Rizzetta & Company

Lake Padgett Estates
Independent Special District

Board of Supervisors
Regular Meeting
November 19, 2026

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

www.lakepadgettisd.org

Professionals in Community Management

LAKE PADGETT ESTATES
INDEPENDENT SPECIAL
DISTRICT

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

Board of Supervisors	Steve Yarbrough	Chair
	Pam Carr	Vice Chair
	April Wakefield	Assistant Secretary
	Paul Wells	Assistant Secretary
	Tracee Ivins	Assistant Secretary
District Manager	Lisa Castoria	Rizzetta & Company, Inc.
District Counsel	Tim Hayes	Law Offices of Timothy G, Hayes
District Engineer	John Mueller	Landis Evans & Partners

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

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring specialaccommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 994-1001. If you are hearing or speech impaired,please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY)
1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

LAKE PADGETT ESTATES INDEPENT SPECIAL DISTRICT
DISTRICT OFFICE – Wesley Chapel, Florida (813) 994-1001
Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, FL 33614
www.lakepadgettisd.org

November 12, 2026

Board of Supervisors
Lake Padgett Estates
Independent Special District

FINAL AGENDA

Dear Board Members:

The meeting of the Board of Supervisors of the Lake Padgett Estates Independent Special District will be held on **Thursday, November 19, 2026, at 6:30 p.m.** at the Lake Padgett Estates Stables Meeting Room, located at 3614 Stable Ridge Lane, Land O' Lakes, FL 34639. The following is the agenda for this meeting:

BOS MEETING:

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **AUDIENCE COMMENTS ON AGENDA ITEMS**
4. **MAINTENANCE SUPERVIOSR'S REPORT**
5. **UPDATE ON CIVICS AND RIDING CLUB**
6. **CONSENT ON AGENDA/BUSINESS ADMINISTRATION**
   - A. Consideration of Minutes of the Board of Supervisors' Regular Meeting held on October 15, 2026, and the September 2026 O&M Report ....Tab 1
7. **STAFF REPORTS**
   - A. District Engineer Report .....Tab 2
     - i. Update on Permitting for Extending Boat Ramp Slabs
   - B. District Counsel
     - i. Discussion on Supervisor Absences
   - C. Aquatics Report
   - D. District Manager Report.....Tab 3

8. BUSINESS ITEMS

A. Consideration of Resolution 2027-01; Designating Officers of the District ..... Tab 4
B. Consideration of Rizzetta & Company Proposal for Amenity Management Services ..... Tab 5
C. Consideration of Goals and Objectives for FY 25-26 ..... Tab 6
D. Ratification of EGIS Insurance Proposal ..... Tab 7
E. Discussion on Marc Security Company Conversion Notice .. Tab 8
F. Consideration of New Employee Paid Vacation Approval
G. Update on Resident Request for Separate Non-Exclusive Two Stall Agreement at Stables

9. SUPERVISOR REQUESTS

10. ADJOURNMENT

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

Sincerely,

Lisa Castoria

District Manager

Tab 1

MINUTES OF MEETING

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

LAKE PADGETT INDEPENDENT SPECIAL DISTRICT

The regular meeting of the Board of Supervisors of Lake Padgett Estates Independent Special District was held on **Thursday, October 15, 2026, at 6:30 p.m.** at the Lake Padgett Estates Stables Meeting Room, located at 3614 Stable Ridge Lane, Land O' Lakes, FL 34639.

Present and constituting a quorum:

Steven Yarbrough	**Board of Supervisor, Chairman**
Pam Carr	**Board of Supervisor, Vice Chairman**
Paul Wells	**Board of Supervisor, Assistant Secretary**
Tracee Ivins	**Board of Supervisor, Assistant Secretary**

Also present were:

Lisa Castoria	**District Manager, Rizzetta & Company, Inc.**
Tim Hayes	**District Counsel, Law Offices of Tim G. Hayes**
John Mueller	**District Engineer, Landis Evans & Partner**
Tony Hendrix	**Maintenance, Lake Padgett ISD**
Logan Mecum	**Maintenance, Lake Padgett ISD**
Susan Tomlinson	**Riding Club**
Peggy Crowley	**Civics Association**
Audience	**Present**

FIRST ORDER OF BUSINESS **Roll Call**

Ms. Castoria called the meeting to order and conducted roll call, confirming a quorum.

SECOND ORDER OF BUSINESS **Pledge of Allegiance**

Mr. Yarbrough summarized meeting etiquette.

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THIRD ORDER OF BUSINESS **Maintenance Supervisor Report**

No report was presented.

- The leak at the barn needs to be repaired.
- The light at Laird Park needs to be repaired.
- The Board discussed the previously approved Southern Automated proposal; electrical service is needed.
- A proposal for mower repair or replacement was presented under separate cover. A motion was made to replace the mower for $20,299.

> On a Motion by Mr. Wells and seconded by Mrs. Carr, with all in favor, the Board of Supervisors approved the Proposal to Replace the Mower in the amount of $20,299, for the Lake Padgett Estates Independent Special District.

FOURTH ORDER OF BUSINESS **Audience Comments**

David Mueller commented on the financials, the timeliness of website postings, ISD phone lines, the water cooler, waste pickup frequency, the request-for-proposals process, and the $50 supervisor meeting stipend. The Chairman, DM, counsel, and DE responded to his comments and questions:

- An explanation was provided regarding the financials and the public-records-request process.
- Staff reported that five ISD phone lines had been canceled.
- Staff will follow up on the waste pickup schedule.
- Counsel responded regarding supervisor pay.
- DE addressed questions about proposals included in the agenda package.

Peggy Crowley commented on invoice typos involving Tenties Tennis Supply (LPE E) and Marc Security (NC), and on a supervisor's repeated absences. A motion was made by Paul, seconded by Pam, to appoint Tracee to work with Peggy to research the possible removal process. An update was requested for November.

> On a Motion by Mr. Wells and seconded by Mrs. Carr, with all in favor, the Board of Supervisors appoint Tracee to work with Peggy to research the possible removal process, for the Lake Padgett Estates Independent Special District.

Kristy Zimmer commented on District Manager.

George Thomas commented on the financials. Counsel and DM responded regarding applicable processes and procedures, including historical LPE ISD information and public-records requests.

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FIFTH ORDER OF BUSINESS **Update on Civics and Riding Club**

Updates were provided.

SIXTH ORDER OF BUSINESS **Consideration of Minutes of the Board of Supervisors Regular Meeting Held on September 16, 2026 & September 2026 Operations and Maintenance Expenditures**

> On a Motion by Mrs. Carr and seconded by Mr. Wells, with all in favor, the Board of Supervisors approved the September 16, 2026, regular meeting minutes and the September 2026 Operations and Maintenance Expenditures ($36,792.36), for the Lake Padgett Estates Independent Special District.

