

**TARA
COMMUNITY DEVELOPMENT DISTRICT
FINAL AGENDA PACKAGE**

**Tuesday, October 21, 2025, at 10:00 a.m.
Meeting to be held at:**

**7340 Tara Preserve Lane
Bradenton, FL 34203**



313 Campus St.
Celebration, FL 34747
(407) 566-1935

Tara Community Development District

Board of Supervisors

Joe DiBartolomeo, Chairman
Mark Gough, Assistant Secretary
Peyton Phillips, Assistant Secretary
Christopher Morris, Assistant Secretary

Staff:

Kristee Cole, Senior District Manager
Alize Aninipot, District Manager
David Jackson, District Counsel
Rick Schappacher, District Engineer
Paul Kelley, Field Manager
Mike Kaighin, Admiral Environmental
Epi Carvajal, PineLake Landscape

PLEDGE OF PUBLIC CONDUCT

WE MAY DISAGREE, BUT WE WILL BE RESPECTFUL OF ONE ANOTHER
WE WILL DIRECT ALL COMMENTS TO ISSUES
WE WILL AVOID PERSONAL ATTACKS

Meeting Agenda

Tuesday, October 21, 2025 – 10:00 a.m.

-
- 1. Call to Order and Roll Call**
 - 2. Pledge of Allegiance**
 - 3. Adoption of the Agenda**
 - 4. Audience Comments on Agenda Items - Three – (3) Minute Time Limit**
 - 5. Staff Reports**
 - A. Aquatics Report.....Page 3
 - B. Landscape Update
 1. Consideration of Palm Pruning Proposal.....Page 4
 - C. Field Manager Report
 1. Onsite Manager Report
(Under Separate Cover)
 - D. District Counsel
 - E. District Engineer
 - F. District Manager
 - 6. Business Items**
 - A. Consideration of Board Resumes.....Page 12
 - B. Consideration of Resolution 2026-01, Designating Officers.....Page 14
 - C. Consideration of Resolution 2026-02, Amending the Fiscal Year 2024-2025 Budget.....Page 15
 - D. Consideration of Motion to Reassign Funding Balance.....Page 21
 - 7. Business Administration**
 - A. Consideration of Regular Meeting Minutes from September 16, 2025Page 22
 - B. Review of September 2025 Check Register.....Page 25
 - 8. Supervisor Requests**
 - 9. Adjournment**

The next meeting is scheduled for Tuesday, December 2, 2025, at 10:00 a.m.

District Office:

313 Campus Street
Celebration FL 34747
407-566-1935
<https://www.taracdd.org/>

Meeting Location:

Tara Community Center
7340 Tara Preserve Lane
Bradenton, FL 34203



P.O. Box 5546 Sarasota, FL 34277
Office@AdmiralEnvironmental.com
www.AdmiralEnvironmental.com
Office: 941-777-3350

10/14/25

Preserve @ Tara CDD

Monthly Admiral Aquatic Management Report

Completed Monthly Service Event:

Date: 09/10/25
Technicians: Chuck, Cesar, Wyatt & Larry
Ponds: 1-51
Scope of Work: We performed spot treatments targeting algae.

Completed Monthly Service Event:

Date: 09/18/25
Technicians: Chuck, Cesar, Wyatt & Larry
Ponds: 1-51
Scope of Work: We performed spot treatments targeting shoreline weeds.

Completed Monthly Service Event:

Date: 10/09/25
Technicians: Chuck, Cesar, Wyatt & Larry
Ponds: 1-51
Scope of Work: We performed spot treatments targeting algae. We also targeted undesirable vegetation (Spatterdock Lilies) in Ponds 45, 47, 48 and 50.

Next Scheduled Monthly Service Events:

Date: 10/23/25
Technicians: Chuck, Cesar, Larry & Wyatt
Ponds: 1 - 51
Scope of Work: We will inspect all 51 ponds and service as needed.

Notes:

- On 10/06/25 we reset breaker on South fountain in Pond 23.
- We are working to repair the fountain lights on the South fountain in Pond 23.
- On 10/06/25 we restored electrical power to the aeration system in Pond 45.
- In accordance with the Aquatic Management Agreement, November through April we are scheduled to perform one service event per month.



Tara CDD Palm Pruning Enhancement Proposal 10/2025

Date 10/14/2025
Customer Kristee Cole | Inframark | 313 Campus Street | Celebration, FL 34747
Property Tara CDD | 7340 Tara Preserve Lane | Bradenton, FL 34203

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

Trim out a 483 Palm Trees Throughout the community
plus 3 Bismark palm trees

Demo and Prep

Items	Quantity	Unit
Palm pruning	1.00	EA
Demo and Prep:		\$17,862.50
PROJECT TOTAL:		\$17,862.50

Terms & Conditions

Terms & Conditions

Payment Terms

Any proposal exceeding \$5,000 for an enhancement to a Maintenance property, a 50% deposit will be required upon acceptance to schedule job. The remaining 50% balance will be due upon completion of job.

Payments made via credit card will be accepted up to \$4,750 and will include an additional 3% credit card fee. Interest will accrue on all invoices over thirty days old. Past due amounts will accrue interest at a rate of 1.5% per month (18% APR). Client agrees to pay any costs associated with collection, including but not limited to court and attorney's fees as additional sums owed.

Exclusions

The Following matters are excluded from the Work, unless specified in writing to the contrary:

This Proposal price is valid for thirty (30) days. We reserve the right to modify pricing after that time to reflect current market prices.

Site work is excluded unless specified in writing within the Proposal. Site should be at finished grade (within 1" of final grade), with all soils in sod and planting areas to be loose, not compacted, and ready to install landscape material. If site is not at finished grade, Contractor reserves the right to delay until site is properly prepared.

Removal of base material and/or aggregate material within all landscape planting areas, sod areas and other green space areas that impedes or impacts proper planting of plant material and sod.

Soil replacement where base material and/or aggregate material was removed for proper planting

Drainage: Should the Client's property be the lowest elevation in relation to surrounding property or buildings, the Contractor reserves the right to retain an expert to evaluate and propose drainage solutions. All costs for engineering services, as well as the actual drainage work will be at the Client's expense. Unless the Client has a detailed Topographical survey completed, the above clause may come into effect.

Soil, Sod and/or Mulch quantities are estimates only. They do not account for disturbed construction areas or other fluctuations. Invoices will reflect actual quantities used at proposed price per unit.

Conduit and connections for electrical, gas, and all other utilities and services

Site Unknowns: Including, but not limited to, sub-surface conditions/obstacles that create unforeseen labor, equipment, material, or disposal charges

MOT for temporary traffic control

Any Irrigation or utility trenching thru roads, road base, concrete, or rock will incur additional costs

Any cutting or repairing of any hard surface such as asphalt, concrete, pavers or curbs for irrigation or

landscape

We need 72 hours' notice prior to road base material or concrete work is installed so that sleeves and/or road bores are installed

Backflow Connection

Water source for irrigation is based on specifications at the dedicated meter of the location marked on irrigation plan sheet. If a different location of the dedicated water source is established during construction a change order will be entered into to adjust for the costs associated with the new route for mainline and connections.

Man hours required to find installed buried irrigation sleeves or irrigation piping in areas where asphalt, concrete, curbs, or other hard surfaces are installed prior to completing the irrigation system and where markings or stubs have been placed to show location of irrigation sleeves or piping and these markers have been damaged, buried, or removed by others.

Additional man hours required to maintain plant material and/or sod of a landscape and irrigation installation project that:

Has been started by Pine Lake Nursery and Landscape and/or its subcontractors and is interrupted, delayed, impeded, or prohibited, by others from being worked on continuously until the landscape and irrigation project is completed. Pine Lake Nursery and Landscaper and its subcontractors are excluded. Upon completion of the landscape and irrigation installation project as specified in the landscape and irrigation plan sets is considered complete but will not be accepted as completed until the project as a whole is accepted as complete.

Existing tree preservation, barricading, pruning, root pruning, or inventory

Repairs to any erosion control measures that are damaged or inoperative prior to commencement of landscape and irrigation work

Any planting of sod or other ground cover as required by any municipality when construction of landscape and irrigation has ceased or been suspended for more than 30 days that is no fault of the landscape or irrigation contractor or subcontractors

Warranty on transplanted plant material from the project site

Warranty on plant material that is not rated to grow in established USDA plant hardiness growth zone(s)

Procedure for Extra Work, Changes and Escalation

If it shall become necessary for the Contractor to make changes in any designs, drawings, plans, or specifications for any part of the project or reasons over which we have no control, or we are put to any extra work, cost or expense by reason of any act or matter over which it has no control, the Customer will pay to the

work, cost or expense by reason of any act or matter over which it has no control, the Customer will pay to the Contractor a fee for such changed or extra Work calculated on a time and materials basis. All changes to Work or pricing or the terms of this Agreement will be read and understood within the context and meanings of this Agreement unless stated explicitly to the contrary.

Change Order: The quantities or specifications of material as outlined in the Proposal could be adjusted at any time with approval in the form of a signed Change Order. Change Orders will be executed using current market prices

Escalation Clause

In the event of significant delay or price increase of material, equipment, or energy occurring during the performance of the contract through no fault of the Construction Manager, the Contract Sum, time of completion or contract requirements shall be equitably adjusted by Change Order in accordance with the procedures of the Contract Documents. A change in price of an item of material, equipment, or energy will be considered significant when the price of an item increases 5% percent between the date of this Contract and the date of installation

Warranty and Tolerances

Payments Received: The Warranty for the contract is only valid if payment is received in full on acceptance of the work

Diligence: The Contractor agrees to carry out its Work diligently and to provide sufficient supervision and inspection of its staff and subcontractors and that its work will be of proper and professional quality, and in full conformity with the requirements of the contract

Competence: The Contractor warrants that it is competent to perform the Work and that it has the necessary qualifications including knowledge and skill with the ability to use them effectively.

Site Unknowns: It is the responsibility of the Client or the Client's Representative to fully inform the Contractor of all the information regarding site unknowns that may include difficult buried materials, cables, and pipes, tree stumps, drainage or water table issues, rock, and shale sub surfaces and/or other impediments, issues or factors that could otherwise impact the quality, cost and timeliness of project completion. Failure to notify the Contractor may lead to additional costs to the Client (at the Contractor's discretion) and schedule time not included in the proposal and may require changes in design and construction to overcome such problems – all for which the Client will be responsible. Client can avoid such risks by permitting the Contractor to do appropriate soil and ground tests, review the site, and to secure additional required site information from appropriate government and other authorities.

Damaged Utilities: Should damage occur to utilities during construction, the Contractor is only liable for

the cost of the repair. the Contractor is not liable in any way for inconvenience to the Client caused by damage to the utilities

Damage to neighbors buried utilities, on the Client's property, are the responsibility of the Client

Damage to installed material (plants, trees, sod, etc.) by foot traffic, machinery, equipment, other trades, owner neglect or acts of nature will be excluded from any warranty and will not be replaced at the cost of Contractor

Damage due to pest infestation is excluded from warranty and any damaged material will not be replaced at the cost of the Contractor. If, however, the Contractor has a separate maintenance contract with the client, pest control would fall under that contract and would be subject to those warranty parameters.

Damage due to improper watering after final acceptance will not be replaced at the cost of the Contractor

Material Tolerances

Wood: Pressure treated wood cannot be guaranteed against warp age, checking, or cupping.

Stone: Natural stone has color variations that vary from stone to stone. In addition, mineral deposits such as lime, iron, etc. can change the stone and even bleed. This is the nature of the product, and the Client accepts this as a natural and acceptable quality of the stone

Metal: Metal, which is not galvanized, is not guaranteed from rusting commencing immediately after installation

Concrete: Spider cracks (hairline stress-fractures) are considered a normal characteristic of all types of concrete. Concrete may crack substantially over time due to proximity of tree roots.

Warranty Time Period: The Contractor warrants all construction and installation for a period of one (1) year, providing that they have been maintained properly. All construction materials are subject to manufacturer's specific warranties/guarantees. Planting is warranted for one (1) year if there is an approved irrigation system

Client Responsibilities: The Client recognizes and agrees that they have a responsibility to maintain constructions, plants, bushes, trees, and other installations in keeping with standard quality maintenance requirements for the Warranty to remain in effect. Failure to properly maintain materials or horticulture installations will void the warranty. Client further recognizes and agrees that damage to construction, materials, horticulture elements and other warrantable items of the project will not be warranted if the damage or loss is due to elements beyond the control of

the Contractor. For example, flooding eaves, troughs that damage plants, fallen branches, animal caused damage, damaged/ burst irrigation or drainage pipes that were not maintained properly, use of improper chemicals, improper maintenance, extreme or unusual weather conditions, and similar and/or related situations

void all warranties provided by the Contractor

– void all warranties provided by the Contractor

By 
Epifanio Carvajal Ulloa
Date 10/14/2025
Pine Lake Services, LLC

By _____
Kristee Cole
Date _____
Inframark

Brown's Tree Service LLC
2208 72nd Terrace E
Sarasota, FL 34243 US
+19417568733
estimates@brownstree.org
brownstreeservicefl.com



Estimate

TARA PRESERVE 210 N. University Dr.#702 Coral Springs, Florida 33071
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28756204812	08/12/2025	
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203-887-7677			
Tree Services Trim approx. 470 Sabal Palms throughout community and remove all debris.	475	37.00	17,575.00
Tree Services Trim 2 Foxtail Palms by the community center pool and remove all debris.	2	37.00	74.00
Tree Services Trim 4 Queen Palms at 2 separate water lift stations and remove all debris.	4	37.00	148.00
Tree Services Trim 4 Queen Palms by the community center pool and remove all debris.	4	37.00	148.00
JN For questions regarding your estimate please contact Jeff at 941-780-0971. For scheduling questions contact our office at 941-756-8733.			

Thank you for your business. Please advise, Browns is not responsible for the following; damaged screens, landscape lighting, underground utilities (to include irrigation, cables, pipes, wires, etc.). Thanks for choosing Brown's Tree Service.

TOTAL

\$17,945.00

Accepted By

Accepted Date

Terry Connor
6806 Tailfeather Way

Tara Preserve CDD Board of Supervisors, I would like to be considered to fill the vacancy of Seat 4. I have been a full-time resident of the Preserve at Tara for over 22 years. During that tenure, I have attended dozens of CDD meetings, participated in budget and other pertinent issue discussions and personally supported my husband Darby Connor in his capacity as a CDD Chair, Vice-Chair and Supervisor for over 15 years. My historical context has provided me a unique prospective in addressing future challenges and opportunities for the CDD.

Goal

Continuing with my husband's ongoing commitment and work in the CDD, I intend on carrying out the mission of maintaining our amenities, grounds, ponds, and landscape to keep our property values high, while also being fiscally responsible in maintaining a balanced budget, holding vendors accountable for their performance and deliverables, communicating with our constituents of issues and opportunities and working with the TMA, HOAs and the Tara Preserve Golf Club.

Professional Experience

I have 27 years with Southern New England Telephone as a Business Manager interfacing with the public and managing numerous employees. I also was an Information Specialist position in the ITC group which involved creating and supporting an IVR (Interactive Voice Response System) for the Business Offices. My professional experience and success will be leveraged for the continued success of the CDD.

