
Total Taxes	\$10.36





Your usage snapshot - Continued

Current electric usage for meter number 4514175	
Actual reading on Jul 1	328
Previous reading on Jun 2	- 324
Energy Used	4 kWh
Billed kWh	4.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 4514175	
Customer Charge	\$18.01
Energy Charge	
4.000 kWh @ 9.609c	0.37
Fuel Charge	
4.000 kWh @ 3.859c	0.15
Asset Securitization Charge	
4.000 kWh @ 0.195c	0.01
Minimum Bill Adjustment	11.46
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80





Your usage snapshot - Continued

Current electric usage for meter number 3286494

Actual reading on Jul 1	308
Previous reading on Jun 2	- 304
Energy Used	4 kWh
Billed kWh	4.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 3286494

Customer Charge	\$18.01
Energy Charge	
4.000 kWh @ 9.609c	0.37
Fuel Charge	
4.000 kWh @ 3.859c	0.15
Asset Securitization Charge	
4.000 kWh @ 0.195c	0.01
Minimum Bill Adjustment	11.46

Total Current Charges	\$30.00
------------------------------	----------------

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80





Your usage snapshot - Continued

Current electric usage for meter number 3408638

Actual reading on Jul 1	103911
Previous reading on Jun 2	- 102625
Energy Used	1,286 kWh
Billed kWh	1,286.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 3408638

Customer Charge	\$18.01
Energy Charge	
1,286.000 kWh @ 9.609c	123.57
Fuel Charge	
1,286.000 kWh @ 3.859c	49.63
Asset Securitization Charge	
1,286.000 kWh @ 0.195c	2.51
Total Current Charges	\$193.72

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.17
Gross Receipts Tax	4.97
Total Taxes	\$5.14





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
3003 S BRANCH BLVD
ACCESS AND BBALL CT

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 3346**

Billing summary

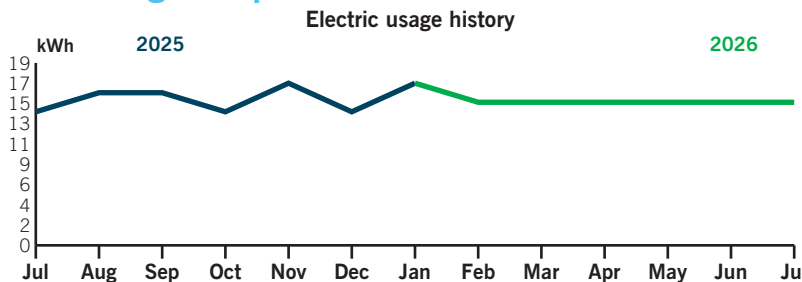
Previous Amount Due	\$30.80
Payment Received Jun 24	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Jul 27	\$30.80



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	15	14	184	15
Avg. Daily (kWh)	1	0	1	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 3346

Amount of automatic draft

\$30.80
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008859334600066000000000000000000000308000000030800



Your usage snapshot - Continued

Current electric usage for meter number 1049461	
Actual reading on Jul 1	883
Previous reading on Jun 2	- 868
Energy Used	15 kWh
Billed kWh	15.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 1049461	
Customer Charge	\$18.01
Energy Charge	
15.000 kWh @ 9.609c	1.44
Fuel Charge	
15.000 kWh @ 3.859c	0.58
Asset Securitization Charge	
15.000 kWh @ 0.195c	0.03
Minimum Bill Adjustment	9.94
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
15935 DEEP RAVINE LN
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 1823**

Billing summary

Previous Amount Due	\$30.80
Payment Received Jun 24	-30.80
Current Electric Charges	30.00
Taxes	0.80
Total Amount Due Jul 27	\$30.80

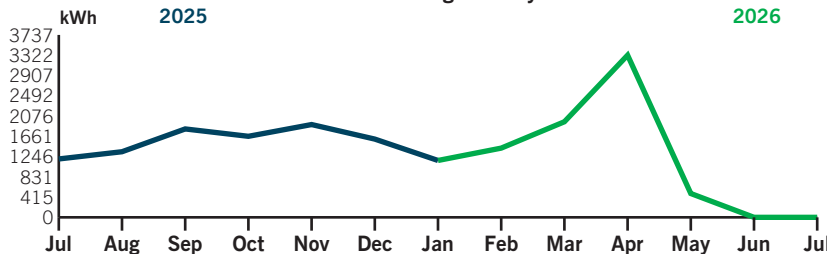


Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot

Electric usage history



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	0	1,196	16,670	1,389
Avg. Daily (kWh)	0	41	46	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 1823