SEVENTH ORDER OF BUSINESS **Staff Reports**

A. District Engineer

i. Update on Permitting for Boat Ramp Slab Extensions

An update was provided, and the report was summarized. The engineer will solicit additional proposals and send letters to property owners requesting signatures on required applications and/or discussing the possible sale of property needed for the project. An update and proposals are expected in November.

B. District Counsel

i. Employment Contract Consideration

Mr. Hayes provided background on payment authorizations and reminded the Board of bid requirements. The Board discussed the process for addressing resident violations of rules and regulations.

An update and discussion were provided regarding the water fountain vandalism and the related court case. Counsel will draft a violation letter to the residential address involved.

> On a Motion by Mrs. Carr and seconded by Mr. Wells with all in favor, the Board of Supervisors accepted the Employment Contract that was presented, for the Lake Padgett Estates Independent Special District.

C. Aquatics Report

Ms. Castoria shared the resident email request with the Board. The Board directed Staff to address this residents concern.

D. District Manager

Ms. Castoria presented the District Manager's report to the Board and reminded them that the next meeting will be on Wednesday, November 19, 2026, at 6:30 p.m. at the Lake Padgett Estates Stables Meeting Room, located at 3614 Stable Ridge Lane, Land

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O' Lakes, Florida 34639. It was noted that Ms. Ivins will not be in attendance at the November meeting.

EIGHTH ORDER OF BUSINESS **Consideration of Rizzetta & Company Proposal for Amenity Services**

The ISD is on track to spend $190,000, while Rizzetta's proposal is $205,000. The Board discussed the additional support and benefits that Rizzetta's oversight could provide to ISD staff. This item was tabled until November.

> On a Motion by Ms. Ivins and seconded by Mr. Wells, with all in favor, the Board of Supervisors tabled the Rizzetta & Company Proposal for Amenity Services to the November meeting, for the Lake Padgett Estates Independent Special District.

NINTH ORDER OF BUSINESS **Consideration of Resident Request for Separate Non-Exclusive Two Stall Agreement at Stables**

The Board held a brief discussion and appointed Mrs. Carr to meet with the resident and riding club.

> On a Motion by Ms. Ivins and seconded by Mr. Wells, with all in favor, the Board of Supervisors approved the Resident Request for Separate Non-Exclusive Two Stall Agreement at Stable for the Lake Padgett Estates Independent Special District.

TENTH ORDER OF BUSINESS **Consideration of Goals and Objectives for FY 25-26**

> On a Motion by Mr. Wells and seconded by Ms. Ivins, with all in favor, the Board of Supervisors approved the Goals and Objectives for FY 25-26 and noted that all Goals have been met for Lake Padgett Estates Independent Special District.

ELEVENTH ORDER OF BUSINESS **Discussion on Barn Least**

This was discussed under the eighth order of business.

TWELFTH ORDER OF BUSINESS **Supervisor Requests**

Ms. Carr requested two to three proposals for fencing improvements, including chain-link fencing and gates.

An update on CDs was shared.

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THIRTEENTH ORDER OF BUSINESS **Adjournment**

On a Motion by Mr. Wells and seconded by Mr. Yarbrough, with all in favor, the Board of Supervisors adjourned this meeting to September 23, 2026 at 8:15 p.m. for the Lake Padgett Estates Independent Special District.

Assistant Secretary/Secretary

Chair/Vice Chair

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LAKE PADGETT ESTATES ISD

District Office · Wesley Chapel, Florida · (813) 994-1001
Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa. Florida 33614
www.lakepadgettisd.org

Operation and Maintenance Expenditures
September 2026
For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2026 through September 30, 2026. This does not include expenditures previously approved by the Board.

The total items being presented: **$ 63,860.02**

Approval of Expenditures:

_____

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

LAKE PADGETT ESTATES ISD

Paid Operation & Maintenance Expenditures

September 1, 2026 Through September 30, 2026

Vendor Name	Check Number	Invoice Number	Invoice Description		Invoice Amount
ADP Easypay	20260904-1	729680361 ACH	PPE 08/23/26 PPD 08/28/26 Fees	$	140.87
ADP Easypay	20260918-1	731034028 ACH	PPE 09/06/26 PPD 09/11/26 Fees	$	140.87
ADP Easypay	20260910-2	PPE 09/06/26 PPD 09/11/26 ACH	PPE 09-06-26 PPD 09-11-26	$	5,359.00
ADP Easypay	20260924-1	PPE 09/20/26 PPD 09/25/26 ACH	PPE 09-20-26 PPD 09-25-26	$	2,677.73
Danielle Fence Mfg Co., Inc.	300314	3220	Miscellaneous Expense 09/26	$	6,500.00
Danielle Fence Mfg Co., Inc.	300314	3221	Miscellaneous Expense 09/26	$	7,900.00
Diamond Dolphin Aquatic Company	300317	9657	Aquatic Maintenance 09/26	$	12,600.00
Duke Energy	20260928-4	910088163760-090426 ACH	Electric Services 08/26	$	106.91
Duke Energy	20260910-1	930000012893-081726 ACH	Electric Services 07/26	$	1,134.78
Florida Blue	20260909-3	78638768 ACH	Health Insurance 09/15/26-10/15/26	$	2,497.25
Florida Department of Revenue	20260915-2	6180183495674-091426 ACH	Sales & Use Tax 08/26	$	16.58
Frontier Communications of FL	20260915-1	21004300550219205-081926 ACH	Internet Services 09/26	$	1,282.82

LAKE PADGETT ESTATES ISD

Paid Operation & Maintenance Expenditures

September 1, 2026 Through September 30, 2026

Vendor Name	Check Number	Invoice Number	Invoice Description		Invoice Amount
Frontier Communications of FL	20260909-2	81399522050414205-081426 ACH	Gate Phones 08/26	$	116.18
GLF Water, Inc.	300315	14422	Monitoring Services 08/26	$	85.00
Landis, Evans and Partners, Inc	300308	1537-17-115	Engineering Services 08/26	$	900.00
Lowe's	20260921-1	CC090226-320 ACH	Miscellaneous Supplies 08/26	$	1,657.81
Marc Security Services LLC	300302	2188	Deputy Services 08/26	$	3,445.20
Marc Security Services LLC	300309	2246	Deputy Services 09/26	$	3,445.20
Pam Carr	300311	PC091626	Board of Supervisors Meeting 09/16/26	$	50.00
Pasco County Utilities	20260916-1	25066527 ACH	Water Services 08/26	$	47.83
Paul M. Wells	300312	PW091626	Board of Supervisors Meeting 09/16/26	$	50.00
Pope's Water Systems, Inc.	300303	83427	Irrigation Maintenance & Repair 08/26	$	230.00
Republic Services	20260909-1	0762-004051799 ACH	Waste Disposal Services 09/26	$	1,202.73
Rizzetta & Company, Inc.	300301	INV0000112128	Accounting Services 09/26	$	4,893.09