Community Involvement

- I have attended CDD meetings on a regular basis for over 15 years offering solutions to improve our Tara Preserve community, maintain property values and keep our fees low.
- Member of the TMA ARC focusing on HOA standards and changes.
- Very knowledgeable with CDD Policies and Procedures
- Very knowledgeable with Sunshine Laws and Ethics



Candidate Statement:

Wendy J. Pittman

6891 Tailfeather Way, Bradenton, FL 34203 Phone: (941) 224-3948 E-mail: relaxlive100@gmail.com

Having lived in Tara for 19 years, I have a deep understanding of our community and its needs. I am confident my experience and dedication would be a significant asset to the Tara Preserve Community Development District. My diverse professional background and experience with data analysis for the Department of Defense and preparing hospital budgets directly translates to managing the CDD's finances and assessments. Throughout my career, I have developed a strong foundation of dependability, collaboration, honesty, and integrity.

I greatly value the current board's commitment to open communication and meticulous community upkeep and am eager to help continue this work. My retirement gives me the flexibility to handle daily, hands-on tasks, such as regularly checking sprinkler heads and addressing maintenance issues, which are crucial for our community's well-being.

I will focus on fiscal responsibility to keep assessments stable while ensuring our community infrastructure remains in top condition. I am ready to apply my principles and experience to serve our community with commitment and excellence.

Career Experience

- **Navy Reserve, Retired Commander: Experience in Administration, Contracting, and Logistics.**
 - Contract closeout specialist for Department of Defense.
 - Conducted budget analysis on financial benefits for Navy or DOD to run Mayport supply center.
- **Teaching (21 years):**
 - Served on County Business Coalition Board, Madison, WI.
 - Wrote and was awarded a \$35,000 technology grant from Hewlett Packard.
 - Wrote and implemented a school Emergency Disaster Plan, securing over \$40,000 in free equipment through grants and government surplus.
- **Accounting:**
 - Assistant Manager, Finance Accounting Department, Joshua Tree Hospital.
 - Prepared financial reports and annual hospital/department budgets.
- **Senior Data Analyst (GS-11), Census Bureau:**
 - Analyzed statistical data and prepared reports.
 - Helped with design and testing of Census monitoring software.

Education Dual Master of Arts in Business Management and Business Administration
Webster University, MO

RESOLUTION 2026-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS
DESIGNATING THE OFFICERS OF TARA COMMUNITY
DEVELOPMENT DISTRICT AND PROVIDING FOR AN
EFFECTIVE DATE.**

WHEREAS Tara Community Development District (the “District”), is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (hereinafter the “Board”) now desires to designate the Officers of the District per Chapter 190, Florida Statutes.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF TARA COMMUNITY
DEVELOPMENT DISTRICT:**

1. The following persons are elected to the offices shown to wit:

_____	Chair
_____	Vice-Chair
<u>Jennifer Goldyn</u>	Secretary
<u>Leah Popelka</u>	Treasurer
<u>Angel Montagna</u>	Assistant Treasurer
_____	Assistant Treasurer
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
<u>Kristee Cole</u>	Assistant Secretary
<u>Alize Aninipot</u>	Assistant Secretary
2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 21st day of October 2025.

ATTEST:

**TARA
COMMUNITY DEVELOPMENT
DISTRICT**

Name: _____
Secretary / Assistant Secretary

Name: _____
Chair / Vice Chair of the Board of Supervisors

RESOLUTION 2026-02

THE ANNUAL APPROPRIATION RESOLUTION OF THE TARA COMMUNITY DEVELOPMENT DISTRICT 1 (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June 2025, submitted to the Board of Supervisors (“**Board**”) of the Tara Community Development District 1 (“**District**”) a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2024, and ending September 30, 2025 (“**Fiscal Year 2024/2025**”), along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set August 27, 2024, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TARA COMMUNITY DEVELOPMENT DISTRICT 1:

SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The Proposed Budget, attached hereto as **Exhibit "A,"** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Tara Community Development District 1 for the Fiscal Year Ending September 30, 2025."
- d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2024/2025, the sum of \$ 1,237,456 to be raised by the levy of assessments and otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$941,581
RESERVE FUND	\$42,553
DEBT SERVICE FUND(S)	\$253,322
TOTAL ALL FUNDS*	\$1,237,456

*Exclusive of any collection costs.

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2024/2025 or within sixty (60) days following the end of the Fiscal Year 2024/2025 may amend its Adopted Budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line-item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line-item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this Section 3 and Section 189.016, *Florida Statutes*, among other applicable laws.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

ATTEST:

**TARA COMMUNITY
DEVELOPMENT DISTRICT 1**

By: _____

By: _____

Proposed Budget Amendment
For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>					
Interest - Investments	\$ 4,559	\$ -	\$ 4,559	\$ 24,094	\$ 19,535
FEMA Revenue	-	-	-	170,138	170,138
Interest - Tax Collector	-	-	-	2,323	2,323
Special Assmnts- Tax Collector	699,467	-	699,467	699,473	6
Special Assmnts- Discounts	(27,979)	-	(27,979)	(23,793)	4,186
Other Miscellaneous Revenues	-	-	-	1,951	1,951
TOTAL REVENUES	676,047	-	676,047	874,186	198,139
<u>EXPENDITURES</u>					
<u>Administration</u>					
P/R-Board of Supervisors	12,000	-	12,000	10,800	1,200
ProfServ-Engineering	9,000	-	9,000	5,250	3,750
ProfServ-Legal Services	15,000	-	15,000	14,152	848
ProfServ-Mgmt Consulting	60,155	-	60,155	60,155	-
ProfServ-Trustee Fees	4,000	-	4,000	4,148	(148)
Auditing Services	3,600	-	3,600	5,700	(2,100)
Website Compliance	2,000	-	2,000	1,538	462
Miscellaneous Mailings	2,600	-	2,600	1,962	638
Insurance - Risk Management	3,230	-	3,230	3,161	69
Legal Advertising	1,500	-	1,500	1,124	376
Misc-Bank Charges	500	-	500	-	500
Misc-Assessment Collection Cost	13,989	-	13,989	18,151	(4,162)
Dues, Licenses, Subscriptions	650	-	650	1,002	(352)
Total Administration	128,224	-	128,224	127,143	1,081
<u>Electric Utility Services</u>					
Utility - General	39,000	-	39,000	42,400	(3,400)
Utility - Gas	14,000	-	14,000	5,986	8,014
Utility - Recreation Facilities	7,000	-	7,000	5,927	1,073
Total Electric Utility Services	60,000	-	60,000	54,313	5,687
<u>Water-Sewer Comb Services</u>					
Utility - Water & Sewer	4,500	-	4,500	4,713	(213)
Total Water-Sewer Comb Services	4,500	-	4,500	4,713	(213)

Proposed Budget Amendment
For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Stormwater Control</u>					
R&M-Stormwater System	5,000	-	5,000	1,134	3,866
R&M Lake & Pond Bank	3,500	8,445	11,945	11,945	-
Fountain Maintenance	1,200	-	1,200	2,780	(1,580)
Aquatic Maintenance	34,320	-	34,320	34,101	219
Aquatic Plant Replacement	1,750	-	1,750	-	1,750
Total Stormwater Control	45,770	8,445	54,215	49,960	4,255
<u>Other Physical Environment</u>					
Pest Control	33,250	-	33,250	28,497	4,753
Contracts-Landscape	140,000	26,242	166,242	166,242	-
Insurance - General Liability	3,800	-	3,800	3,700	100
Property Insurance	13,000	-	13,000	11,305	1,695
R&M-Irrigation	38,368	28,768	67,136	67,136	-
R&M-Tree Trimming Services	15,000	10,860	25,860	25,860	-
R&M-Well Maintenance	4,500	-	4,500	-	4,500
Landscape - Annuals	16,000	-	16,000	10,500	5,500
Landscape - Mulch	15,255	-	15,255	14,136	1,119
Landscape Replacement	18,500	8,723	27,223	27,223	-
Hurricane Damage	-	170,138	170,138	170,138	-
Entry & Walls Maintenance	4,000	-	4,000	1,023	2,977
Holiday Decoration	4,500	-	4,500	4,415	85
Total Other Physical Environment	306,173	244,731	550,904	530,175	20,729
<u>Security Operations</u>					
Security System Monitoring & Maint.	4,500	-	4,500	3,181	1,319
Total Security Operations	4,500	-	4,500	3,181	1,319
<u>Parks and Recreation</u>					
Clubhouse - Facility Janitorial Service	7,800	-	7,800	8,496	(696)
Lighting Replacement	2,500	-	2,500	-	2,500
Management Contract	40,960	-	40,960	40,960	-
Contracts-Pools	9,600	-	9,600	9,600	-
Telephone, Cable & Internet Service	3,360	-	3,360	5,172	(1,812)
R&M-Pools	3,360	-	3,360	12,533	(9,173)
R&M-Vehicles	2,000	-	2,000	-	2,000
Athletic/Park Court/Field Repairs	2,000	-	2,000	2,272	(272)
Facility A/C & Heating Maintenance & Repair	2,000	-	2,000	1,720	280
Furniture Repair/Replacement	1,000	-	1,000	2,320	(1,320)
Access Control Maintenance & Repair	2,000	-	2,000	91	1,909
Misc-Clubhouse Activities	8,500	-	8,500	6,310	2,190

Proposed Budget Amendment
For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
Computer Support	1,000	-	1,000	235	765
Office Supplies	2,800	-	2,800	224	2,576
Total Parks and Recreation	88,880	-	88,880	89,933	(1,053)
<u>Reserves</u>					
Misc-Special Projects	18,000	-	18,000	8,407	9,593
Misc-Contingency	20,000	12,358	32,358	32,358	-
Total Reserves	38,000	12,358	50,358	40,765	9,593
TOTAL EXPENDITURES & RESERVES	676,047	265,534	941,581	900,183	41,398
Excess (deficiency) of revenues					
Over (under) expenditures	-	(265,534)	(265,534)	(25,997)	239,537
Net change in fund balance	-	(265,534)	(265,534)	(25,997)	239,537
FUND BALANCE, BEGINNING (OCT 1, 2024)	832,931	-	832,931	832,931	-
FUND BALANCE, ENDING	\$ 832,931	\$ (265,534)	\$ 567,397	\$ 806,934	\$ 239,537

**TARA
COMMUNITY DEVELOPMENT DISTRICT**

Motion: Assigning Fund Balance as of 09/30/25

The Board hereby assigns the FY 2025 Reserves as follows:

	<u>FY2025</u>
Operating Reserves	169,012
Total Assigned Reserves	<u>\$ 169,012</u>

MINUTES OF MEETING
TARA
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Tara Community Development District was held on Tuesday, September 16, 2025, and called to order at 10:00 a.m., at the Tara Community Center, 7340 Tara Preserve Lane, Bradenton, Florida 34203.

Present and constituting a quorum were:

Joe DiBartolomeo	Board Supervisor, Chair
Mark Gough	Board Supervisor, Asst. Secretary
Christopher Morris	Board Supervisor, Asst. Secretary
Peyton Phillips	Board Supervisor, Asst. Secretary

Also present were:

Kristee Cole	Senior District Manager, Inframark
Alize Aninipot	District Manager, Inframark
David Jackson	District Counsel, Persson, Cohen & Mooney
Rick Schappacher	District Engineer, Schappacher Engineer
Epi Carvajal	Representative, PineLake Landscape
Mike Kaighan	Representative, Admiral Environmental
Paul Kelley	Field Manager, Inframark

Audience Members

FIRST ORDER OF BUSINESS Call to Order and Roll Call

The meeting was called to order at 10:00 a.m. and a quorum was established.

SECOND ORDER OF BUSINESS Pledge of Allegiance

Everyone participated in reciting the Pledge of Allegiance.

THIRD ORDER OF BUSINESS Adoption of the Agenda

On MOTION by Mr. DiBartolomeo, seconded by Mr. Phillips, with all in favor, the Tara CDD September 16, 2025, Revised Final Agenda was adopted.

FOURTH ORDER OF BUSINESS Audience Comments on Agenda Items

There were no audience comments.

FIFTH ORDER OF BUSINESS Staff Reports

A. Aquatics Report

Mr. Kaighin presented his report to the Board, noting that spot treatments targeting algae were conducted on August 13–14, and that a new air compressor was installed in the aeration system.

B. Landscape Update

The Board requested that District Management review the Palm Boss proposal to ensure that the District is not being billed for duplicate fertilization services.

1. Consideration of PineLake Renewal Contract

Mr. Armarosa stated to the Board to disregard the proposal. Mr. Jackson instructed the Board to keep the current contract.

On MOTION by Mr. DiBartolomeo, seconded by Mr. Gough, with all in favor, the Board approved the current contract with a small addendum with the current rate and terms.

C. Field Manager Report

1. Onsite Manager Report

Mr. Kelley presented the Field Manager's report to the Board. Management instructed him to prepare and provide a scope of his responsibilities to be used during interviews for the on-site management position.

D. District Counsel

Mr. Jackson reminded the Board to complete the ethics training by December 31, 2025.

E. District Engineer

Mr. Schappacher provided updates to the Board.

F. District Manager

Ms. Cole informed the Board that the next meeting is scheduled for October 21, 2025, at 10:00 a.m. Management also noted that expenditure is over budget, and a budget amendment will be required by November 30, 2025.

SIXTH ORDER OF BUSINESS Business Items

A. Consideration of Board Resume

Ms. Connor presented her resume to the Board. The Board requested that the review of Board resumes be tabled until the October meeting and directed that the vacancy be posted on the Preserve website as well as communicated to the HOA.

On MOTION by Mr. DiBartolomeo, seconded by Mr. Phillips, with two opposing votes, from Mr. Morris and Mr. Gough, the motion to appoint Terry Connor to the Board failed.

B. Consideration of Resolution 2025-08, Designating Officers

The Board tabled for the October meeting.

C. Consideration of Tree Services Proposal

The Board will table until the October meeting.

SEVENTH ORDER OF BUSINESS Business Administration

A. Consideration of Regular Meeting Minutes from August 19, 2025

On MOTION by Mr. Gough, seconded by Mr. Phillips, with all in favor, the Regular Meeting Minutes from August 19, 2025, were approved.

B. Review of August 2025 Check Register

On MOTION by Mr. Gough, seconded by Mr. Phillips, with all in favor, the August 2025 Check Register was approved.

EIGHTH ORDER OF BUSINESS Supervisor Requests

Mr. Morris requested clarification regarding the scope of work for Board members.

Mr. DiBartolomeo expressed a desire for increased resident participation and requested further information regarding palm injections with Palm Boss.

NINTH ORDER OF BUSINESS Adjournment

On MOTION by Mr. Gough, seconded by Mr. DiBartolomeo, with all in favor, the meeting was adjourned at 11:09 a.m.