Amount of automatic draft

\$30.80
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885918230006600000000000000000308000000030802



Your usage snapshot - Continued

Current electric usage for meter number 1035423

Actual reading on Jul 1	166557
Previous reading on Jun 2	- 166557
Energy Used	0 kWh
Billed kWh	0.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 1035423

Customer Charge	\$18.01
Minimum Bill Adjustment	11.99
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80





Your usage snapshot - Continued

Current electric usage for meter number 4307180	
Actual reading on Jul 1	280
Previous reading on Jun 2	- 275
Energy Used	5 kWh
Billed kWh	5.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 4307180	
Customer Charge	\$18.01
Energy Charge	
5.000 kWh @ 9.609c	0.48
Fuel Charge	
5.000 kWh @ 3.859c	0.19
Asset Securitization Charge	
5.000 kWh @ 0.195c	0.01
Minimum Bill Adjustment	11.31
Total Current Charges	\$30.00

The total charges incurred during this billing period are below the minimum expenses necessary to equitably provide and maintain reliable electric service to all facilities across the state. When the combined monthly customer, energy, fuel, and other charges fall below a \$30 threshold, customers will see the difference noted as a Minimum Bill Adjustment under the Billing Details section. Learn more about the minimum charge adjustment and additional customer charges at duke-energy.com/minimum.

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.03
Gross Receipts Tax	0.77
Total Taxes	\$0.80





Your usage snapshot - Continued

Current electric usage for meter number 8255839

Actual reading on Jul 1	90643
Previous reading on Jun 2	- 89569
Energy Used	1,074 kWh
Billed kWh	1,074.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 8255839

Customer Charge	\$18.01
Energy Charge	
1,074.000 kWh @ 9.609c	103.20
Fuel Charge	
1,074.000 kWh @ 3.859c	41.45
Asset Securitization Charge	
1,074.000 kWh @ 0.195c	2.09
Total Current Charges	\$164.75

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.14
Gross Receipts Tax	4.23
Total Taxes	\$4.37





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
2069 S BRANCH BLVD
ENTRANCE

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8861 9000**

Billing summary

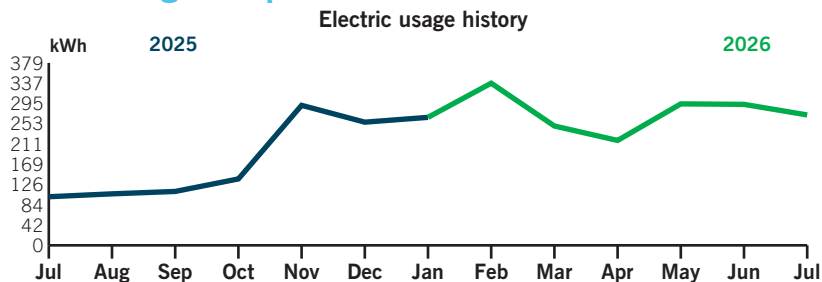
Previous Amount Due	\$59.58
Payment Received Jun 24	-59.58
Current Electric Charges	55.05
Taxes	1.46
Total Amount Due Jul 27	\$56.51



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	271	101	2,831	236
Avg. Daily (kWh)	9	3	8	
12-month usage based on most recent history				

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8861 9000

Amount of automatic draft

\$56.51
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008861900000066000000000000000565100000056512



Your usage snapshot - Continued

Current electric usage for meter number 164224

Actual reading on Jul 1	169213
Previous reading on Jun 2	- 168942
Energy Used	271 kWh
Billed kWh	271.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 164224

Customer Charge	\$18.01
Energy Charge	
271.000 kWh @ 9.609c	26.05
Fuel Charge	
271.000 kWh @ 3.859c	10.46
Asset Securitization Charge	
271.000 kWh @ 0.195c	0.53
Total Current Charges	\$55.05

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.05
Gross Receipts Tax	1.41
Total Taxes	\$1.46





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
2539 S BRANCH BLVD
FOUNTAIN

Bill date Jul 7, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8859 2022**

Billing summary

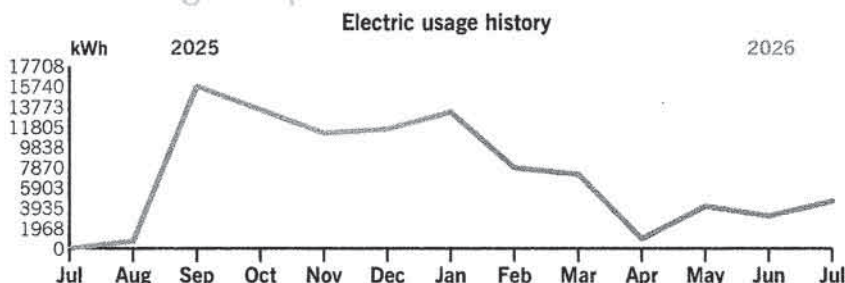
Previous Amount Due	\$459.02
Payment Received Jun 24	-459.02
Current Electric Charges	645.69
Taxes	17.13
Total Amount Due Jul 28	\$662.82