LAKE PADGETT ESTATES ISD

Paid Operation & Maintenance Expenditures

September 1, 2026 Through September 30, 2026

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
School Now	300306	INV-SN-1624	Annual Website Services FY26/27	$ 1,583.62
Southern Automated Access Services, LLC	300304	18614	Access Control 08/26	$ 151.50
Southern Automated Access Services, LLC	300316	18707	Gate Maintenance & Repair 09/26	$ 120.00
Southern Automated Access Services, LLC	300316	18713	Gate Phones 09/26	$ 199.75
Southern Automated Access Services, LLC	300316	18748	Gate Maintenance & Repair 09/26	$ 629.00
Steven Allen Yarbrough	300313	SY091626	Board of Supervisors Meeting 09/16/26	$ 50.00
The Observer Group, Inc.	300305	26-02128P	Legal Advertising 08/26	$ 61.25
The Observer Group, Inc.	300310	26-02278P	Legal Advertising 09/26	$ 87.50
Timothy G. Hayes & Associates	300307	26-138	Legal Services 07/26	$ 3,381.00
Valley National Bank	20260928-1	CC083126-320 ACH	Credit Card Expenses 08/26	$ 1,041.65
Verizon Wireless	20260929-1	6152987245 ACH	Staff Cell Phones 08/26	$ 74.90
Totals				**$ 63,860.02**

ADVICE OF DEBIT

Client Name	:	LAKE PADGETT ESTATES
Client Number	:	147842
Advice of Debit Number	:	729680361
Advice of Debit Date	:	08/28/2026
Advice of Debit Due Date	:	09/04/2026
Total Debited This Invoice	:	$140.87

ADP, Inc.
PO Box 830272
Philadelphia PA 19182-0272

Inquiries
For Billing inquiries, please contact your client service rep at 866-873-0386

ROXANA QUIROZ
LAKE PADGETT ESTATES
5844 OLD PASCO RD
STE 100
WESLEY CHAPEL, FL 33544-4010

CURRENT CHARGES

RUN COMPANY CODE 1710-2R-LZK IID 20031335	QUANTITY	RATE	BASE	TOTAL CHARGES	TAX
Processing Charges for **Period Ending Date: 08/23/2026** **Check Date: 08/28/2026**					
ADP Complete Payroll and HR Includes: Multiple Employee Pay Options Tax Filing and New Hire Reporting Electronic Reports Employee Access RUN Powered by ADP Mobile Payroll General Ledger Interface Garnishment Payment Service Unemployment Claims Service (SUI) Poster Compliance Update Service 24x7 Live Support HR Help Desk 5 Background Checks Employee Handbook Wizard Zip Recruiter - 1 Job Slot Job Description Wizard Advanced HR Toolkits Compliance Update and Training HR Forms and Documents 30.68% of the Per Pay Fee is Software	**2**	discount applies		**$200.47**	

Sub Total Current Charges	**$200.47**
29.73% Discount On Processing Charges	**-$59.60**
TOTAL CHARGES FOR COMPANY CODE: 1710-2R-LZK	**$140.87**
Total Debited	**$140.87**

WE APPRECIATE YOUR BUSINESS! - NO PAYMENT REQUIRED.

This amount will be processed for debit from your account # XXXXXX6593 on 09/04/2026 or the next banking day. Please confirm the debit was completed with your banking institution to ensure the invoice is paid in full.

ADVICE OF DEBIT

Client Name	:	LAKE PADGETT ESTATES
Client Number	:	147842
Advice of Debit Number	:	731034028
Advice of Debit Date	:	09/11/2026
Advice of Debit Due Date	:	09/18/2026
Total Debited This Invoice	:	$140.87

ADP, Inc.
PO Box 830272
Philadelphia PA 19182-0272

Inquiries
For Billing inquiries, please contact your client service rep at 866-873-0386

ROXANA QUIROZ
LAKE PADGETT ESTATES
5844 OLD PASCO RD
STE 100
WESLEY CHAPEL, FL 33544-4010

CURRENT CHARGES

RUN COMPANY CODE 1710-2R-LZK IID 20031335	QUANTITY	RATE	BASE	TOTAL CHARGES	TAX
Processing Charges for **Period Ending Date: 09/06/2026** **Check Date: 09/11/2026**					
ADP Complete Payroll and HR Includes: Multiple Employee Pay Options Tax Filing and New Hire Reporting Electronic Reports Employee Access RUN Powered by ADP Mobile Payroll General Ledger Interface Garnishment Payment Service Unemployment Claims Service (SUI) Poster Compliance Update Service 24x7 Live Support HR Help Desk 5 Background Checks Employee Handbook Wizard Zip Recruiter - 1 Job Slot Job Description Wizard Advanced HR Toolkits Compliance Update and Training HR Forms and Documents 30.68% of the Per Pay Fee is Software	**2**	discount applies		**$200.47**	

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WE APPRECIATE YOUR BUSINESS! - NO PAYMENT REQUIRED.

This amount will be processed for debit from your account # XXXXXX6593 on 09/18/2026 or the next banking day. Please confirm the debit was completed with your banking institution to ensure the invoice is paid in full.