Assistant Secretary

Chair / Vice Chair

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
<u>GENERAL FUND - 001</u>							
CHECK # 100172							
001	09/04/25	PINE LAKE NURSERY	8027	Remove 3 dead red maples behind 6647 Tailfeather Way including Stump Gridding	Landscape Replacement	546338-53900	\$2,750.00
							Check Total
							\$2,750.00
CHECK # 100173							
001	09/04/25	INFRAMARK LLC	157210	Budget increase mailing	Miscellaneous Mailings	541030-51301	\$1,818.80
							Check Total
							\$1,818.80
CHECK # 100174							
001	09/09/25	SCHAPPACHER ENGINEERING LLC	2926	ENGINEERING SVC AUG 25	ProfServ-Engineering	531013-51301	\$825.00
							Check Total
							\$825.00
CHECK # 100175							
001	09/15/25	PERSSON & COHEN P.A.	6329	LEGAL SERVICES THRU AUG 25	ProfServ-Legal Services	531023-51301	\$1,624.50
							Check Total
							\$1,624.50
CHECK # 100176							
001	09/15/25	JULIO GARCIA	2292074	CLEANING SERVICE SEPT 25	Clubhouse - Facility Janitorial Service	531131-57201	\$600.00
							Check Total
							\$600.00
CHECK # 100177							
001	09/15/25	INFRAMARK LLC	158167	SEPT 2025 MGMT FEES	Management Contract	531136-57201	\$3,413.33
001	09/15/25	INFRAMARK LLC	158167	SEPT 2025 MGMT FEES	ProfServ-Mgmt Consulting	531027-51201	\$5,012.92
							Check Total
							\$8,426.25
CHECK # 100178							
001	09/25/25	ADMIRAL ENVIRONMENTAL LLC	4617	SEPT 25 AQUATIC MAINT	Aquatic Maintenance	546995-53805	\$2,860.00
							Check Total
							\$2,860.00
CHECK # 100179							
001	09/25/25	PINCH A PENNY #108	0215-6505	June Pool Maintenance	Contracts-Pools	534078-57201	\$880.55
001	09/25/25	PINCH A PENNY #108	0215-6513	September 2025 pool maintenance	Contracts-Pools	534078-57201	\$800.00
001	09/25/25	PINCH A PENNY #108	0215-6514	Pool Filters	Contracts-Pools	534078-57201	\$597.55
							Check Total
							\$2,278.10
CHECK # 100180							
001	09/25/25	PINE LAKE NURSERY	8102	SEPT 25 MAINT CONTRACT	Pest Control	531170-53900	\$2,220.00
001	09/25/25	PINE LAKE NURSERY	8102	SEPT 25 MAINT CONTRACT	Contracts-Landscape	534050-53900	\$13,853.52
001	09/25/25	PINE LAKE NURSERY	8102	SEPT 25 MAINT CONTRACT	R&M-Irrigation	546041-53900	\$3,337.50
							Check Total
							\$19,411.02
CHECK # 100181							
001	09/30/25	INFRAMARK LLC	159315	Inframark Postage	Miscellaneous Mailings	541030-51301	\$3.70
							Check Total
							\$3.70
CHECK # 1386							
001	09/18/25	CHRISTOPHER MORRIS	CM-091625	BOARD 9/16/25	P/R-Board of Supervisors	511001-51101	\$200.00
							Check Total
							\$200.00
CHECK # 1387							
001	09/18/25	JOSEPH DI BARTOLOMEO	JB-091625	BOARD 9/16/25	P/R-Board of Supervisors	511001-51101	\$200.00
							Check Total
							\$200.00
CHECK # 1388							
001	09/18/25	MARK DAVID GOUGH-EFT	MG-091625-EFT	BOARD 9/16/25	P/R-Board of Supervisors	511001-51101	\$200.00
							Check Total
							\$200.00

TARA COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2025 to 09/30/2025

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 1389							
001	09/18/25	PEYTON PAUL PHILLIPS	PP-091625	BOARD 9/16/25	P/R-Board of Supervisors	511001-51101	\$200.00
Check Total							<u>\$200.00</u>
CHECK # 1390							
001	09/23/25	EGIS INSURANCE ADVISORS	29682	Renew Insurance Policy 10-1-25/10-1-26	Prepaid Insurance	155100-51301	\$19,369.00
Check Total							<u>\$19,369.00</u>
CHECK # 300036							
001	09/03/25	TECO - ACH	081325-1060	BILL PRD 7/12-8/07/25	Utility - Gas	543019-53100	\$109.98
Check Total							<u>\$109.98</u>
CHECK # 300037							
001	09/11/25	MCUD MANATEE COUNTY UTILITIES DEPT ACH	081225-20584	BILL PRD 07/12-08/12/25	Utility - Water & Sewer	543021-53601	\$351.47
Check Total							<u>\$351.47</u>
CHECK # 300038							
001	09/23/25	FPL	100325 ACH	BILL PRD 8/13-9/12/25	Utility - General	543001-53100	\$3,356.78
Check Total							<u>\$3,356.78</u>
CHECK # 300040							
001	09/22/25	COMCAST - ACH	090125-5540	BILL PRD 09/14-10/13/25	Telephone, Cable & Internet Service	541016-57201	\$482.06
Check Total							<u>\$482.06</u>
CHECK # DD1153							
001	09/22/25	FPL	092225ACH	BILL PRD 8/7-9/8/25	Utility - General	543001-53100	\$213.97
001	09/22/25	FPL	092225ACH	BILL PRD 8/7-9/8/25	Utility - Recreation Facilities	543079-53100	\$505.79
Check Total							<u>\$719.76</u>
Fund Total							<u><u>\$65,786.42</u></u>

Total Checks Paid	\$65,786.42
--------------------------	--------------------



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
08/27/25	8027
Terms	Due Date
Net 30	09/26/25

BILL TO
Kristee Cole Inframark 313 Campus Street Celebration, FL 34747

PROPERTY
Tara CDD 7340 Tara Preserve Lane Bradenton, FL 34203

Amount Due	Enclosed
\$2,750.00	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$2,750.00	\$0.00	\$2,750.00

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

Remove 3 Dead Red maples
Behind 6647 Tailfeather way.
Includes Stump Gridding

Total			\$2,750.00	\$0.00	\$2,750.00
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INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

157210

DATE

8/28/2025

BILL TO

Tara Community Development District
1
313 Campus St
Celebration FL 34747-4982
United States

CUSTOMER ID

C2900

NET TERMS

Due On Receipt

PO#**DUE DATE**

8/28/2025

Services provided for the Month of: July 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Mail notices sent on 7-28-25 \$1,815.35	1	Ea	1,815.35		1,815.35
Postage	5	Ea	0.69		3.45
Subtotal					1,818.80

Subtotal

\$1,818.80

Tax

\$0.00

Total Due

\$1,818.80

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

Schappacher Engineering LLC

PO Box 21256
Bradenton, FL 34204
941-251-7613

Invoice

Date	Invoice #
9/4/2025	2926

Bill To
Tara CDD c/o Inframark 210 N University Drive #702 Coral Springs Fl 33071

		Terms	Project	
		Due on receipt	CDD Engineering Services	
Serviced	Description	Quantity	Rate	Amount
8/1/2025	Finalize bid package for vegetation removal at major outfall systems and send to vendors for bids.	1.5	150.00	225.00
8/4/2025	Review e-mail from CDD manager, respond regarding aqua range and water elevation.	0.25	150.00	37.50
8/13/2025	Respond to questions from bidders on vegetation removal. Send revised documents to bidders.	0.5	150.00	75.00
8/14/2025	Send out bid reminders for vegetation clearing.	0.25	150.00	37.50
8/15/2025	Review vegetation removal bids and prepare bid tabulation form, send to CDD manager.	0.5	150.00	75.00
8/19/2025	Prep work for CDD meeting, review agenda items and print pertinent documents. Attend CDD meeting.	2.5	150.00	375.00
Due upon request. Please make checks payable to Schappacher Engineering		Total		\$825.00

INVOICE

Invoice # 6329
Date: 09/02/2025
Due On: 10/02/2025

Tara Community Development District 1
2654 Cypress Ridge Boulevard
Suite 101
Wesley Chapel, FL 33544

Statement of Account

Outstanding Balance	New Charges	Payments Received	Total Amount Outstanding
(\$0.00	+ \$1,624.50	) - (\$0.00	) = \$1,624.50

Tara Community Development District 1

District Counsel Services

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	RDJ	08/01/2025	Confer with District Manager regarding notices for upcoming budget public hearing and various other matters.	0.30	\$285.00	\$85.50
Service	RDJ	08/04/2025	Review correspondence regarding golf course owner's request to increase elevation of driving range pond; review District's Rules of Procedure regarding Board vacancies.	0.70	\$285.00	\$199.50
Service	RDJ	08/08/2025	Review and approve draft resolutions for upcoming budget hearings; follow-up with District management regarding same.	0.60	\$285.00	\$171.00
Service	RDJ	08/15/2025	Prepare for and attend meeting with District Manager, Chair and representatives of Pine Lake regarding contract amendment for storm clean-up services; prepare revisions to amendment and follow-up; review agenda and materials for upcoming Board of Supervisors meeting.	1.60	\$285.00	\$456.00
Service	RDJ	08/19/2025	Continue preparing for and attend	2.50	\$285.00	\$712.50

Board of Supervisors meeting.

Subtotal **\$1,624.50****Total** **\$1,624.50**

Detailed Statement of Account

Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
6329	10/02/2025	\$1,624.50	\$0.00	\$1,624.50
Outstanding Balance				\$1,624.50
Total Amount Outstanding				\$1,624.50

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.



INVOICE

JAC Handy Services
Bradenton, Florida 34207
United States

Mobile: 832-472-8107
jachandyservices@gmail.com

BILL TO
Tara CDD1
Paul Kelly
7340 Tara Preserve Lane
Bradenton, Florida 34203
United States

941-526-9960
Fieldmanager@taracdd.org

Invoice Number: 2292074
P.O./S.O. Number: 7340-9425
Invoice Date: September 5, 2025
Payment Due: September 5, 2025
Amount Due (USD): \$600.00

Services	Quantity	Price	Amount
Cleaning Services 8/12/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 8/14/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 8/19/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 8/21/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 8/26/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 8/28/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 9/2/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00
Cleaning Services 9/4/25 - Routine cleaning services of the Tara Preserve Community Center. Labor only.	1	\$75.00	\$75.00



INVOICE

JAC Handy Services
Bradenton, Florida 34207
United States

Mobile: 832-472-8107
jachandyservices@gmail.com

Total:	\$600.00
---------------	-----------------

Amount Due (USD):	\$600.00
--------------------------	-----------------

Notes / Terms

Make Check Payable to:

Julio C. Garcia

804 67th Ave W. Bradenton, FL 34207



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

158167

DATE

9/5/2025

BILL TO

Tara Community Development District
1
313 Campus St
Celebration FL 34747-4982
United States

CUSTOMER ID

C2900

NET TERMS

Due On Receipt

DUE DATE

9/5/2025

PO#

Services provided for the Month of: September 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Administrative Fees	1	Ea	5,012.92		5,012.92
Field Operations	1	Ea	3,413.33		3,413.33
Subtotal					8,426.25

Subtotal

\$8,426.25

Tax

\$0.00

Total Due

\$8,426.25

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

Admiral Environmental LLC
PO Box 5546
Sarasota, FL 34277-5546
+19417773350
office@admiralenvironmental.com



INVOICE

BILL TO
Tara Community Development
District
C/O Inframark
210 N. University Dr, Suite 702
Coral Springs, FL 33071

SHIP TO
Tara Community Development
District
Tara Community Center
7340 Tara Preserve Lane
Bradenton, FL 34203

INVOICE # 4617
DATE 09/01/2025
TERMS Due on receipt

CUSTOMER
Tara CDD

DESCRIPTION	QTY	RATE	AMOUNT
Monthly Aquatic Management - Tara CDD	1	2,860.00	2,860.00

This invoice is for service in September, 2025.
Thank you for being a valued customer.

SUBTOTAL	2,860.00
TAX	0.00
TOTAL	2,860.00
BALANCE DUE	\$2,860.00



PINCH·A·PENNY
POOL·PATIO·SPA
The Perfect People For A Perfect Pool®
 6144 State Road 70
 Bradenton, FL 34203
 941.758.8178
 Fax: 941.758.0178

Pool Service Invoice

Date	Invoice #
5/30/2025	0215-6505

Bill To
Tara CDD 7340 Tara Preserve Lane Bradenton, FL 34203

Terms	Pool Location

Description	Quantity	Price	Total
BRUTE 32 GALLON TRASH CAN W/ LID	3	40.99	122.97T
MAIN DRAIN COVERS	2	149.99	299.98T
SPA IN-LINE TEMPERATURE GAUGE	1	99.99	99.99T
Labor	1	300.00	300.00T
<i>We look forward to working with you!</i>		Sales Tax (7.0%)	\$57.61
		Total	\$880.55
		Payments/Credits	\$0.00
		Total Balance Due	\$880.55



PINCH·A·PENNY
POOL·PATIO·SPA
The Perfect People For A Perfect Pool
 6144 State Road 70
 Bradenton, FL 34203
 941.758.8178
 Fax: 941.758.0178

Pool Service Invoice

Date	Invoice #
9/15/2025	0215-6513

Bill To
Tara CDD 7340 Tara Preserve Lane Bradenton, FL 34203

Terms	Pool Location

Description	Quantity	Price	Total
SEPTEMBER POOL SERVICE		800.00	800.00
		Sales Tax (7.0%)	\$0.00
		Total	\$800.00
		Payments/Credits	\$0.00
		Total Balance Due	\$800.00



PINCH·A·PENNY
POOL·PATIO·SPA
The Perfect People For A Perfect Pool
 6144 State Road 70
 Bradenton, FL 34203
 941.758.8178
 Fax: 941.758.0178

Pool Service Invoice

Date	Invoice #
9/15/2025	0215-6514

Bill To
Tara CDD 7340 Tara Preserve Lane Bradenton, FL 34203

Terms	Pool Location

Description	Quantity	Price	Total
POOL FILTERS	3	134.99	404.97
SPA FILTERS	2	89.99	179.98T
		Sales Tax (7.0%)	\$12.60
		Total	\$597.55
		Payments/Credits	\$0.00
		Total Balance Due	\$597.55



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
09/01/25	8102
Terms	Due Date
Net 30	10/01/25

BILL TO

Kristee Cole
Inframark
313 Campus Street
Celebration, FL 34747

PROPERTY

Tara CDD
7340 Tara Preserve Lane
Bradenton, FL 34203

Amount Due	Enclosed
\$19,411.02	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#4505 - Tara CDD Final 534050-53900-5000 for the Landscaping 531170-53900- 5000 Pest Control 546041- 53900-5000 R&M Irrigation September 2025		\$19,411.02	\$0.00	\$19,411.02
	#4505 - Tara CDD Final 534050- 53900-5000 for the Landscaping 531170-53900-5000 Pest Control 546041-53900-5000 R&M Irrigation September 2025		\$19,411.02	\$0.00	\$19,411.02
	Total		\$19,411.02	\$0.00	\$19,411.02



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

BILL TO
Tara Community Development District
1
313 Campus St
Celebration FL 34747-4982
United States