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	4,594	0	93,832	7,819
Avg. Daily (kWh)	153	0	257	
12-month usage based on most recent history				

RECEIVED JUL 10 2026

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 2022

\$662.82
by Jul 28

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

028148 000001957



THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062



Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

889100885920220006600000000000000006628200000662827



Your usage snapshot - Continued

Current electric usage for meter number 197896	
Actual reading on Jul 1	603307
Previous reading on Jun 2	- 598713
Energy Used	4,594 kWh
Billed kWh	4,594.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26	
Meter - 197896	
Customer Charge	\$18.01
Energy Charge	
4,594.000 kWh @ 9.609c	441.44
Fuel Charge	
4,594.000 kWh @ 3.859c	177.28
Asset Securitization Charge	
4,594.000 kWh @ 0.195c	8.96
Total Current Charges	\$645.69

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.56
Gross Receipts Tax	16.57
Total Taxes	\$17.13





Your usage snapshot - Continued

Current electric usage for meter number 3547206

Actual reading on Jul 1	129143
Previous reading on Jun 2	- 127073
Energy Used	2,070 kWh
Billed kWh	2,070.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 3547206

Customer Charge	\$18.01
Energy Charge	
2,070.000 kWh @ 9.609c	198.91
Fuel Charge	
2,070.000 kWh @ 3.859c	79.88
Asset Securitization Charge	
2,070.000 kWh @ 0.195c	4.04
Total Current Charges	\$300.84

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.26
Gross Receipts Tax	7.72
Total Taxes	\$7.98





duke-energy.com
877.372.8477

Your Energy Bill

Page 1 of 3

Service address

THE PRESERVE AT S BRANCH CDD
15501 SWEET SPRINGS BND
FOUNTAIN

Bill date Jul 6, 2026

For service Jun 2 - Jul 1
30 days

Account number **9100 8857 3342**

Billing summary

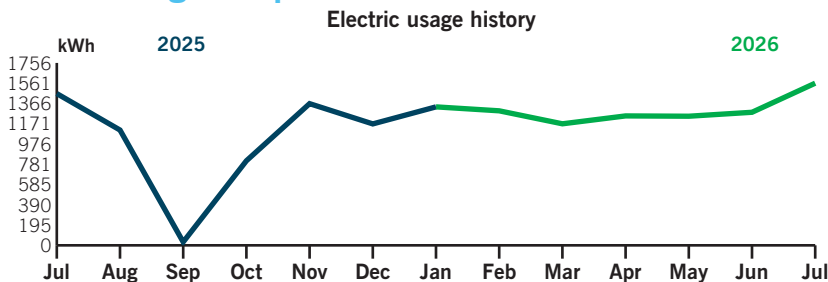
Previous Amount Due	\$198.16
Payment Received Jun 24	-198.16
Current Electric Charges	231.28
Taxes	6.14
Total Amount Due Jul 27	\$237.42



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	1,561	1,461	13,618	1,135
Avg. Daily (kWh)	52	50	37	

12-month usage based on most recent history

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8857 3342

Amount of automatic draft

\$237.42
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a contribution to Share the Light **Amount enclosed**

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

88910088573342000660000000000000002374200000237423



Your usage snapshot - Continued

Current electric usage for meter number 366660705

Actual reading on Jul 1	12517
Previous reading on Jun 2	- 10956
Energy Used	1,561 kWh
Billed kWh	1,561.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 366660705

Customer Charge	\$18.01
Energy Charge	
1,561.000 kWh @ 9.609c	149.99
Fuel Charge	
1,561.000 kWh @ 3.859c	60.24
Asset Securitization Charge	
1,561.000 kWh @ 0.195c	3.04
Total Current Charges	\$231.28

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.20
Gross Receipts Tax	5.94
Total Taxes	\$6.14