Payroll Liability

PAY FREQUENCY: Biweekly

Net Pay

	Checks						0.00		
	Subtotal Net Pay								**0.00**

Taxes			**Deposit Responsibility Client**		**Deposit Responsibility ADP**			
	Agency	**Rate**	**EE withheld**	**ER contrib**	**EE withheld**	**ER contrib**		
Federal	Federal Income Tax				525.12		525.12	
	Social Security				308.65	308.65	617.30	
	Medicare				72.20	72.18	144.38	
	Subtotal Federal				**905.97**	**380.83**	**1,286.80**	
	Total Taxes				**905.97**	**380.83**	**1,286.80**	

Other Transfers	**Full Service Direct Deposit (FSDD)**	**4,072.20**	**2 Employee Transactions**

Total Biweekly Pay Frequency

Total Direct Deposit (FSDD)	**$4,072.20**
Total Taxes	**$1,286.80**
Total Amount ADP Debited from your Account(s)	**$5,359.00**

Total For 9/11/2026 - Payroll 1

Total Direct Deposit (FSDD)	**$4,072.20**
Total Taxes	**$1,286.80**
Total Amount ADP Debited from your Account(s)	**$5,359.00**

Payroll Details

Hours and Earnings				Taxes		Deductions			Employer	
Description	Hours	Rate	Amount	Tax	Amount	Deduction	Amount	Net Pay	Liability	Amount
Pay Frequency: Biweekly										
Employee: Hendrix, Tony L				**SSN: xxx-xx-9775**						
Regular	80.00	24.8600	1,988.80	FED FIT	270.92	Health Insurance	536.88	2,139.20	FED SOCSEC-ER	161.81
Overtime	31.05	37.2900	1,157.85	FED SOCSEC	161.80	-Dependent			FED MEDCARE-ER	37.84
	111.05		3,146.65	FED MEDCARE	37.85		536.88			199.65
					470.57					
Check Date: 09/11/2026 / Direct Deposit / Checking / Account No: XXXXXXXXXX6820 $2,139.20										
Employee: Rowell, Stephen K				**SSN: xxx-xx-7053**						
Regular	0.00		2,368.40	FED FIT	254.20			1,933.00	FED SOCSEC-ER	146.84
Sick	40.00		0.00	FED SOCSEC	146.85				FED MEDCARE-ER	34.34
ETO	40.00		0.00	FED MEDCARE	34.35					181.18
	80.00		2,368.40		435.40					
Check Date: 09/11/2026 / Direct Deposit / Checking / Account No: XXXXX5126 $1,933.00										
Pay Frequency Totals: Biweekly										
Regular	80.00		$4,357.20	FED FIT	$525.12	Health Insurance	$536.88	$4,072.20	FED SOCSEC-ER	$308.65
Overtime	31.05		$1,157.85	FED SOCSEC	$308.65	-Dependent			FED MEDCARE-ER	$72.18
Sick	40.00		$0.00	FED MEDCARE	$72.20		$536.88			$380.83
ETO	40.00		$0.00							
	191.05		$5,515.05		$905.97					
Total Employees - Biweekly: 2										
Company Totals:										
Regular	80.00		$4,357.20	FED FIT	$525.12	Health Insurance	$536.88	$4,072.20	FED SOCSEC-ER	$308.65
Overtime	31.05		$1,157.85	FED SOCSEC	$308.65	-Dependent			FED MEDCARE-ER	$72.18
Sick	40.00		$0.00	FED MEDCARE	$72.20		$536.88			$380.83
ETO	40.00		$0.00							
	191.05		$5,515.05		$905.97					
Total Employees - Company: 2										

Payroll Liability

PAY FREQUENCY: Biweekly

Net Pay

	Checks						0.00		
	Subtotal Net Pay								**0.00**

Taxes			**Deposit Responsibility Client**		**Deposit Responsibility ADP**				
	Agency	**Rate**	**EE withheld**	**ER contrib**	**EE withheld**	**ER contrib**			
Federal	Federal Income Tax				192.53		192.53		
	Social Security				154.22	154.22	308.44		
	Medicare				36.06	36.07	72.13		
	Subtotal Federal				**382.81**	**190.29**	**573.10**		
	Total Taxes				**382.81**	**190.29**	**573.10**		

Other Transfers	**Full Service Direct Deposit (FSDD)**		**2,104.63**	**2 Employee Transactions**

Total Biweekly Pay Frequency

Total Direct Deposit (FSDD)	**$2,104.63**
Total Taxes	**$573.10**
Total Amount ADP Debited from your Account(s)	**$2,677.73**

Total For 9/25/2026 - Payroll 1

Total Direct Deposit (FSDD)	**$2,104.63**
Total Taxes	**$573.10**
Total Amount ADP Debited from your Account(s)	**$2,677.73**

Payroll Details

Hours and Earnings				Taxes		Deductions			Employer	
Description	Hours	Rate	Amount	Tax	Amount	Deduction	Amount	Net Pay	Liability	Amount
Pay Frequency: Biweekly										
Employee: Hendrix, Tony L				**SSN: xxx-xx-9775**						
Regular	0.00		2,368.40	FED FIT	155.78	Health Insurance	536.88	1,535.63	FED SOCSEC-ER	113.55
Holiday	8.00		0.00	FED SOCSEC	113.56	-Dependent			FED MEDCARE-ER	26.56
	8.00		2,368.40	FED MEDCARE	26.55		536.88			140.11
					295.89					
Check Date: 09/25/2026 / Direct Deposit / Checking / Account No: XXXXXXXXXX6820 $1,535.63										
Employee: Rowell, Stephen K				**SSN: xxx-xx-7053**						
Regular	16.00	27.3300	437.28	FED FIT	36.75			569.00	FED SOCSEC-ER	40.67
Holiday	8.00	27.3300	218.64	FED SOCSEC	40.66				FED MEDCARE-ER	9.51
	24.00		655.92	FED MEDCARE	9.51					50.18
					86.92					
Check Date: 09/25/2026 / Direct Deposit / Checking / Account No: XXXXX5126 $569.00										
Pay Frequency Totals: Biweekly										
Regular	16.00		$2,805.68	FED FIT	$192.53	Health Insurance	$536.88	$2,104.63	FED SOCSEC-ER	$154.22
Holiday	16.00		$218.64	FED SOCSEC	$154.22	-Dependent			FED MEDCARE-ER	$36.07
	32.00		$3,024.32	FED MEDCARE	$36.06		$536.88			$190.29
					$382.81					
Total Employees - Biweekly: 2										
Company Totals:										
Regular	16.00		$2,805.68	FED FIT	$192.53	Health Insurance	$536.88	$2,104.63	FED SOCSEC-ER	$154.22
Holiday	16.00		$218.64	FED SOCSEC	$154.22	-Dependent			FED MEDCARE-ER	$36.07
	32.00		$3,024.32	FED MEDCARE	$36.06		$536.88			$190.29
					$382.81					
Total Employees - Company: 2										

Deposit Invoice

Danielle Fence Manufacturing Company, inc.
4855 State Road 60 West
Mulberry Florida 33860