Services provided for the Month of: August 2025

INVOICE

INVOICE#

159315

CUSTOMER ID

C2900

PO#**DATE**

9/22/2025

NET TERMS

Due On Receipt

DUE DATE

9/22/2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	5	Ea	0.74		3.70
Subtotal					3.70

Subtotal

\$3.70

Tax

\$0.00

Total Due

\$3.70

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

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ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Tara CDD

Board Meeting Date: September 16th, 2025

	Name	In Attendance Please X	Paid
1	Joe DiBartolomeo	x	\$200
2	Mark Gough	x	\$200
3	Peyton Phillips	x	\$200
4	Christopher Morris	x	\$200
5			

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Alize Aninipot
District Manager Signature

9/16/2025
Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Tara CDD

Board Meeting Date: September 16th, 2025

Name	In Attendance Please X	Paid
1 Joe DiBartolomeo	x	\$200
2 Mark Gough	x	\$200
3 Peyton Phillips	x	\$200
4 Christopher Morris	x	\$200
5		

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Alize Aninipot
District Manager Signature

9/16/2025
Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Tara CDD

Board Meeting Date: September 16th, 2025

	Name	In Attendance Please X	Paid
1	Joe DiBartolomeo	x	\$200
2	Mark Gough	x	\$200
3	Peyton Phillips	x	\$200
4	Christopher Morris	x	\$200
5			

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Alice Aninipot
District Manager Signature

9/16/2025
Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:	<u>Tara CDD</u>
Board Meeting Date:	<u>September 16th, 2025</u>

	Name	In Attendance Please X	Paid
1	Joe DiBartolomeo	x	\$200
2	Mark Gough	x	\$200
3	Peyton Phillips	x	\$200
4	Christopher Morris	x	\$200
5			

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Alize Aninipot
District Manager Signature

9/16/2025
Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****



INVOICE

Customer	Tara Community Development District
Acct #	617
Date	09/19/2025
Customer Service	Christina Wood
Page	1 of 1

Tara Community Development District
c/o Inframark
313 Campus Street
Celebration, FL 34747

Payment Information	
Invoice Summary	\$ 19,396.00
Payment Amount	
Payment for:	Invoice#29682
100125641	

Thank You

Please detach and return with payment



Customer: Tara Community Development District

Invoice	Effective	Transaction	Description	Amount
29682	10/01/2025	Renew policy	Policy #100125641 10/01/2025-10/01/2026 Florida Insurance Alliance Package - Renew policy Due Date: 9/19/2025	19,396.00

Please Remit Payment To:
Egis Insurance and Risk Advisors
P.O. Box 748555

Total
\$ 19,396.00

Thank You

FOR PAYMENTS SENT OVERNIGHT: Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349
TO PAY VIA ACH: Accretive Global Insurance Services LLC
Routing ACH: 121000358 Account: 1291776914

Remit Payment To: Egis Insurance Advisors

(321)233-9939

Date

P.O. Box 748555
Atlanta, GA 30374-8555

accounting@egisadvisors.com

09/19/2025



Egis Insurance & Risk Advisors

Is pleased to provide a

Proposal of Insurance Coverage for:

Tara Community Development District

Please review the proposed insurance coverage terms and conditions carefully.

Written request to bind must be received prior to the effective date of coverage.

The brief description of coverage contained in this document is being provided as an accommodation only and is not intended to cover or describe all Coverage Agreement terms. For more complete and detailed information relating to the scope and limits of coverage, please refer directly to the Coverage Agreement documents. Specimen forms are available upon request.

About FIA

Florida Insurance Alliance (“FIA”), authorized and regulated by the Florida Office of Insurance Regulation, is a non-assessable, governmental insurance Trust. FIA was created in September 2011 at a time when a large number of Special Taxing Districts were having difficulty obtaining insurance.

Primarily, this was due to financial stability concerns and a perception that these small to mid-sized Districts had a disproportionate exposure to claims. Even districts that were claims free for years could not obtain coverage. FIA was created to fill this void with the goal of providing affordable insurance coverage to Special Taxing Districts. Today, FIA proudly serves and protects over 1,000 public entity members.

Competitive Advantage

FIA allows qualifying Public Entities to achieve broad, tailored coverages with a cost-effective insurance program. Additional program benefits include:

- Insure-to-value property limits with no coinsurance penalties
- First dollar coverage for “alleged” public official ethics violations
- Proactive in-house claims management and loss control department
- Risk management services including on-site loss control, property schedule verification and contract reviews
- Complimentary Property Appraisals
- Online Risk Management Education & Training portal
- Online HR & Benefits Support portal
- HR Hotline
- Safety Partners Matching Grant Program

How are FIA Members Protected?

FIA employs a conservative approach to risk management. Liability risk retained by FIA is fully funded prior to the policy term through member premiums. The remainder of the risk is transferred to reinsurers. FIA’s primary reinsurers, Lloyds of London and Hudson Insurance Company, both have AM Best A XV (Excellent) ratings and surplus of \$2Billion or greater.

In the event of catastrophic property losses due to a Named Storm (i.e., hurricane), the program bears no risk as all losses are passed on to the reinsurers.

What Are Members Responsible For?

As a non-assessable Trust, our members are only responsible for two items:

- Annual Premiums
- Individual Member Deductibles

FIA Bylaws prohibit any assessments or other fees.

Additional information regarding FIA and our member services can be found at www.fia360.org.

Quotation being provided for:

Tara Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Term: October 1, 2025 to October 1, 2026

Quote Number: 100125641

PROPERTY COVERAGE

SCHEDULE OF COVERAGES AND LIMITS OF COVERAGE

COVERED PROPERTY	
Total Insured Values –Building and Contents – Per Schedule on file totalling	\$1,147,489
Loss of Business Income	\$1,000,000
Additional Expense	\$1,000,000
Inland Marine	
Scheduled Inland Marine	\$67,220

It is agreed to include automatically under this Insurance the interest of mortgagees and loss payees where applicable without advice.

	<u>Valuation</u>	<u>Coinsurance</u>
Property	Replacement Cost	None
Inland Marine	Actual Cash Value	None

DEDUCTIBLES:	\$2,500	Per Occurrence, All other Perils, Building & Contents and Extensions of Coverage.
	5 %	Total Insured Values per building, including vehicle values, for "Named Storm" at each affected location throughout Florida subject to a minimum of \$10,000 per occurrence, per Named Insured.
	Per Attached Schedule	Inland Marine

Special Property Coverages		
<u>Coverage</u>	<u>Deductibles</u>	<u>Limit</u>
Earth Movement	\$2,500	Included
Flood	\$2,500 *	Included
Boiler & Machinery	\$2,500	Included
TRIA		Included

*Except for Zones A & V (see Terms and Conditions) excess of NFIP, whether purchased or not

TOTAL PROPERTY PREMIUM

\$11,623

Extensions of Coverage

If marked with an "X" we will cover the following EXTENSIONS OF COVERAGE under this Agreement, These limits of liability do not increase any other applicable limit of liability.

(X)	Code	Extension of Coverage	Limit of Liability
X	A	Accounts Receivable	\$500,000 in any one occurrence
X	B	Animals	\$1,000 any one Animal \$5,000 Annual Aggregate in any one agreement period
X	C	Buildings Under Construction	As declared on Property Schedule, except new buildings being erected at sites other than a covered location which is limited to \$250,000 estimated final contract value any one construction project.
X	D	Debris Removal Expense	\$250,000 per insured or 25% of loss, whichever is greater
X	E	Demolition Cost, Operation of Building Laws and Increased Cost of Construction	\$500,000 in any one occurrence
X	F	Duty to Defend	\$100,000 any one occurrence
X	G	Errors and Omissions	\$250,000 in any one occurrence
X	H	Expediting Expenses	\$250,000 in any one occurrence
X	I	Fire Department Charges	\$50,000 in any one occurrence
X	J	Fungus Cleanup Expense	\$50,000 in the annual aggregate in any one occurrence
X	K	Lawns, Plants, Trees and Shrubs	\$50,000 in any one occurrence
X	L	Leasehold Interest	Included
X	M	Air Conditioning Systems	Included
X	N	New locations of current Insureds	\$1,000,000 in any one occurrence for up to 90 days, except 60 days for Dade, Broward, Palm Beach from the date such new location(s) is first purchased, rented or occupied whichever is earlier. Monroe County on prior submit basis only
X	O	Personal property of Employees	\$500,000 in any one occurrence
X	P	Pollution Cleanup Expense	\$50,000 in any one occurrence
X	Q	Professional Fees	\$50,000 in any one occurrence
X	R	Recertification of Equipment	Included
X	S	Service Interruption Coverage	\$500,000 in any one occurrence
X	T	Transit	\$1,000,000 in any one occurrence
X	U	Vehicles as Scheduled Property	Included
X	V	Preservation of Property	\$250,000 in any one occurrence
X	W	Property at Miscellaneous Unnamed Locations	\$250,000 in any one occurrence
X	X	Piers, docs and wharves as Scheduled Property	Included on a prior submit basis only

X	Y	Glass and Sanitary Fittings Extension	\$25,000 any one occurrence
X	Z	Ingress / Egress	45 Consecutive Days
X	AA	Lock and Key Replacement	\$2,500 any one occurrence
X	BB	Awnings, Gutters and Downspouts	Included
X	CC	Civil or Military Authority	45 Consecutive days and one mile

CRIME COVERAGE

<u>Description</u>	<u>Limit</u>	<u>Deductible</u>
Forgery and Alteration	\$100,000	\$1,000
Theft, Disappearance or Destruction	\$100,000	\$1,000
Computer Fraud including Funds Transfer Fraud	\$100,000	\$1,000
Employee Dishonesty, including faithful performance, per loss	\$100,000	\$1,000

Deadly Weapon Protection Coverage

Coverage	Limit	Deductible
Third Party Liability	\$1,000,000	\$0
Property Damage	\$1,000,000	\$0
Crisis Management Services	\$250,000	\$0

AUTOMOBILE COVERAGE

Coverages	Covered Autos	Limit	Premium
Covered Autos Liability	8,9	\$1,000,000	Included
Personal Injury Protection	N/A		Not Included
Auto Medical Payments	N/A		Not Included
Uninsured Motorists including Underinsured Motorists	N/A		Not Included
Physical Damage Comprehensive Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto, But No Deductible Applies To Loss Caused By Fire or Lightning. See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Specified Causes of Loss Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto For Loss Caused By Mischief Or Vandalism See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Collision Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Towing And Labor	N/A	\$0 For Each Disablement Of A Private Passenger Auto	Not Included

GENERAL LIABILITY COVERAGE (Occurrence Basis)

Bodily Injury and Property Damage Limit	\$1,000,000
Personal Injury and Advertising Injury	Included
Products & Completed Operations Aggregate Limit	Included
Employee Benefits Liability Limit, per person	\$1,000,000
Herbicide & Pesticide Aggregate Limit	\$1,000,000
Medical Payments Limit	\$5,000
Fire Damage Limit	Included
No fault Sewer Backup Limit	\$25,000/\$250,000
General Liability Deductible	\$0

PUBLIC OFFICIALS AND EMPLOYMENT PRACTICES LIABILITY (Claims Made)

Public Officials and Employment Practices Liability Limit	Per Claim	\$1,000,000
	Aggregate	\$2,000,000
Public Officials and Employment Practices Liability Deductible		\$0

Supplemental Payments: Pre-termination \$2,500 per employee - \$5,000 annual aggregate.
Non-Monetary \$100,000 aggregate.

Cyber Liability sublimit included under POL/EPLI

Media Content Services Liability
Network Security Liability
Privacy Liability
First Party Extortion Threat
First Party Crisis Management
First Party Business Interruption
Limit: \$100,000 each claim/annual aggregate
Fraudulent Instruction: \$25,000



PREMIUM SUMMARY

Tara Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Term: October 1, 2025 to October 1, 2026

Quote Number: 100125641

PREMIUM BREAKDOWN

Property (Including Scheduled Inland Marine)	\$11,623
Crime	\$500
Automobile Liability	Not Included
Hired Non-Owned Auto	Included
Auto Physical Damage	Not Included
General Liability	\$3,922
Public Officials and Employment Practices Liability	\$3,351
Deadly Weapon Protection Coverage	Included
TOTAL PREMIUM DUE	\$19,396

IMPORTANT NOTE

Defense Cost - Outside of Limit, Does Not Erode the Limit for General Liability, Public Officials Liability, and Employment related Practices Liability.

Deductible does not apply to defense cost. Self-Insured Retention does apply to defense cost.

Additional Notes:

(None)



PARTICIPATION AGREEMENT

Application for Membership in the Florida Insurance Alliance

The undersigned local governmental entity, certifying itself to be a public agency of the State of Florida as defined in Section 163.01, Florida Statutes, hereby formally makes application with the Florida Insurance Alliance ("FIA") for continuing liability and/or casualty coverage through membership in FIA, to become effective 12:01 a.m., 10/01/2025, and if accepted by the FIA's duly authorized representative, does hereby agree as follows:

- (a) That, by this reference, the terms and provisions of the Interlocal Agreement creating the Florida Insurance Alliance are hereby adopted, approved and ratified by the undersigned local governmental entity. The undersigned local governmental entity certifies that it has received a copy of the aforementioned Interlocal Agreement and further agrees to be bound by the provisions and obligations of the Interlocal Agreement as provided therein;
- (b) To pay all premiums on or before the date the same shall become due and, in the event Applicant fails to do so, to pay any reasonable late penalties and charges arising therefrom, and all costs of collection thereof, including reasonable attorneys' fees;
- (c) To abide by the rules and regulations adopted by the Board of Directors;
- (d) That should either the Applicant or the Fund desire to cancel coverage; it will give not less than thirty (30) days prior written notice of cancellation;
- (e) That all information contained in the underwriting application provided to FIA as a condition precedent to participation in FIA is true, correct and accurate in all respects.

Tara Community Development District

(Name of Local Governmental Entity)

By: _____
Signature

Print Name

Witness By: _____
Signature

Print Name

IS HEREBY APPROVED FOR MEMBERSHIP IN THIS FUND, AND COVERAGE IS EFFECTIVE October 1, 2025

By: _____
Administrator



PROPERTY VALUATION AUTHORIZATION

Tara Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

QUOTATIONS TERMS & CONDITIONS

1. Please review the quote carefully for coverage terms, conditions, and limits.
2. The coverage is subject to 25% minimum earned premium as of the first day of the "Coverage Period".
3. Total premium is late if not paid in full within 30 days of inception, unless otherwise stated.
4. Property designated as being within Flood Zone A or V (and any prefixes or suffixes thereof) by the Federal Emergency Management Agency (FEMA), or within a 100 Year Flood Plain as designated by the United States Army Corps of Engineers, will have a Special Flood Deductible equal to all flood insurance available for such property under the National Flood Insurance Program, whether purchased or not or 5% of the Total Insured Value at each affected location whichever the greater.
5. The Florida Insurance Alliance is a shared limit. The limits purchased are a per occurrence limit and in the event an occurrence exhaust the limit purchased by the Alliance on behalf of the members, payment to you for a covered loss will be reduced pro-rata based on the amounts of covered loss by all members affected by the occurrence. Property designated as being within.
6. Coverage is not bound until confirmation is received from a representative of Egis Insurance & Risk Advisors.