Service address

THE PRESERVE AT S BRANCH CDD
2853 SUNCOAST BLEND DR
FOUNTAIN

Bill date Jul 6, 2026
For service Jun 2 - Jul 1
30 days

Account number **9100 8859 2402**

Billing summary

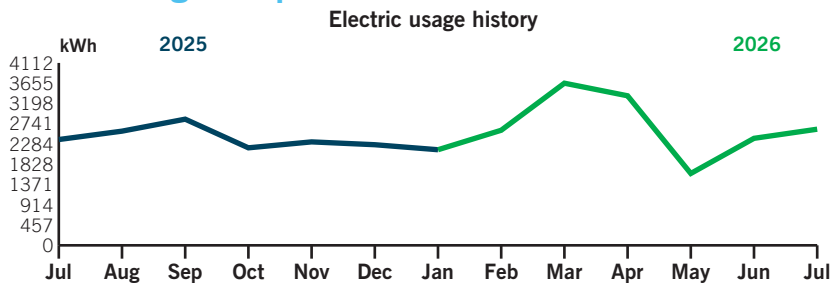
Previous Amount Due	\$356.78
<i>Payment Received Jun 24</i>	-356.78
Current Electric Charges	375.70
Taxes	9.97
Total Amount Due Jul 27	\$385.67



Thank you for your payment.

To help us repair malfunctioning streetlights, quickly: 1. Visit duke-energy.com/lightrepair 2. Provide us with the light's location and your contact information. 3. Specific addresses, landmarks and directions work best.

Your usage snapshot



Average temperature in degrees

84° 84° 81° 76° 68° 65° 61° 61° 71° 75° 81° 84° 82°

	Current Month	Jul 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	2,618	2,385	30,641	2,553
Avg. Daily (kWh)	87	82	84	
12-month usage based on most recent history				

Please return this portion with your payment. Thank you for your business.



Duke Energy Return Mail
PO Box 1090
Charlotte, NC 28201-1090

Account number
9100 8859 2402

Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Payments for this statement within 90 days from the bill date will avoid a 1.0% late payment charge.

\$385.67
by Jul 27

After 90 days from bill date, a late charge will apply.

\$ _____ \$ _____
Add here, to help others with a **Amount enclosed**
contribution to Share the Light

THE PRESERVE AT S BRANCH CDD
250 INTERNATIONAL PKWY STE 208
LAKE MARY FL 32746-5062

Duke Energy Payment Processing
PO Box 1094
Charlotte, NC 28201-1094

8891008859240200066000000000000000003856700000385670



Your usage snapshot - Continued

Current electric usage for meter number 1018357

Actual reading on Jul 1	197457
Previous reading on Jun 2	- 194839
Energy Used	2,618 kWh
Billed kWh	2,618.000 kWh



A kilowatt-hour (kWh) is a measure of the energy used by a 1,000-watt appliance in one hour. A 10-watt LED lightbulb would take 100 hours to use 1 kWh.

Billing details - Electric

Billing Period - Jun 02 26 to Jul 01 26

Meter - 1018357

Customer Charge	\$18.01
Energy Charge	
2,618.000 kWh @ 9.609c	251.55
Fuel Charge	
2,618.000 kWh @ 3.859c	101.03
Asset Securitization Charge	
2,618.000 kWh @ 0.195c	5.11
Total Current Charges	\$375.70

Your current rate is General Service Non-Demand Sec (GS-1).

For a complete listing of all Florida rates and riders, visit duke-energy.com/rates

Billing details - Taxes

Regulatory Assessment Fee	\$0.33
Gross Receipts Tax	9.64
Total Taxes	\$9.97



**INVOICE #TPA7418**

PO Box 865
Oakland, FL 34760
407-287-5622
CepraLandscape.com

BILL TO

The Preserve at South Branch CDD.
c/o Vesta Property Services
250 International Pkwy
Suite 208
Lake Mary, FL 32746

INVOICE #	DATE	TOTAL DUE	TERMS	ENCLOSED
TPA7418	07/01/2026	\$24,695.00	Net 15	

DESCRIPTION	PRICE
JULY BILLING Landscape Maintenance Base Maintenance and Irrigation Service for Preserve at South Branch CDD Maintenance currently covers: Phase 1 & 2 Installed, Phase 1 shared CDD Services, Eastern CDD South Medical Plaza, Canary Park, Spline Road Dog Park, Townhome Park, Phase 2 Median (north of dog park), Suncoast Plains Drive Berm, Phase 5 medians, North Tot Lot, and all Ponds 1-13.	
Base Maintenance	\$ 17,388.33
Irrigation Maintenance	\$ 2,854.50
Turf Care	\$ 2,657.92
Tree and Shrub Care	\$ 1,794.25
BALANCE DUE	\$24,695.00