#3220
9/16/2026

Bill To
LAKE PADGETT ESTATES
LAKE JOYCE ADD.
3521 LAKE BREEZE DRIVE
LAND O LAKES, FL 34639

Ship To
LAKE PADGETT ESTATES
LAKE JOYCE ADD.
3521 LAKE BREEZE DRIVE
LAND O LAKES, FL 34639

AMOUNT DUE

$6,500.00

Quantity	Item	Amount
1	**Misc. Item** INSTALL 251' OF 96" BLACK CHAIN-LINK, 9GS X 2" MESH KNUCKLE TOP AND BOTTOM, 9GA BOTTOM TENSION WIRE, 1-5/8 SCH 40 TOP RAIL, 1-7/8 X 10'6" SCH 40 POSTS INSTALL 1 - 96" X 48" BLACK CHAIN-LINK SINGLE GATE INSTALL 1 - 96" X 120" BLACK CHAIN-LINK DOUBLE GATE CONCRETE ALL POSTS	**$6,500.00**

Amount Due	$6,500.00

Deposit Invoice

Danielle Fence Manufacturing Company, inc.
4855 State Road 60 West
Mulberry Florida 33860

#3221
9/16/2026

Bill To
LAKE PADGETT ESTATES
EAST LAKE ADD.
3556 EAST LAKE DRIVE
LAND O LAKES, FL 34639

Ship To
LAKE PADGETT ESTATES
EAST LAKE ADD.
3556 EAST LAKE DRIVE
LAND O LAKES, FL 34639

AMOUNT DUE

$7,900.00

Quantity	Item	Amount
1	**Misc. Item** INSTALL 429' OF 96" BLACK CHAIN-LINK, 9GS X 2" MESH KNUCKLE TOP AND BOTTOM, 9GA BOTTOM TENSION WIRE, 1-5/8 SCH 40 TOP RAIL, 1-7/8 X 10'6" SCH 40 POSTS INSTALL 1 - 96" X 48" BLACK CHAIN-LINK SINGLE GATE INSTALL 1 - 96" X 120" BLACK CHAIN-LINK DOUBLE GATE CONCRETE ALL POSTS	**$7,900.00**

Amount Due	$7,900.00

INVOICE

Diamond Dolphin Aquatic Company
PO Box 667723
Pompano Beach, FL 33066-7723

diamonddolphin@bellsouth.net
+1 (954) 632-1324
www.ddaquatic.com

Bill to
Lisa Castoria
Lake Padgett ISD c/o Rizzetta and Company
3434 Colwell Ave
Suite 200
Tampa, FL 33614

Ship to
Lisa Castoria
Lake Padgett ISD c/o Rizzetta and Company
3434 Colwell Ave
Suite 200
Tampa, FL 33614

Invoice details
Invoice no.: 9657
Terms: Due on receipt
Invoice date: 09/18/2026
Due date: 09/30/2026

#	Product or service	Description	Qty	Amount
1.	**Fish Stocking**	Triploid Grass Carp Stocking - 1400 triploid grass carp - 12" - Down payment - Balance Due on Delivery - $5589	1	$12,600.00

Total **$12,600.00**

Note to customer

Triploid Grass Carp Stocking - 1400 triploid grass carp - 12" - Down payment - Balance Due on Delivery - $5589
Thank you fr your business.

DUKE ENERGY.

duke-energy.com
877.372.8477

SEP 08 2026

Your Energy Bill

Service address
LAKE PADGETT ESTATES
INDEPENDENT SP DIST
22140 COLDSTREAM RD
LAND O LAKES FL 34639

Bill date Sep 4, 2026
For service Aug 5 - Sep 2
29 days

Account number **9100 8816 3760**

Billing summary

Previous Amount Due	$161.36
Payment Received Aug 27	-161.36
Current Electric Charges	96.49
Taxes	10.42
Total Amount Due Sep 25	**$106.91**

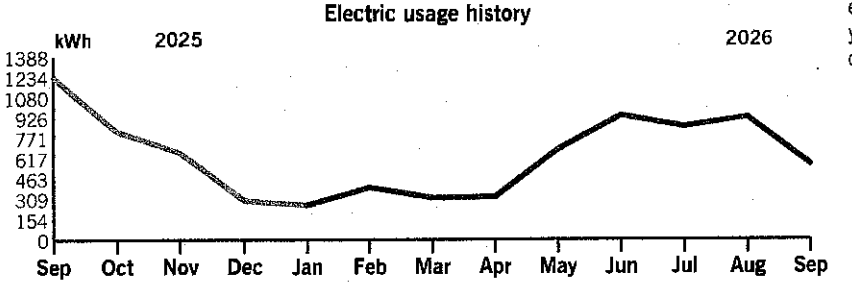
Thank you for your payment.

Know what's below. Call before you dig. Always call 811 before you dig, it's the law. Making this free call at least two full working days before you dig gets utility lines marked and helps protect you from injury and expense. Call 811 or visit Call811.com.

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

Your usage snapshot

Electric usage history

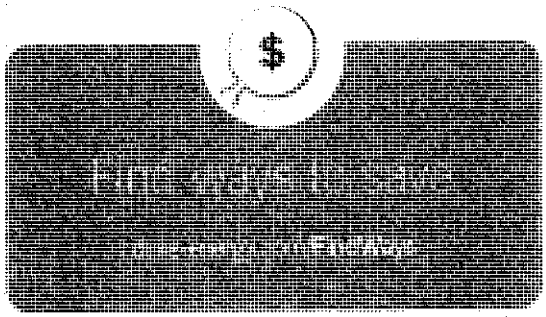


Average temperature in degrees

81° 75° 67° 65° 60° 60° 71° 74° 80° 84° 85° 83° 81°

	Current Month	Sep 2025	12-Month Usage	Avg Monthly Usage
Electric (kWh)	574	1,234	7,096	591
Avg. Daily (kWh)	20	41	19	

12-month usage based on most recent history



Mail your payment at least 7 days before the due date or pay instantly at duke-energy.com/billing. Late payments are subject to a $5.00 or 1.5%, late charge, whichever is greater.

fb.def.duke.bills.20260903213608.69.afp-44175-000002169

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

DUKE ENERGY.

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

Account number
9100 8816 3760

$106.91
by Sep 25

Your payment is scheduled to be made by monthly automatic draft on Sep 25

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

$_____
Amount enclosed

022088 000002169

LAKE PADGETT ESTATES INDEPENDENT SP DIST
LK PADGETT EST INDEP SP DIST
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

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

8891008816376000066000000000000000106910000106912

DUKE ENERGY. duke-energy.com 877.372.8477

Account number **9100 8816 3760**

Your usage snapshot - Continued

Current electric usage for meter number 8031448		
Actual reading on Sep 2		45483
Previous reading on Aug 5		- 44909
Energy Used		574 kWh
Billed kWh	574.000 kWh	

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

Billing details - Electric

Billing Period - Aug 05 26 to Sep 02 26	
Meter - 8031448	
Customer Charge	$18.01
Energy Charge	
574.000 kWh @ 9.609c	55.16
Fuel Charge	
574.000 kWh @ 3.859c	22.15
Asset Securitization Charge	
574.000 kWh @ 0.203c	1.17
Total Current Charges	**$96.49**

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

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

Billing details - Taxes

State And Other Taxes	$6.88
Regulatory Assessment Fee	0.08
Gross Receipts Tax	2.48
County Optional Tax	0.98
Total Taxes	**$10.42**

fb.def.duke.bills.20260903213608.69.afp-44177-000002169

DUKE ENERGY.

duke-energy.com
877.372.847

RECEIVED
AUG 2 1 2026
BY: .....