I give my authorization to bind coverage for property through the Florida Insurance Alliance as per limits and terms listed below.

☒	Building and Content TIV	\$1,147,489	As per schedule attached
☒	Inland Marine	\$67,220	As per schedule attached
☐	Auto Physical Damage	Not Included	

Signature: _____ Date: _____

Name: _____

Title: _____

**Tara Community Development District**

Policy No.: 100125641
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
1	Pool & Jacuzzi		2004	10/01/2025	\$118,285		
	7340 Tara Preserve LN Bradenton FL 34203		Below ground liquid storage tank / pool	10/01/2026		\$118,285	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
2	Pool Pump and Equipment		2004	10/01/2025	\$28,188		
	7340 Tara Preserve LN Bradenton FL 34203		Pump / lift station	10/01/2026		\$28,188	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
3	Recreational Court		2004	10/01/2025	\$62,013		
	7340 Tara Preserve LN Bradenton FL 34203		Non combustible	10/01/2026		\$62,013	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
4	Irrigation Systems incl. 2 Well Pumps		2004	10/01/2025	\$56,375		
	7340 Tara Preserve LN Bradenton FL 34203		Pump / lift station	10/01/2026		\$56,375	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
5	Entry Features		2004	10/01/2025	\$22,550		
	Tara Preserve LN & Tara Blvd Bradenton FL 34203		Masonry non combustible	10/01/2026		\$22,550	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
6	Entry Features		2004	10/01/2025	\$22,550		
	Comarant Court Bradenton FL 34203		Masonry non combustible	10/01/2026		\$22,550	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
7	Pool Fence		2004	10/01/2025	\$11,275		
	7340 Tara Preserve LN Bradenton FL 34203		Non combustible	10/01/2026		\$11,275	

Sign: _____

Print Name: _____

Date: _____

**Tara Community Development District**

Policy No.: 100125641
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering	Covering Replaced	Roof Yr Blt	
8	Recreational Fence		2004	10/01/2025	\$22,550		
	7340 Tara Preserve LN Bradenton FL 34203		Non combustible	10/01/2026		\$22,550	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering	Covering Replaced	Roof Yr Blt	
9	Clubhouse		2001	10/01/2025	\$558,625		
	7340 Tara Preserve LN Bradenton FL 34203		Frame	10/01/2026	\$70,315	\$628,940	
	Pyramid hip			Metal panel			
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering	Covering Replaced	Roof Yr Blt	
10	Pool & Outdoor Furniture in the Open		2001	10/01/2025	\$135,300		
	7340 Tara Preserve LN Bradenton FL 34203		Property in the Open	10/01/2026		\$135,300	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering	Covering Replaced	Roof Yr Blt	
11	Pergola		2021	10/01/2025	\$28,188		
	7340 Tara Preserve LN Bradenton FL 34203		Non combustible	10/01/2026		\$28,188	
Unit #	Description		Year Built	Eff. Date	Building Value	Total Insured Value	
	Address		Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering	Covering Replaced	Roof Yr Blt	
12	(2) Pergolas @ Pickleball Court		2022	10/01/2025	\$11,275		
	7340 Tara Preserve LN Bradenton FL 34203		Non combustible	10/01/2026		\$11,275	
			Total:	Building Value \$1,077,174	Contents Value \$70,315	Insured Value \$1,147,489	

Sign: _____

Print Name: _____

Date: _____



Tara Community Development District

Policy No.: 100125641
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Item #	Department	Serial Number	Classification Code	Eff. date	Value	Deductible
	Description			Term Date		
1		JE1717719987	Mobile equipment	10/01/2025	\$4,220	\$1,000
	2017 Clubcar Red			10/01/2026		
2			Other inland marine	10/01/2025	\$36,000	\$1,000
	Outdoor Signs			10/01/2026		
3			Other inland marine	10/01/2025	\$20,000	\$1,000
	Lighting - Recreational			10/01/2026		
4			Other inland marine	10/01/2025	\$7,000	\$1,000
	Pool Chair Lift			10/01/2026		
Total					\$67,220	

Sign: _____ Print Name: _____ Date: _____



TARA PRESERVE COUNTRY CLUB *POOL*
7340 TARA PRESERVE LN
BRADENTON, FL 34203-8036

Statement Date: August 13, 2025

Amount Due: \$109.98

Due Date: September 03, 2025

Account #: 211014511060

DO NOT PAY. Your account will be drafted on September 03, 2025

Account Summary

Current Service Period: July 12, 2025 - August 07, 2025

Previous Amount Due \$159.23

Payment(s) Received Since Last Statement -\$159.23

Current Month's Charges \$109.98

Amount Due by September 03, 2025 \$109.98

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

Your Energy Insight



Your average daily THMS used was **58.62% lower** than the same period last year.

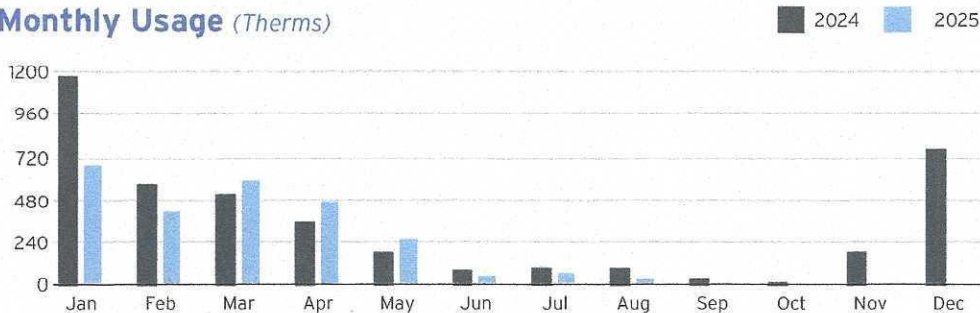


Your average daily THMS used was **45.45% lower** than it was in your previous period.

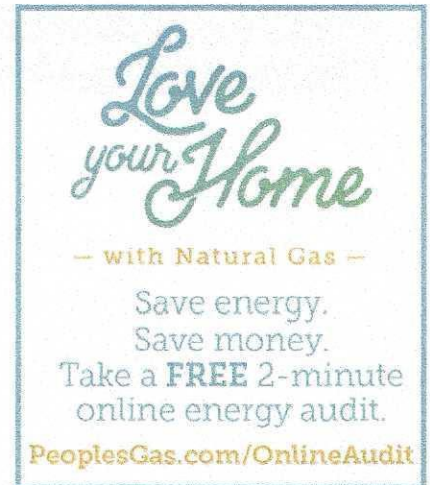


Scan here to view your account online.

Monthly Usage (Therms)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211014511060

Due Date: September 03, 2025



Pay your bill online at PeoplesGas.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit PeoplesGas.com/Paperless to enroll now.

Amount Due: \$109.98

Payment Amount: \$ _____

648915259245

Your account will be drafted on September 03, 2025

00003729 FTECO108142500060510 00000 01 00000000 3729 002
TARA PRESERVE COUNTRY CLUB *POOL*
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

Mail payment to:

TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
7340 TARA PRESERVE LN
BRADENTON, FL 34203-8036

Account #: 211014511060
Statement Date: August 13, 2025
Charges Due: September 03, 2025

Meter Read

Service Period: Jul 12, 2025 - Aug 07, 2025

Rate Schedule: General Service 1

Meter Number	Read Date	Current Reading	Previous Reading	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period
AKX11471	08/07/2025	5,334	5,307	27 CCF	1.040	1.1168	31.4 Therms	27 Days

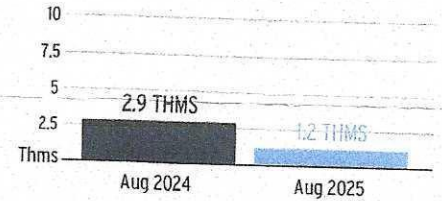
Charge Details



Natural Gas Charges

Customer Charge		\$66.05
Distribution Charge	31.4 THMS @ \$0.53640	\$16.84
PGA	31.4 THMS @ \$0.80000	\$25.12
Florida Gross Receipts Tax		\$1.97
Natural Gas Service Cost		\$109.98

Avg THMS Used Per Day



Important Messages

Moving? Save time and reduce stress!
Start, stop or transfer your Peoples Gas service 24 hours a day, seven days a week - when it's convenient for you! Choose your service dates, sign up for rebate programs and free services, receive your new account number, select a convenient payment method and more. Visit TECOaccount.com/Welcome; it's fast, easy and secure.

Total Current Month's Charges

\$109.98

For more information about your bill and understanding your charges, please visit PeoplesGas.com

Ways To Pay Your Bill



Bank Draft

Visit PeoplesGas.com for free recurring or one time payments via checking or savings account.



In-Person

Find list of Payment Agents at PeoplesGas.com



Mail A Check

Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.



Credit or Debit Card

Pay by credit Card using KUBRA EZ-Pay at PeoplesGas.com. Convenience fee will be charged.



Phone

Toll Free:
866-689-6469

All Other Correspondences:

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

Contact Us

Residential Customer Care:

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

Online:

PeoplesGas.com

Phone:

Commercial Customer Care:

866-832-6249

Hearing Impaired/TTY:

7-1-1

Natural Gas Outage:

877-832-6747

Natural Gas Energy

Conservation Rebates:

877-832-6747

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

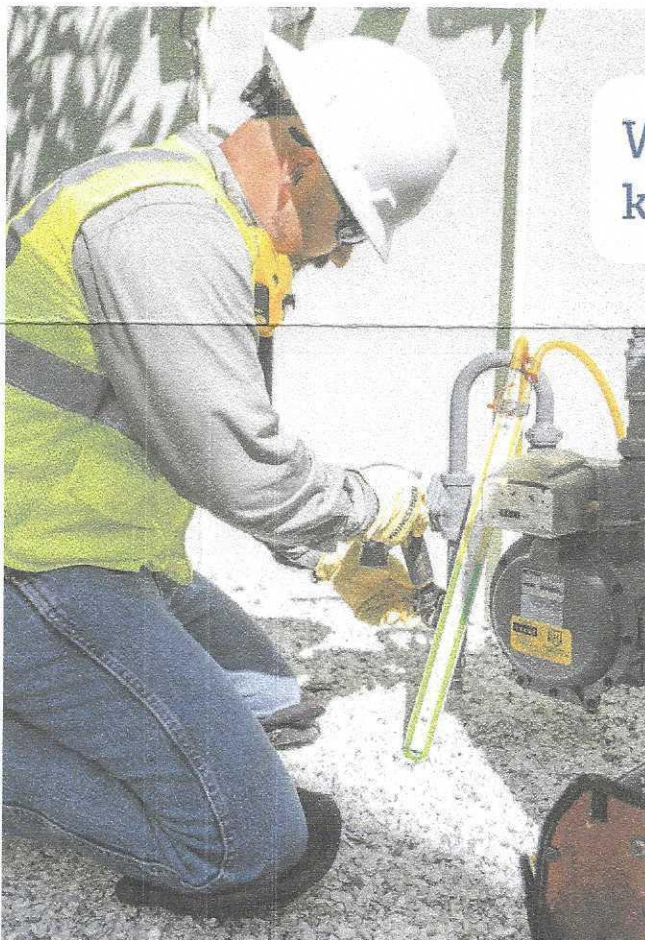
Gonna dig? Gotta call 811.

Planting a tree? Putting up a fence?
Calling 811 isn't just smart, it's the law.

When you call two days before you dig,
we'll mark your underground utilities so
you can dig safely - and it's all free!



Learn more at PeoplesGas.com/811



We're always working to
keep our system **safe for you.**

Our trusted team members and contractors
work diligently to ensure we maintain the **safest**
and most reliable service. Please be aware:

- We regularly conduct inspections of meters and other equipment, this work may require us to be on our near your property.
- All of our workers carry a photo ID, so you can be sure they're part of our team.
- We'll let you know if we have trouble gaining access to any equipment or if we identify any necessary follow-up work.

Should you have any questions about your service,
please call us at 877-832-6747



MCUD

MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811



TARA COMM DEV DISTRICT
7340 TARA PRESERVE LN

Amount Due **\$351.47**

Please Pay By **11-Sep-2025**

Account Number **100120584**

Auto-pay is scheduled for 11-Sep-2025

Account Summary

Previous Amount Due	\$466.19
Payments Received	-\$466.19
Balance Forward	\$0.00
Contract Charges	\$351.47
Total Amount Due	\$351.47

Usage Profile (Consumption x 1000 = GAL)**Meter Number 60245253**

Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
07/15	35357	08/12	35433	7.6 kgal

Important Information

- Manatee County Garbage services are changing October 6! Learn more: www.mymanatee.org/bigbin

Charge Details

Service Period 07/12 - 08/12 (32 Days)

Commercial Water Service (Meter # 60245253) (07/15 - 08/12)

Water Base Rate	1 month(s) x \$47.35	\$47.35
Commercial Water Usage	7.6 kgal x \$2.97	\$22.57

Sewer Commercial Service (07/15 - 08/12)

Sewer Base Rate	1 month(s) x \$131.54	\$131.54
Sewer Service	7.6 kgal x \$6.59	\$50.08

Commercial Can Service (07/12 - 08/11)

32 gallon commercial cans	3 x \$33.31	\$99.93
---------------------------	-------------	---------

Total New Charges **\$351.47**

Total Amount Due **\$351.47**

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **PJ13C756** (do not share this code)



MANATEE COUNTY UTILITIES DEPARTMENT
P.O. BOX 25010
BRADENTON, FL 34206-5010

SERVICE ADDRESS	7340 TARA PRESERVE LN
ACCOUNT NUMBER	100120584
BILLING DATE	21-Aug-2025
DUE DATE	11-Sep-2025
TOTAL AMOUNT DUE	\$351.47

☐ **CHANGE OF MAILING ADDRESS**
(Check Box and See Reverse Side)

AMOUNT PAID

Auto-Pay is scheduled

ADDRESSEE:

MAKE CHECKS PAYABLE TO MCUD

MT80822A 3445 1 MB 0.672
7000003500 00.0013.0146 3445/1



ATTN INFRAMARK
TARA COMM DEV DISTRICT
11555 HERON BAY BLVD SUITE 201
POMPANO BEACH FL 33076-3361



MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON, FL 34206-5350

100120584200000351470000000

MCUD reserves the right to discontinue service for non-payment. Reinstatement of service requires payment of all delinquent charges and a reinstatement fee. Services will be reinstated the next business day.

All returned payments (non-sufficient funds, account closed, etc.) are subject to a minimum \$25 returned payment fee.

**RESIDENTIAL POTABLE QUANTITY CHARGE
INDIVIDUAL RESIDENTIAL METERS**

0 - 6,000 Gallons	\$ 2.97
6,000 - 15,000 Gallons	\$ 3.72
15,000 - 20,000 Gallons	\$ 8.95
Over 20,000 Gallons	\$13.45

PER 1,000 GALLONS

**WASTE WATER (SEWER)
QUANTITY RATES**

0 - 10,000 Gallons	\$ 6.59
--------------------	---------

PER 1,000 GALLONS

For more rate information visit www.mymanatee.org/utilities

PAY BY MAIL: Send payment with lower portion of the statement to: MCUD, P.O. Box 25350, Bradenton, FL 34206-5350

PAY ONLINE: Use the Customer Self-Service (CSS) at www.mymanatee.org/css.

PAY BY PHONE: Call 833-425-2099 and follow prompts to pay your bill.

Hurricane Season Hints and Reminders:

- Trim trees and prepare yards in March and April. Do NOT wait until a storm is approaching.
- Garbage collections may be suspended prior to landfall for safety reasons.
- Sign-up for Alert Manatee at www.mymanatee.org/alertmanatee.
- If a storm is approaching or hits; monitor www.mymanatee.org/utilities and the local news outlets for specific information and instructions.
- If debris results, remember proper separation is important to ensure collection.

RECYCLING DO's & DON'Ts

YES PLEASE
Only the following five (5) materials belong in your Manatee County recycle bin.

- PAPER**
 - Only clean junk mail, magazines, newspapers
- CARDBOARD**
 - Only clean flattened boxes
- METAL**
 - Only clean aluminum or tin cans
- PLASTIC**
 - Only clean plastic bottles and jugs
- GLASS**
 - Only clean glass bottles and jars

NO THANKS

- PAPER**
 - No wrapping paper, napkins or paper towels
- CARDBOARD**
 - No wet or spoiled cardboard
- METAL**
 - No pots/pans, auto parts, fencing or hangers
- PLASTIC**
 - No Styrofoam, plastic bags, hangers or garden hoses
- GLASS**
 - No broken glass, drinking glasses, light bulbs or mirrors

ALL ITEMS SHOULD BE CLEAN AND DRY

PAYMENT LOCATIONS

Manatee County Utilities Department
24 Hour Drop Box Location
3647 Cortez Rd. W.
Bradenton, FL 34210

Pay by phone 24/7
833-425-2099

Amscot Locations - Cash only
There is a convenience fee for using this service.

Walmart Locations
There is a convenience fee for using this service.

For other convenient payment options visit:
www.mymanatee.org/utilities

SAVE TIME AND MONEY
by scheduling automatic ACH payments and enrolling in paperless billing. Manatee County Utilities customers paying with credit cards will be charged a per-transaction fee of \$2.50. NO FEES will be assessed for those who pay by ACH.

MAILING ADDRESS CHANGE

Address: _____

City: _____ State: _____ Zip: _____

Home #: _____ Cell #: _____

Contact Name: _____ Phone: _____

Mailing address changes are not effective until registered with the United States Post Office.
Complete an official change of address form at your local post office or visit www.usps.com

DISTRICT	TARA CDD			
VENDOR #	V00006			
INVOICE DATE	9/12/2025			
# INVOICE	10325 ACH			
ACCOUNT #	ADDRESS	METER #	CODING	12-Sep
				8/13-9/12/25
92421-21235	6795 TARA BLVD # IRR BRADENTON, FL 34203	AC12870	543001-53100	167.85
02155-36012	STREET LIGHTS # TARA CDD BRADENTON, FL 34203	LIGHTING	543001-53100	1872.8
21606-40237	6602 TAILFEATHER WAY # IRR BRADENTON, FL 34203	AC12860	543001-53100	27.94
55553-58430	7340 TARA PRESERVE LN # POOL BRADENTON, FL 34203	KELL7811	543079-53100	
01677-60412	STREET LIGHTS # TARA CD DIST BRADENTON, FL 34203	LIGHTING	543001-53100	963.18
99787-71237	6751 TAILFEATHER WAY #IRR BRADENTON, FL 34203	AC05108	543001-53100	113.45
82905-81324	6021 WINGSPAN WAY #PUMP BRADENTON, FL 34203	ACD2296	543001-53100	
77477-96121	6375 TARA BLVD BRADENTON, FL 34203	ACD0485	543001-53100	110.01
17660-99061	7141 TARA PRESERVE LN #IRRIG BRADENTON, FL 34203	AC06193	543001-53100	
85063-48567	6208 CORMORANT CT # AERIATOR BRADENTON, FL 34203	ACD8415	543001-53100	101.55
			SUB TOTAL	\$ 3,356.78
			543001-53100	\$ 3,356.78
			543079-53100	\$
			TOTAL	\$ 3,356.78



TARA COMMUNITY DEVELOPMENT DISTRICT #1,
Here's what you owe for this billing period.

CURRENT BILL**\$167.85**

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

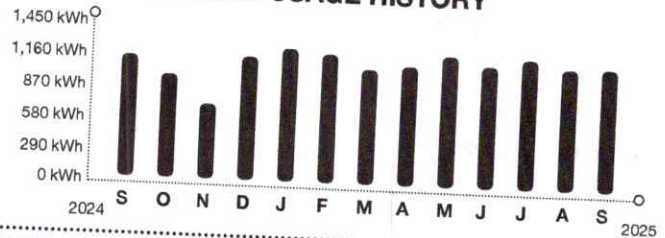
Enroll in FPL Budget
Billing® and have
\$159.15 withdrawn
instead of \$167.85.
FPL.com/AutoBB

BILL SUMMARY

Amount of your last bill	166.46
Payments received	-166.46
Balance before new charges	0.00
Total new charges	167.85
Total amount you owe	\$167.85

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

ENERGY USAGE HISTORY**KEEP IN MIND**

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$159.15 instead of \$167.85 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at **FPL.com/AutoBB**
- Payment received after December 03, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 23, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit **FPL.com/Answers**.

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

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

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

0005 0010 045952

TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361

The amount enclosed includes
the following donation:
FPL Care To Share: _____

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

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit **FPL.com/PayBill**
for ways to pay.

92421-21235

ACCOUNT NUMBER

\$167.85

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
92421-21235

FPL.com Page 2

0006 0010 045952

E001

BILL DETAILS

Amount of your last bill	166.46
Payment received - Thank you	-166.46
Balance before new charges	\$0.00

New Charges

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

Base charge: \$12.87

Non-fuel: (\$0.096100 per kWh) \$117.43

Fuel: (\$0.027180 per kWh) \$33.21

Electric service amount 163.51

Gross receipts tax (State tax) 4.20

Taxes and charges 4.20

Regulatory fee (State fee) 0.14

Total new charges \$167.85

Total amount you owe \$167.85

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC12870. Next meter reading Oct 14, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	43513		42291		1222

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 12, 2025	Aug 13, 2025	Sep 12, 2024
kWh Used	1222	1211	1201
Service days	30	30	30
kWh/day	41	40	40
Amount	\$167.85	\$166.46	\$151.09

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Enhanced HVAC rebates

Take advantage of increased A/C and new variable frequency drive rebates. Upgrade today to maximize savings and comfort.

FPL.com/BizHVAC

Download the app

Get instant, secure access to outage and billing info from your mobile device.

FPL.com/MobileApp

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



September 12, 2025

Account Number: 92421-21235

Service Address:
6795 TARA BLVD # IRR
BRADENTON, FL 34203

Enroll in FPL's Budget Billing before your next withdrawal date and pay \$159.15 instead of \$167.85

Dear TARA COMMUNITY DEVELOPMENT DISTRICT #1,

With extreme summer heat, we all use more energy to keep our homes cool -- which usually means higher energy bills. These bill fluctuations can make your payment amount difficult to estimate and, with all the unpredictable things in life, your FPL bill does not need to be one of them.

Budget Billing from FPL gives you a consistent, smarter way to pay by averaging out your monthly energy usage over the whole year.

- Reduce unexpected spikes in your bill during months of hot or cold weather
- Take control of your expenses by taking the guesswork out of your monthly energy bills
- Pay for only the energy you use, not a penny more
- It's free!

To learn more, including terms and conditions, and to enroll in Budget Billing, simply visit **FPL.com/AutoBB**. When you enroll before your next withdrawal date, Automatic Bill Pay will debit \$159.15 instead of \$167.85.

Sincerely,

FPL Customer Care Center

Customer Service: 1-800-375-2434

Outside Florida: 800-226-3545

Hearing/Speech Impaired: 711 (Relay Service)



/ 21

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TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361





Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
92421-21235

FPL.com Page 2 of 2 0008 0010 045952

E039

**Electric Bill Statement**

For: Aug 11, 2025 to Sep 10, 2025 (30 days)

Statement Date: Sep 10, 2025**Account Number:** 02155-36012**Service Address:**STREET LIGHTS # TARA CDD
BRADENTON, FL 34203**TARA COMMUNITY DEVELOPMENT DISTRICT #1,**
Here's what you owe for this billing period.**CURRENT BILL****\$1,872.80**

TOTAL AMOUNT YOU OWE

Oct 2, 2025

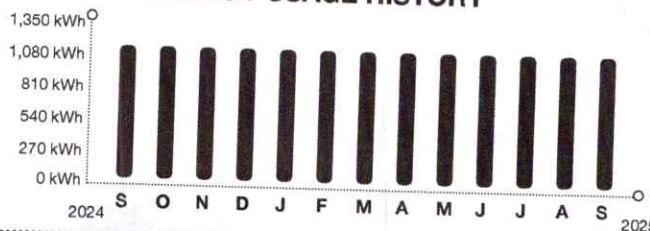
NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	1,872.80
Payments received	-1,872.80
Balance before new charges	0.00
Total new charges	1,872.80
Total amount you owe	\$1,872.80

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

ENERGY USAGE HISTORY**KEEP IN MIND**

- Payment received after December 01, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 21, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit FPL.com/Answers.

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

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



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

0005 0010 041405

TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361

The amount enclosed includes
the following donation:
FPL Care To Share: _____

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

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001



Visit FPL.com/PayBill
for ways to pay.

02155-36012

ACCOUNT NUMBER

\$1,872.80

TOTAL AMOUNT YOU OWE

Oct 2, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
02155-36012

FPL.com Page 2

0006 0010 041405

E001

BILL DETAILS

Amount of your last bill	1,872.80
Payment received - Thank you	-1,872.80
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	1,868.59
Gross receipts tax (State tax)	2.62
Taxes and charges	2.62
Regulatory fee (State fee)	1.59
Total new charges	\$1,872.80
Total amount you owe	\$1,872.80

FPL automatic bill pay - DO NOT PAY

** Your electric service amount includes the following charges:

Non-fuel energy charge:	\$0.059770 per kWh
Fuel charge:	\$0.026470 per kWh

METER SUMMARY

Next bill date Oct 10, 2025.

Usage Type

Total kWh used

Usage

1213

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 10, 2025	Aug 11, 2025	Sep 10, 2024
kWh Used	1213	1213	1213
Service days	30	32	32
kWh/day	40	38	38
Amount	\$1,872.80	\$1,872.80	\$1,838.53

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

Enhanced HVAC rebates

Take advantage of increased A/C and new variable frequency drive rebates. Upgrade today to maximize savings and comfort.

[FPL.com/BizHVAC](https://www.fpl.com/BizHVAC)

Download the app

Get instant, secure access to outage and billing info from your mobile device.

[FPL.com/MobileApp](https://www.fpl.com/MobileApp)

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



Customer Name: TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
02155-36012

FPL.com Page 1

0007 0010 041405 ESLA

For: 08-11-2025 to 09-10-2025 (30 days)
kWh/Day: 40

Service Address:
STREET LIGHTS # TARA CDD
BRADENTON, FL 34203

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
C700325 Energy Non-energy Fixtures Maintenance	76	15627	F	14	0.800000 6.610000 1.470000	364	11.20 92.54 20.58
C700603 Energy Non-energy Fixtures Maintenance	45	5000	F	14	0.600000 6.610000 1.470000	210	8.40 92.54 20.58
C861224 Energy Non-energy Fixtures Maintenance	39	3500	F	46	0.400000 9.610000 1.470000	598	18.40 442.06 67.62
HPS0100 Energy Non-energy Fixtures Maintenance	100	9500	F	1	1.420000 4.990000 2.200000	41	1.42 4.99 2.20
PMC0001 Non-energy Fixtures				28	8.250000		231.00
PMF0001 Non-energy Fixtures				47	9.740000		457.78
UCNP Non-energy Maintenance				6,781	0.049350		334.64

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361





Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
02155-36012

FPL.com Page 2

0008 0010 041405 ESLA

For: 08-11-2025 to 09-10-2025 (30 days)
kWh/Day: 40
Service Address:
STREET LIGHTS # TARA CDD
BRADENTON, FL 34203

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



Customer Name: TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
02155-36012

FPL.com Page 3

0009 0010 041405 ESLA

For: 08-11-2025 to 09-10-2025 (30 days)
kWh/Day: 40

Service Address:
STREET LIGHTS # TARA CDD
BRADENTON, FL 34203

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
Energy sub total							39.42
Non-energy sub total							1,766.53
Sub total						1,213	1,805.95
Energy conservation cost recovery							0.47
Capacity payment recovery charge							0.08
Environmental cost recovery charge							0.59
Storm restoration recovery charge							25.13
Transition rider credit							-2.51
Storm protection recovery charge							6.77
Fuel charge							32.11
Electric service amount							1,868.59
Gross receipts tax (State tax)							2.62
Regulatory fee (State fee)							1.59
Total						1,213	1,872.80



* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER





TARA COMMUNITY DEVELOPMENT DISTRICT #1,
Here's what you owe for this billing period.

CURRENT BILL**\$27.94**

TOTAL AMOUNT YOU OWE

Oct 3, 2025

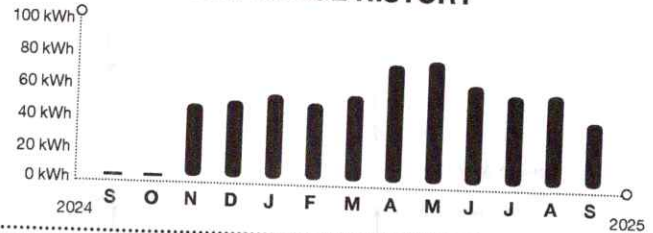
NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	28.87
Payments received	-28.87
Balance before new charges	0.00
Total new charges	27.94
Total amount you owe	\$27.94

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

ENERGY USAGE HISTORY**KEEP IN MIND**

- Payment received after December 03, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 23, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit FPL.com/Answers.

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

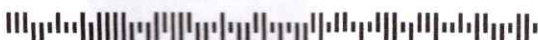
Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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

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6

TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361



The amount enclosed includes
the following donation:
FPL Care To Share: _____

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

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Visit FPL.com/PayBill
for ways to pay.

21606-40237

ACCOUNT NUMBER

\$27.94

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
21606-40237

FPL.com Page 2

0002 0010 045952

E001

BILL DETAILS

Amount of your last bill	28.87
Payment received - Thank you	-28.87
Balance before new charges	\$0.00

New Charges

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

Base charge: \$12.87

Minimum base bill charge: \$8.93

Non-fuel: (\$0.096100 per kWh) \$4.22

Fuel: (\$0.027180 per kWh) \$1.20

Electric service amount 27.22

Gross receipts tax (State tax) 0.70

Taxes and charges 0.70

Regulatory fee (State fee) 0.02

Total new charges \$27.94

Total amount you owe \$27.94

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC12860. Next meter reading Oct 14, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	10083		10039		44

ENERGY USAGE COMPARISON

	This Month Sep 12, 2025	Last Month Aug 13, 2025	Last Year Sep 12, 2024
Service to			
kWh Used	44	62	0
Service days	30	30	30
kWh/day	1	2	0
Amount	\$27.94	\$28.87	\$25.66

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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TARA COMMUNITY DEVELOPMENT DISTRICT #1,
Here's what you owe for this billing period.