Your Summary Bill

LAKE PADGETT ESTATES
INDEPENDENT SP DIST

Bill date Aug 17, 2026
For service Jul 3 - Aug 7
36 days

Billing summary

Previous Amount Due	$1,083.24
Payment Received Aug 06	-1,083.24
Current Electric Charges	692.56
Current Lighting Charges	342.95
Taxes	104.20
Total Amount Due Sep 08	~~$1,139.71~~
	$1,134.78

Collective account number **9300 0001 2893**

If you have questions, you can reach us at collectivebillingdef@duke-energy.com.

Billing summary by account

Account Number	Service Address	Totals
910089427496	0 LAKE PADGETT DR LAND O LAKES FL 34639	117.42
910089485470	3661 PARKWAY BLVD LAND O LAKES FL 34639	165.05
910089506618	3614 STABLE RIDGE LN LAND O LAKES FL 34639	33.25
910089538731	0 LAKE PADGETT DR LAND O LAKES FL 34639	127.22
910089574040	0 LAKE PADGETT DR LAND O LAKES FL 34639	33.24
910089602451	3169 LAKE SAXON DR LAND O LAKES FL 34639	44.47

fb.def.duke.bills.20260814224052.82.afp-91-000000006

Late payments are subject to a 1.5% late charge.

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

DUKE ENERGY.

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

Collective account number
9300 0001 2893

$1,139.71
by Sep 8

Your payment is scheduled to be made by monthly automatic draft on Sep 8

000046 000000006

LAKE PADGETT ESTATES INDEPENDENT SP DIST
LK PADGETT EST INDEP SP DIST
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

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

8893000001289300066000000000000011397100001139716

Account Number	Service Address	Totals
910089602899	0 LAKE PADGETT DR LAND O LAKES FL 34639	33.24
910089613222	22140 COLDSTREAM RD LAND O LAKES FL 34639	434.58
910089660427	3125 LAKE PADGETT DR LAND O LAKES FL 34639	151.24
	Total Charges	**$1,139.71**

fb.def.duke.bills.20260814224052.82.afp-93-000000006

Billing details

Account Information	Billing Details		Amounts
910089427496 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 0 LAKE PADGETT DR LAND O LAKES FL 34639	Lighting Service Company Owned/ Maintained (LS-1) Bill Period: Jul 09 - Aug 07 MV RW 21000 632 MV OB 4000 44	Customer Charge 1.93 Energy Charge 28.43 Fuel Charge 25.52 Asset Securitization Charge 0.37 MV OB 4000 2.90 MV RW 21000 16.44 MV RW 21000 11.28 MV OB 4000 2.83 WOOD 30/35 18.00	$107.70
		State And Other Taxes 7.10 Regulatory Assessment Fee 0.09 Gross Receipts Tax 1.44 County Optional Tax 1.09	$9.72
		Total	**$117.42**
910089485470 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 3661 PARKWAY BLVD LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 4442901 Bill Period: Jul 03 - Aug 04 Present Read: 15386 Previous Read: 15182 Billed Usage: 204 Billed kWh 204.000	Customer Charge 18.01 Energy Charge 19.60 Fuel Charge 7.87 Asset Securitization Charge 0.40	$45.88
	Lighting Service Company Owned/ Maintained (LS-1) Bill Period: Jul 03 - Aug 04 320W MH SHOEBOX P 378	Customer Charge 1.93 Energy Charge 15.89 Fuel Charge 14.27 Asset Securitization Charge 0.20 320W MH SHOEBOX P 37.95 320W MH SHOEBOX P 13.11 35 TT CNCRT/N-FLD MOUNT/1-4FIX 22.17	$105.52
		State And Other Taxes 9.99 Regulatory Assessment Fee 0.13 Gross Receipts Tax 2.01 County Optional Tax 1.52	$13.65
		Total	**$165.05**
910089506618 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 3614 STABLE RIDGE LN LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 7887136 Bill Period: Jul 03 - Aug 04 Present Read: 3257 Previous Read: 3216 Billed Usage: 41 Billed kWh 41.000	Customer Charge 18.01 Energy Charge 3.94 Fuel Charge 1.58 Asset Securitization Charge 0.08 Minimum Bill Adjustment 6.39	$30.00
		State And Other Taxes 2.14 Regulatory Assessment Fee 0.03 Gross Receipts Tax 0.77 County Optional Tax 0.31	$3.25
		Total	**$33.25**

fb.def.duke-bills.20260814224052.82.afp-94-000000006

DUKE ENERGY. duke-energy.com 877.372.8477

Account number **9300 0001 2893**

Billing details - continued

Account Information	Billing Details			Amounts
910089538731 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 0 LAKE PADGETT DR LAND O LAKES FL 34639	Lighting Service Company Owned/ Maintained (LS-1) Bill Period: Jul 09 - Aug 07 SV DRC27500 432 SV RW 9500 42 SV RW 22000 0		Customer Charge 1.93 Energy Charge 19.94 Fuel Charge 17.89 Asset Securitization Charge 0.26 SV RW 9500 4.15 SV DRC27500 48.00 SV RW 9500 2.87 SV DRC27500 11.56 WOOD 30/35 10.80	$117.40
			State And Other Taxes 7.49 Regulatory Assessment Fee 0.10 Gross Receipts Tax 1.03 County Optional Tax 1.20	$9.82
			Total	**$127.22**
910089574040 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 0 LAKE PADGETT DR LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 225986 Bill Period: Jul 03 - Aug 04 Present Read: 1284 Previous Read: 1261 Billed Usage: 23 Billed kWh 23.000		Customer Charge 18.01 Energy Charge 2.22 Fuel Charge 0.89 Asset Securitization Charge 0.04 Minimum Bill Adjustment 8.84	$30.00
			State And Other Taxes 2.13 Regulatory Assessment Fee 0.03 Gross Receipts Tax 0.77 County Optional Tax 0.31	$3.24
			Total	**$33.24**
910089602451 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 3169 LAKE SAXON DR LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 4455168 Bill Period: Jul 03 - Aug 04 Present Read: 10536 Previous Read: 10374 Billed Usage: 162 Billed kWh 162.000		Customer Charge 18.01 Energy Charge 15.55 Fuel Charge 6.25 Asset Securitization Charge 0.32	$40.13
			State And Other Taxes 2.88 Regulatory Assessment Fee 0.03 Gross Receipts Tax 1.03 County Optional Tax 0.40	$4.34
			Total	**$44.47**
910089602899 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 0 LAKE PADGETT DR LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 4455169 Bill Period: Jul 03 - Aug 04 Present Read: 4167 Previous Read: 4102 Billed Usage: 65 Billed kWh 65.000		Customer Charge 18.01 Energy Charge 6.24 Fuel Charge 2.51 Asset Securitization Charge 0.13 Minimum Bill Adjustment 3.11	$30.00
			State And Other Taxes 2.14	$3.24