CURRENT BILL**\$963.18**

TOTAL AMOUNT YOU OWE

Oct 2, 2025

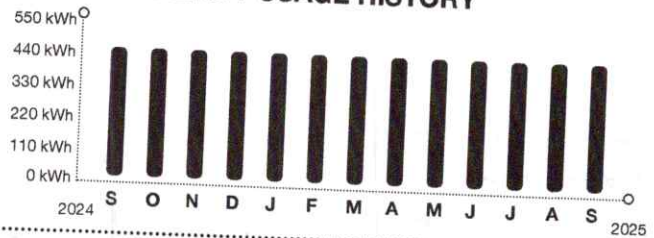
NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	963.18
Payments received	-963.18
Balance before new charges	0.00
Total new charges	963.18
Total amount you owe	\$963.18

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

ENERGY USAGE HISTORY**KEEP IN MIND**

- Payment received after December 01, 2025 is considered LATE; a late payment charge of 0% will apply.
- The amount due on your account will be drafted automatically on or after September 21, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.
- Charges and energy usage are based on the facilities contracted. Facility, energy and fuel costs are available upon request.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit FPL.com/Answers.

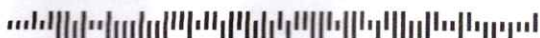
Customer Service: 1-800-375-2434
Outside Florida: 1-800-226-3545

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

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

0001 0010 041405

TARA COMMUNITY DEVELOPMENT
DISTRICT #1
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01677-60412

ACCOUNT NUMBER

\$963.18

TOTAL AMOUNT YOU OWE

Oct 2, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
01677-60412

FPL.com Page 2

0002 0010 041405

E001

BILL DETAILS

Amount of your last bill	963.18
Payment received - Thank you	-963.18
Balance before new charges	\$0.00

New Charges

Rate: SL-1 STREET LIGHTING SERVICE

Electric service amount **	961.34
Gross receipts tax (State tax)	1.02
Taxes and charges	1.02
Regulatory fee (State fee)	0.82
Total new charges	\$963.18

Total amount you owe \$963.18

FPL automatic bill pay - DO NOT PAY

**** Your electric service amount includes the following charges:**

Non-fuel energy charge:	\$0.059770 per kWh
Fuel charge:	\$0.026470 per kWh

METER SUMMARY

Next bill date Oct 10, 2025.

Usage Type

Total kWh used

Usage
481

ENERGY USAGE COMPARISON

	This Month Sep 10, 2025	Last Month Aug 11, 2025	Last Year Sep 10, 2024
Service to			
kWh Used	481	481	481
Service days	30	32	32
kWh/day	16	15	15
Amount	\$963.18	\$963.18	\$948.76

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
01677-60412

FPL.com Page 1

0003 0010 041405 ESLA

For: 08-11-2025 to 09-10-2025 (30 days)

kWh/Day: 16

Service Address:

STREET LIGHTS # TARA CD DIST
BRADENTON, FL 34203

Detail of Rate Schedule Charges for Street Lights

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
C861224 Energy Non-energy Fixtures Maintenance	39	3500	F	37	0.400000 9.610000 1.470000	481	14.80 355.57 54.39
PMF0001 Non-energy Fixtures				37	9.740000		360.38
UCNP Non-energy Maintenance				3,067	0.049350		151.36

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



TARA COMMUNITY DEVELOPMENT
DISTRICT #1
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361





Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
01677-60412

FPL.com Page 2

0004 0010 041405 ESLA

For: 08-11-2025 to 09-10-2025 (30 days)
kWh/Day: 16
Service Address:
STREET LIGHTS # TARA CD DIST
BRADENTON, FL 34203

Component Code	Watts	Lumens	Owner/ Maint *	Quantity	Rate/Unit	kWh Used	Amount
					Energy sub total		14.80
					Non-energy sub total		921.70
					Sub total	481	936.50
					Energy conservation cost recovery		0.19
					Capacity payment recovery charge		0.03
					Environmental cost recovery charge		0.24
					Storm restoration recovery charge		9.97
					Transition rider credit		-1.00
					Storm protection recovery charge		2.68
					Fuel charge		12.73
					Electric service amount		961.34
					Gross receipts tax (State tax)		1.02
					Regulatory fee (State fee)		0.82
					Total	481	963.18

* F - FPL OWNS & MAINTAINS E - CUSTOMER OWNS & MAINTAINS R - CUSTOMER OWNS, FPL RELAMPS
H - FPL OWNS & MAINTAINS FIXTURE, CUST OWNS OTHER



TARA COMMUNITY DEVELOPMENT DISTRICT #1,
Here's what you owe for this billing period.

CURRENT BILL**\$113.45**

TOTAL AMOUNT YOU OWE

Oct 3, 2025

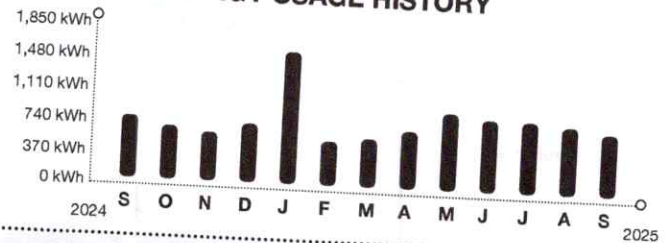
NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	122.29
Payments received	-122.29
Balance before new charges	0.00
Total new charges	113.45
Total amount you owe	\$113.45

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

Electric Bill Statement**For:** Aug 13, 2025 to Sep 12, 2025 (30 days)**Statement Date:** Sep 12, 2025**Account Number:** 99787-71237**Service Address:**6751 TAILFEATHER WAY # IRR
BRADENTON, FL 34203**ENERGY USAGE HISTORY****KEEP IN MIND**

- Payment received after December 03, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 23, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit FPL.com/Answers.

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

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

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

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MIAMI FL 33188-0001

Visit FPL.com/PayBill
for ways to pay.

99787-71237

ACCOUNT NUMBER

\$113.45

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
99787-71237

BILL DETAILS

Amount of your last bill	122.29
Payment received - Thank you	-122.29
Balance before new charges	\$0.00

New Charges

Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.87
Non-fuel: (\$0.096100 per kWh)	\$76.11
Fuel: (\$0.027180 per kWh)	\$21.53
Electric service amount	110.51
Gross receipts tax (State tax)	2.84
Taxes and charges	2.84
Regulatory fee (State fee)	0.10
Total new charges	\$113.45
Total amount you owe	\$113.45

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC05108. Next meter reading Oct 14, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	67700		66908		792

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
	Sep 12, 2025	Aug 13, 2025	Sep 12, 2024
Service to			
kWh Used	792	862	787
Service days	30	30	30
kWh/day	26	29	26
Amount	\$113.45	\$122.29	\$103.54

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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TARA COMMUNITY DEVELOPMENT DISTRICT #1,
Here's what you owe for this billing period.

CURRENT BILL**\$110.01**

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

BILL SUMMARY

Amount of your last bill	123.44
Payments received	-123.44
Balance before new charges	0.00
Total new charges	110.01
Total amount you owe	\$110.01

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

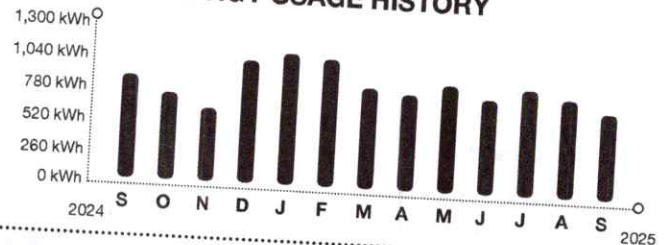
Electric Bill Statement

For: Aug 13, 2025 to Sep 12, 2025 (30 days)

Statement Date: Sep 12, 2025**Account Number:** 77477-96121**Service Address:**

6375 TARA BLVD

BRADENTON, FL 34203

ENERGY USAGE HISTORY**KEEP IN MIND**

- Payment received after December 03, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 23, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit FPL.com/Answers.

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

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

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

0003 0010 045952

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77477-96121

ACCOUNT NUMBER

\$110.01

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name:
TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number:
77477-96121

FPL.com Page 2

0004 0010 045952

E001

BILL DETAILS

Amount of your last bill	123.44
Payment received - Thank you	-123.44
Balance before new charges	\$0.00
New Charges	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.87
Non-fuel: (\$0.096100 per kWh)	\$73.51
Fuel: (\$0.027180 per kWh)	\$20.79
Electric service amount	107.17
Gross receipts tax (State tax)	2.75
Taxes and charges	2.75
Regulatory fee (State fee)	0.09
Total new charges	\$110.01
Total amount you owe	\$110.01

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD0485. Next meter reading Oct 14, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	59135		58370		765

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
	Sep 12, 2025	Aug 13, 2025	Sep 12, 2024
Service to			
kWh Used	765	871	911
Service days	30	30	30
kWh/day	26	29	30
Amount	\$110.01	\$123.44	\$117.77

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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PRESERVE AT TARA CDD,
Here's what you owe for this billing period.

CURRENT BILL**\$101.55**

TOTAL AMOUNT YOU OWE

Oct 3, 2025

NEW CHARGES DUE BY

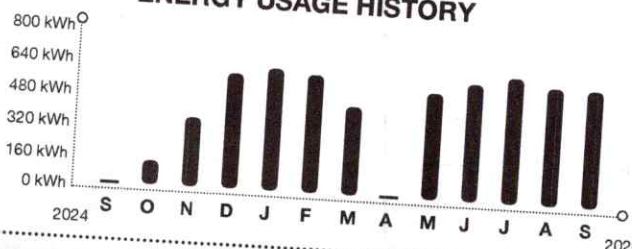
Enroll in FPL Budget
Billing® and have \$83.92
withdrawn instead of
\$101.55.

[FPL.com/AutoBB](https://www.fpl.com/AutoBB)**BILL SUMMARY**

Amount of your last bill	102.09
Payments received	-102.09
Balance before new charges	0.00
Total new charges	101.55
Total amount you owe	\$101.55

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

Electric Bill Statement**For:** Aug 13, 2025 to Sep 12, 2025 (30 days)**Statement Date:** Sep 12, 2025**Account Number:** 85063-48567**Service Address:**6208 CORMORANT CT # AERIATOR
BRADENTON, FL 34203**ENERGY USAGE HISTORY****KEEP IN MIND**

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$83.92 instead of \$101.55 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at [FPL.com/AutoBB](https://www.fpl.com/AutoBB)
- Payments received after October 03, 2025 are considered late; a late payment charge, the greater of \$5.00 or 1.5% of your past due balance will apply. Your account may also be billed a deposit adjustment.
- The amount due on your account will be drafted automatically on or after September 23, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit [FPL.com/Answers](https://www.fpl.com/Answers).

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

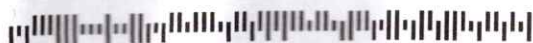
Report Power Outages: 1-800-4OUTAGE (468-8243)
Hearing/Speech Impaired: 711 (Relay Service)

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

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6

PRESERVE AT TARA CDD
C/O INFRAMARK
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Visit [FPL.com/PayBill](https://www.fpl.com/PayBill)
for ways to pay.

85063-48567
ACCOUNT NUMBER

\$101.55
TOTAL AMOUNT YOU OWE

Oct 3, 2025
NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY
AMOUNT ENCLOSED



Customer Name: PRESERVE AT TARA CDD
Account Number: 85063-48567

FPL.com Page 2

0002 0004 045947

E001

BILL DETAILS

Amount of your last bill	102.09
Payment received - Thank you	-102.09
Balance before new charges	\$0.00
New Charges	
Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS	
Base charge:	\$12.87
Non-fuel: (\$0.096100 per kWh)	\$61.40
Fuel: (\$0.027180 per kWh)	\$17.37
Electric service amount	91.64
Gross receipts tax (State tax)	2.35
Florida sales tax (State tax)	6.54
County sales tax (Local tax)	0.94
Taxes and charges	9.83
Regulatory fee (State fee)	0.08
Total new charges	\$101.55
Total amount you owe	\$101.55

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD8415. Next meter reading Oct 14, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	41109		40470		639

ENERGY USAGE COMPARISON

	This Month Sep 12, 2025	Last Month Aug 13, 2025	Last Year Sep 12, 2024
Service to			
kWh Used	639	643	0
Service days	30	30	30
kWh/day	21	21	0
Amount	\$101.55	\$102.09	\$27.70

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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Account Number: 85063-48567
Service Address:
6208 CORMORANT CT # AERIATOR
BRADENTON, FL 34203

September 12, 2025

Enroll in FPL's Budget Billing before your next withdrawal date and pay \$83.92 instead of \$101.55

Dear PRESERVE AT TARA CDD,

With extreme summer heat, we all use more energy to keep our homes cool -- which usually means higher energy bills. These bill fluctuations can make your payment amount difficult to estimate and, with all the unpredictable things in life, your FPL bill does not need to be one of them.

Budget Billing from FPL gives you a consistent, smarter way to pay by averaging out your monthly energy usage over the whole year.

- Reduce unexpected spikes in your bill during months of hot or cold weather
- Take control of your expenses by taking the guesswork out of your monthly energy bills
- Pay for only the energy you use, not a penny more
- It's free!

To learn more, including terms and conditions, and to enroll in Budget Billing, simply visit **FPL.com/AutoBB**. When you enroll before your next withdrawal date, Automatic Bill Pay will debit \$83.92 instead of \$101.55.

Sincerely,

FPL Customer Care Center

Customer Service: 1-800-375-2434

Outside Florida: 800-226-3545

Hearing/Speech Impaired: 711 (Relay Service)



/ 21

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PRESERVE AT TARA CDD
C/O INFRAMARK
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361





Customer Name: PRESERVE AT TARA CDD
Account Number: 85063-48567

FPL.com Page 2 of 2 0004 0004 045947 E039

Hello The Preserve At Tara Cdd1,

Thanks for choosing Comcast Business.

Your bill at a glance

For 7340 TARA PRESERVE LN OFC, BRADENTON, FL, 34203-8036

Previous balance		\$482.06
EFT Payment - thank you	Aug 23	-\$482.06
Balance forward		\$0.00
Regular monthly charges	Page 3	\$468.65
Taxes, fees and other charges	Page 3	\$13.41
New charges		\$482.06

Amount due

\$482.06

Your bill explained

- This page gives you a quick summary of your monthly bill. A detailed breakdown of your charges begins on page 3.

!

Thanks for paying by Automatic Payment

Your automatic payment on Sep 22, 2025, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

Need help?

Visit business.comcast.com/help or see page 2 for other ways to contact us.