fb.def.duke.bills.20260814224052.82.afp-95-000000006

Billing details - continued

Account Information	Billing Details			Amounts
		Regulatory Assessment Fee	0.03	
		Gross Receipts Tax	0.77	
		County Optional Tax	0.30	
			Total	**$33.24**
910089613222 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 22140 COLDSTREAM RD LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 4325657 Bill Period: Jul 03 - Aug 04 Present Read: 99873 Previous Read: 97223 Billed Usage: 2650 Billed kWh 2650.000	Customer Charge	18.01	$380.08
		Energy Charge	254.64	
		Fuel Charge	102.26	
		Asset Securitization Charge	5.17	
	Lighting Service Company Owned/ Maintained (LS-1) Bill Period: Jul 03 - Aug 04 SV RW 9500 42	Customer Charge	1.93	$12.33
		Energy Charge	1.77	
		Fuel Charge	1.59	
		Asset Securitization Charge	0.02	
		SV RW 9500	4.15	
		SV RW 9500	2.87	
		State And Other Taxes	27.91	$42.17
		Regulatory Assessment Fee	0.34	
		Gross Receipts Tax	9.89	
		County Optional Tax	4.03	
			Total	**$434.58**
910089660427 LAKE PADGETT ESTATES INDEPENDENT SP DIST LK PADGETT EST INDEP SP DIST 3125 LAKE PADGETT DR LAND O LAKES FL 34639	General Service Non-Demand Sec (GS-1) Meter Number: 4437807 Bill Period: Jul 03 - Aug 04 Present Read: 39112 Previous Read: 38245 Billed Usage: 867 Billed kWh 867.000	Customer Charge	18.01	$136.47
		Energy Charge	83.31	
		Fuel Charge	33.46	
		Asset Securitization Charge	1.69	
		State And Other Taxes	9.74	$14.77
		Regulatory Assessment Fee	0.12	
		Gross Receipts Tax	3.50	
		County Optional Tax	1.41	
			Total	**$151.24**
			Total Amount Due	**$1,139.71**

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DUKE ENERGY.

duke-energy.com
877.372.8477

Your Summary Bill

LAKE PADGETT ESTATES
INDEPENDENT SP DIST

Bill date Sep 16, 2026
For service Aug 5 - Sep 8
35 days

SEP 2 1 2021

Collective account number **9300 0001 2893**

If you have questions, you can reach us at collectivebillingdef@duke-energy.com.

Billing summary

Previous Amount Due	$1,139.71
Payment Received Sep 08	-1,134.78
Current Electric Charges	629.99
Current Lighting Charges	343.10
Deposit	-4.93
Taxes	97.45
Total Amount Due Oct 07	**$1,070.54**

Billing summary by account

Account Number	Service Address	Totals
910089427496	0 LAKE PADGETT DR LAND O LAKES FL 34639	117.50
910089485470	3661 PARKWAY BLVD LAND O LAKES FL 34639	162.67
910089506618	3614 STABLE RIDGE LN LAND O LAKES FL 34639	33.25
910089538731	0 LAKE PADGETT DR LAND O LAKES FL 34639	127.27
910089574040	0 LAKE PADGETT DR LAND O LAKES FL 34639	33.24

Late payments are subject to a 1.5% late charge.

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

DUKE ENERGY.

Collective account number
9300 0001 2893

$1,070.54
by Oct 7

Your payment is scheduled to be made by monthly automatic draft on Oct 7

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

000046 000000007

LAKE PADGETT ESTATES INDEPENDENT SP DIST
LK PADGETT EST INDEP SP DIST
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

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

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Florida Blue
In the pursuit of health

LAKE PADGETT ESTATES INDEP
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Invoice Due Date	Invoice #	Invoiced Amount	Invoice Date	Billing Period
09/15/2026	**78638768**	**$2,497.25**	**09/04/2026**	**09/15/2026-10/15/2026**
Org Id	Group	Division		
06250316517	**S8266**	**001**		

BILLING SUMMARY

Original Totals	
TOTAL BILLED AMOUNT	$2,781.95
ON-BILL ADJUSTMENTS	($284.70)
AMOUNT DUE	$2,497.25
Cash Balance	
Web	$2,497.25
Outstanding Balance	$0.00

For questions about your invoice, please contact your Florida Blue Service Advocate.

Health insurance is offered by Blue Cross and Blue Shield of Florida, Inc., D/B/A Florida Blue. HMO coverage is offered by Health Options Inc., D/B/A Florida Blue HMO, an HMO subsidiary of Blue Cross and Blue Shield of Florida. Dental, Life and Disability are offered by Florida Combined Life, an affiliate of Blue Cross and Blue Shield of Florida, Inc. These companies are Independent Licensees of the Blue Cross and Blue Shield Association.

Florida
DEPARTMENT OF REVENUE

Taxpayer Information

Name	LAKE PADGETT ESTATES INDEPENDENT SPECIAL
Account Type	Sales And Use Tax
Account ID	Certificate Number: 6180183495674
Address	3125 LAKE PADGETT DR LAND O LAKES FL 34639-5009

Return Information

Form Type	DR-15 - Original Return
Filing Period	08/01/2026 - 08/31/2026
Postmark Date	09/14/2026
Submitted Date	09/14/2026 08:16 AM
Confirmation Number	920003984193

Submitter Info

User Name	Roxana Quiroz	**User ID**	
Email	rquiroz@rizzetta.com	**Primary Phone**	+1 813-994-1001

DR-15 Sales Details:

	1. Gross Sales	2. Exempt Sales	3. Taxable Amount	4. Tax Due
A. Sales/Services/Electricity	$242.99	$0.00	$242.99	$17.01
B. Taxable Purchases	$0.00	$0.00	$0.00	$0.00
C. Commercial Rentals	$0.00	$0.00	$0.00	$0.00
D. Transient Rentals	$0.00	$0.00	$0.00	$0.00
E. Food & Beverage Vending	$0.00	$0.00	$0.00	$0.00