Detach the bottom portion of this bill and enclose with your payment

Please write your account number on your check or money order

Do not include correspondence with payment

COMCAST
BUSINESS

1401 NORTHPOINT PKWY W PALM
BCH FL 33407-1937

THE PRESERVE AT TARACDD1
ATTN TARADUANE SMITH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076

Account number8535 10 048 0005540

Automatic paymentSep 22, 2025

Please pay\$482.06

Electronic payment will be applied Sep 22, 2025

COMCAST
PO BOX 71211
CHARLOTTE NC 28272-1211

853510048000554000482067

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Business is always moving. Our app was built for this. Manage your account anytime, anywhere with the Comcast Business App – the easy way to manage your services on the go.

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Need help? We're here for you



Visit us online

Get help and support at **business.comcast.com/help**



Call us anytime

800-391-3000

Open 24 hours, 7 days a week for billing and technical support

Useful information

Moving?

We can help ensure it's a smooth transition.

Visit **business.comcast.com/learn/moving** to learn more.

Accessibility:

If you are hearing impaired, call 711. For issues affecting customers with disabilities, call **1-855-270-0379**, chat live at **support.xfinity.com/accessibility**, email **accessibility@comcast.com**, fax **1-866-599-4268** or write to Comcast at 1701 JFK Blvd., Philadelphia, PA 19103-2838 Attn: M. Gifford.

Ways to pay



No more mailing monthly checks

Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit **business.comcast.com/myaccount**



Go paperless and say goodbye to clutter

Sign up for Paperless Billing to view and pay your bill online. It's faster, easier and helps cut down on clutter. Visit **business.comcast.com/myaccount** to get started.

Additional billing information

More ways to pay:



Online

Visit My Account at **business.comcast.com/myaccount**



Comcast Business App

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In-Store

Visit **business.comcast.com/servicecenter** to find a store near you

Regular monthly charges		\$468.65
Comcast Business		\$452.65
Bundled services		\$333.35
Data, SecurityEdge, Voice Package, Includes: Business Internet 200 1 Mobility Voice Line, and SecurityEdge.		\$314.90
Equipment Fee Voice.		\$18.45
Internet services		\$19.95
Static IP - 1		\$19.95
Voice services		\$99.35
Basic Voice Line Business Voice. Qty 2 @ \$24.95 each		\$49.90
Voice Line Business Voice.		\$44.45
Voice Mail Service		\$5.00
Service fees		\$16.00
Directory Listing Management Fee		\$8.00
Voice Network Investment		\$8.00
Taxes, fees and other charges		\$13.41
Other charges		\$11.85
Federal Universal Service Fund		\$5.34
Regulatory Cost Recovery		\$6.51
Taxes & government fees		\$1.56
Federal Excise Tax		\$1.56

What's included?

- **Internet:** Fast, reliable internet on our Gig-speed network
- **Voice Numbers:** (941)807-8053, (941)807-8058, (941)756-2416, (941)807-8081
- Visit business.comcast.com/myaccount for more details

Additional information

The Regulatory Cost Recovery fee is neither government mandated nor a tax, but is assessed by Comcast to recover certain federal, state, and local regulatory costs.

Important Notice for Voice Customers:

Comcast Notice of Toll-Free Dialing to Reach 711

For access to Telecommunications Relay Services for people with hearing or speech disabilities

The FCC requires voice service providers to provide toll-free, three-digit 711 dialing for access to Telecommunications Relay Services (TRS). TRS facilitates telephone conversations between people with hearing or speech disabilities and people with or without such disabilities.

TRS uses operators, called communications assistants (CAs), to facilitate telephone calls between people with hearing and speech disabilities and other individuals. A TRS call may be initiated by either a person with a hearing or speech disability, or a person without such disability. When a person with a hearing or speech disability initiates a TRS call, the person uses a teletypewriter (TTY), another text input device such as a smartphone or a video phone to call the TRS relay center, and gives a CA the number of the party that he or she wants to call. The CA in turn places an outbound traditional voice call to that person. The CA then serves as a link for the call, relaying the text of the calling party in voice to the called party, and converting to text what the called party voices back to the calling party.

Dialing 711 to reach TRS makes relay access convenient, fast, and uncomplicated. TRS is available 24 hours a day, seven days a week and all calls are confidential. [For more information about the various types of TRS, see the FCC's consumer fact sheet at **fcc.gov/trs**, or visit the website of the Disability Rights Office \(DRO\) at **fcc.gov/accessibility**.](#)

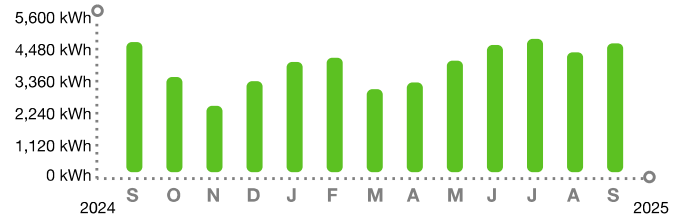
VENDOR #	V00006			
INVOICE DATE	9/8/2025			
# INVOICE	092925ACH			
ACCOUNT #	ADDRESS	METER #	CODING	90825
				8/13-9/12/25
92421-21235	6795 TARA BLVD # IRR BRADENTON, FL 34203	AC12870	543001-53100	
02155-36012	STREET LIGHTS # TARA CDD BRADENTON, FL 34203	LIGHTING	543001-53100	
21606-40237	6602 TAILFEATHER WAY # IRR BRADENTON, FL 34203	AC12860	543001-53100	
55553-58430	7340 TARA PRESERVE LN # POOL BRADENTON, FL 34203	KELL7811	543079-53100	505.79
01677-60412	STREET LIGHTS # TARA CD DIST BRADENTON, FL 34203	LIGHTING	543001-53100	
99787-71237	6751 TAILFEATHER WAY #IRR BRADENTON, FL 34203	AC05108	543001-53100	
82905-81324	6021 WINGSPAN WAY #PUMP BRADENTON, FL 34203	ACD2296	543001-53100	52.05
77477-96121	6375 TARA BLVD BRADENTON, FL 34203	ACD0485	543001-53100	
17660-99061	7141 TARA PRESERVE LN #IRRIG BRADENTON, FL 34203	AC06193	543001-53100	161.92
85063-48567	6208 CORMORANT CT # AERIATOR BRADENTON, FL 34203	ACD8415	543001-53100	
			SUB TOTAL	\$ 719.76
			543001-53100	\$ 213.97
			543079-53100	\$ 505.79
			TOTAL	\$ 719.76

**Electric Bill Statement****For:** Aug 7, 2025 to Sep 8, 2025 (32 days)**Statement Date:** Sep 8, 2025**Account Number:** 55553-58430**Service Address:**7340 TARA PRESERVE LN # POOL
BRADENTON, FL 34203**TARA COMMUNITY DEVELOPMENT DISTRICT #1,**
Here's what you owe for this billing period.**CURRENT BILL****\$505.79**

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

Enroll in FPL Budget
Billing® and have
\$493.79 withdrawn
instead of \$505.79.
FPL.com/AutoBB**ENERGY USAGE HISTORY****BILL SUMMARY**

Amount of your last bill	498.30
Payments received	-498.30
Balance before new charges	0.00
Total new charges	505.79
Total amount you owe	\$505.79

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$493.79 instead of \$505.79 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at **FPL.com/AutoBB**
- Payment received after December 01, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 19, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit [FPL.com/Answers](https://www.fpl.com/Answers).

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

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

The amount enclosed includes
the following donation:**FPL Care To Share:** _____Make check payable to FPL
in U.S. funds and mail along with
this coupon to:TARA COMMUNITY DEVELOPMENT
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11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001Visit **FPL.com/PayBill**
for ways to pay.

55553-58430

ACCOUNT NUMBER

\$505.79

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: TARA COMMUNITY
DEVELOPMENT DISTRICT
#1

Account Number: 55553-58430

BILL DETAILS

Amount of your last bill	498.30
Payment received - Thank you	-498.30
Balance before new charges	\$0.00

New Charges

Rate: GSD-1 GENERAL SERVICE DEMAND

Base charge:	\$30.41
Non-fuel: (\$0.033890 per kWh)	\$166.47
Fuel: (\$0.027180 per kWh)	\$133.51
Demand: (\$13.41 per KW)	\$174.33

Electric service amount 504.72

On call credit -12.00

Gross receipts tax (State tax) 12.64

Taxes and charges 0.64

Regulatory fee (State fee) 0.43

Total new charges \$505.79

Total amount you owe \$505.79

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter KEL7811. Next meter reading Oct 8, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	96641		91729		4912
Demand KW	13.02				13

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 8, 2025	Aug 7, 2025	Sep 7, 2024
kWh Used	4912	4573	4958
Service days	32	30	31
kWh/day	153	152	159
Amount	\$505.79	\$498.30	\$570.36

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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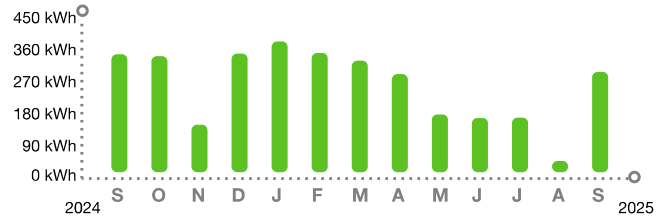
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**Electric Bill Statement****For:** Aug 7, 2025 to Sep 8, 2025 (32 days)**Statement Date:** Sep 8, 2025**Account Number:** 82905-81324**Service Address:**6021 WINGSPAN WAY #PUMP
BRADENTON, FL 34203**TARA COMMUNITY DEVELOPMENT DISTRICT #1,**
Here's what you owe for this billing period.**CURRENT BILL****\$52.05**

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

Enroll in FPL Budget
Billing® and have \$46.21
withdrawn instead of
\$52.05.[FPL.com/AutoBB](https://www.fpl.com/AutoBB)**ENERGY USAGE HISTORY****BILL SUMMARY**

Amount of your last bill	27.42
Payments received	-27.42
Balance before new charges	0.00
Total new charges	52.05
Total amount you owe	\$52.05

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$46.21 instead of \$52.05 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at [FPL.com/AutoBB](https://www.fpl.com/AutoBB)
- Payment received after December 01, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 19, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

FPL filed a proposed base rate agreement to continue making long-term investments in reliability while keeping bills as low as possible. The PSC has set dates for the technical review. Visit [FPL.com/Answers](https://www.fpl.com/Answers).

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

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

The amount enclosed includes
the following donation:**FPL Care To Share:** _____Make check payable to FPL
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MIAMI FL 33188-0001Visit [FPL.com/PayBill](https://www.fpl.com/PayBill)
for ways to pay.

82905-81324

ACCOUNT NUMBER

\$52.05

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: Account Number:
TARA COMMUNITY 82905-81324
DEVELOPMENT DISTRICT
#1

BILL DETAILS

Amount of your last bill	27.42
Payment received - Thank you	-27.42
Balance before new charges	\$0.00

New Charges

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

Base charge: \$12.87

Non-fuel: (\$0.096100 per kWh) \$29.50

Fuel: (\$0.027180 per kWh) \$8.34

Electric service amount 50.71

Gross receipts tax (State tax) 1.30

Taxes and charges 1.30

Regulatory fee (State fee) 0.04

Total new charges \$52.05

Total amount you owe \$52.05

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter ACD2296. Next meter reading Oct 8, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	22255		21948		307

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 8, 2025	Aug 7, 2025	Sep 7, 2024
kWh Used	307	34	361
Service days	32	30	31
kWh/day	10	1	12
Amount	\$52.05	\$27.42	\$54.59

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
- The fuel charge represents the cost of fuel used to generate electricity. It is a direct pass-through to customers. FPL does not profit from fuel, although higher costs do result in higher state and local taxes and fees.

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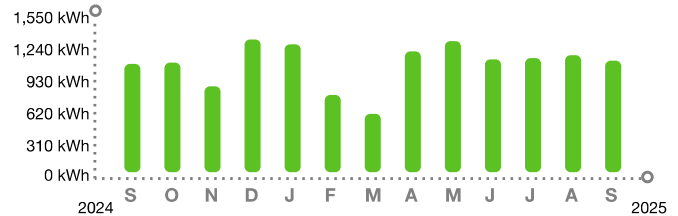
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**Electric Bill Statement****For:** Aug 7, 2025 to Sep 8, 2025 (32 days)**Statement Date:** Sep 8, 2025**Account Number:** 17660-99061**Service Address:**7141 TARA PRESERVE LN # IRRIG
BRADENTON, FL 34203**TARA COMMUNITY DEVELOPMENT DISTRICT #1,**
Here's what you owe for this billing period.**CURRENT BILL****\$161.92**

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

Enroll in FPL Budget
Billing® and have
\$154.27 withdrawn
instead of \$161.92.
FPL.com/AutoBB**ENERGY USAGE HISTORY****BILL SUMMARY**

Amount of your last bill	169.38
Payments received	-169.38
Balance before new charges	0.00
Total new charges	161.92
Total amount you owe	\$161.92

FPL automatic bill pay - DO NOT PAY

(See page 2 for bill details.)

KEEP IN MIND

- Enroll in FPL Budget Billing and have Automatic Bill Pay debit \$154.27 instead of \$161.92 on your next withdrawal date. Your monthly bills will become predictable year-round. Enroll at **FPL.com/AutoBB**
- Payment received after December 01, 2025 is considered LATE; a late payment charge of 1% will apply.
- The amount due on your account will be drafted automatically on or after September 19, 2025. If a partial payment is received before this date, only the remaining balance due on your account will be drafted automatically.

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Hearing/Speech Impaired: 711 (Relay Service)

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

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for ways to pay.

17660-99061

ACCOUNT NUMBER

\$161.92

TOTAL AMOUNT YOU OWE

Sep 29, 2025

NEW CHARGES DUE BY

\$ Auto pay - DO NOT PAY

AMOUNT ENCLOSED



Customer Name: Account Number:
TARA COMMUNITY 17660-99061
DEVELOPMENT DISTRICT
#1

BILL DETAILS

Amount of your last bill	169.38
Payment received - Thank you	-169.38
Balance before new charges	\$0.00

New Charges

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

Base charge: \$12.87

Non-fuel: (\$0.096100 per kWh) \$112.92

Fuel: (\$0.027180 per kWh) \$31.94

Electric service amount 157.73

Gross receipts tax (State tax) 4.05

Taxes and charges 4.05

Regulatory fee (State fee) 0.14

Total new charges \$161.92

Total amount you owe \$161.92

FPL automatic bill pay - DO NOT PAY

METER SUMMARY

Meter reading - Meter AC06193. Next meter reading Oct 8, 2025.

Usage Type	Current	-	Previous	=	Usage
kWh used	55300		54125		1175

ENERGY USAGE COMPARISON

	This Month	Last Month	Last Year
Service to	Sep 8, 2025	Aug 7, 2025	Sep 7, 2024
kWh Used	1175	1234	1142
Service days	32	30	31
kWh/day	37	41	37
Amount	\$161.92	\$169.38	\$144.31

KEEP IN MIND

- Taxes, fees, and charges on your bill are determined and required by your local and state government to be used at their discretion.
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