DR-15:

Line #	Line Item	
-----	Summary Calculation Lines	
5	Total Amount of Tax Due	$17.01
6	Lawful Deductions	$0.00
7	Net Tax Due	$17.01
8a	Estimated Paid Prior	$0.00
8b	Rural or Urban High Crime Area Job Tax Credits	$0.00
8c	DOR Credit Memos	$0.00
8d	Other Authorized Credits	$0.00
8	Estimated Tax Paid / DOR Credit Memos	$0.00
9	Estimated Tax Due Current Month	$0.00
-----	Tax Due Calculations	
10	Amount Due	$17.01
11	Collection Allowance	$0.43

	Donate Allowance to the Education Enhancement Trust Fund	No
12	Penalty	$0.00
13	Interest	$0.00
14	Amount Due with Return	$16.58
-----	Discretionary Tax	
15(a)	Exempt Amount of Items Over $5000	$0.00
15(b)	Other Taxable Amounts NOT Subject to Surtax	$0.00
15(c)	Amounts Subject to Surtax at a Rate Different than Your County Surtax Rate	$0.00
15(d)	Total Amount of Discretionary Sales Surtax Due	$2.43
-----	Tax Credits and Other Sales	
16	Florida Tax Credit Scholarship Program Motor Vehicle Sales Tax Credit	$0.00
17	Taxable Sales/Untaxed Purchases or Uses of Electricity	$0.00
18	Taxable Sales/Untaxed Purchases of Dyed Diesel Fuel	$0.00
19	Taxable Sales from Amusement Machines	$0.00
20	Rural or Urban High Crime Area Job Tax Credits	$0.00
21(a)	Scholarship Funding Tax Credit	$0.00
21(d)	Strong Families Tax Credit	$0.00
21(e)	New Worlds Reading Initiative Tax Credit	$0.00
21(f)	Child Care Tax Credit	$0.00
21(g)	Additional Authorized Credits	$0.00
21	Total Credits	$0.00

Estimated Tax Worksheet:

Line #	Line Item	
	Estimated Tax Current	$0.00
-----	Estimated Tax Calculation Method 1	
	Use Method 1	No
	Method 1 Result	$0.00
-----	Estimated Tax Calculation Method 2	
	Use Method 2	No
	Method 2 Result	$0.00
-----	Estimated Tax Calculation Method 3	

	Use Method 3	No
	Method 3 Result	$0.00

Vending and Amusement Worksheet:

Line #	Line Item	
-----	Tangible Vending	
	County Surtax Rate	0.01
	County Divisor	1.0749
	Tangible Vending (Non Food/Bev) (Gross Vending Receipts)	$0.00
	Taxable Sales	$0.00
	Tax-State & Surtax	$0.00
	County Surtax	$0.00
----	Amusement Machines	
	County Surtax Rate	0.01
	County Divisor	1.05
	Amusement Machines (Gross Vending Receipts)	$0.00
	Taxable Sales	$0.00
	Tax-State & Surtax	$0.00
	County Surtax	$0.00
----	Food & Beverage Vending	
	County Surtax Rate	0.01
	County Divisor	1.0726
	Food & Beverage (Gross Vending Receipts)	$0.00
	Taxable Sales	$0.00
	Tax-State & Surtax	$0.00
	County Surtax	$0.00

Florida
DEPARTMENT OF REVENUE

Payment Confirmation

Your payment information is below. Please record and keep the confirmation number for your record.

Transaction Information

Confirmation#	920003984193	**Submitted Date**	Monday, 09/14/2026
Status	IN PROCESS	**Submitted Time**	08:19 AM

Payment Information

Taxpayer Name	LAKE PADGETT ESTATES INDEPENDENT SPECIAL	**Debit Date**	Tuesday, 09/15/2026
Document Type	DR-15	**Filling Period End Date**	08/31/2026
Amount Paid	$16.58		
Payment Amount	$16.58		
Fee Amount	$0.00		

Electronic Check Information

Bank Nickname	N/A
Bank Account Type	BUSINESS/CORPORATE CHECKING

Payment Details:

Account Type	Identifier	Filling Period End Date	Amount Paid
Sales And Use Tax	Certificate Number:61-8018349567-4	08/31/2026	$16.58

LAKE PADGETT ESTATE ISD Account Number:
210-043-0055-021920-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

RECEIVED
AUG 28 2026

Hi LAKE PADGETT ESTATE ISD,

Thank-you for choosing Frontier, a Verizon Company. Have questions about your bill? Visit us at frontier.com/billing to learn more.

Total balance
$1,282.82
Auto Pay is scheduled
Sep 14

Bill history

Previous balance	$1,282.82
Payment received by Aug 19, thank you	-$1,282.82

Service summary

	Previous month	Current month
Bundle	$586.94	$586.94
Phone	$537.40	$537.40
Additional Services	$23.99	$23.99
Taxes and Fees	$134.49	$134.49
Total services	**$1,282.82**	**$1,282.82**
Total balance		**$1,282.82**

Manage your account, payments, and services online at frontier.com. Sign into your account and select Enhanced Online Billing to get the most robust account options.

P.O. Box 211579
Eagan, MN 55121-2879

6790 0107 DY RP 19 08202026 NNNNNN 01 000010 0038

LAKE PADGETT ESTATE ISD
CO RIZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

You are all set with Auto Pay! To review your account, go to frontier.com or the MyFrontier app.

48300121004300550219200000000000001282825

LAKE PADGETT ESTATE ISD Account Number:
210-043-0055-021920-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Manage your business, not your network. Managed Network Services gives you time to focus on what matters most. Learn more: enterprise.frontier.com/managed-network-services

Master Summary Activity

Summary of charges by Account

Phone Number		Amount
210-043-0055	0	$0.00
813-235-6915	0	$117.77
813-929-8166	0	$116.68
813-995-0987	0	$132.50
813-996-1319	0	$268.61
813-996-1412	0	$132.50
813-996-4315	0	$117.77
813-996-4606	0	$264.49
813-996-6572	0	$132.50
Total current month charges		**$1,282.82**

Account Payments

Payment received from 210-043-0055	$1,282.82

THANKS FOR BEING OUR CUSTOMER

We're more committed than ever to keeping you connected.

LAKE PADGETT ESTATE ISD
3614 STABLE RIDGE LN
LAND O LAKES FL 34639

Account Number:
813-235-6915-021616-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Phone

Monthly Charges

08.19-09.18	Business Line - 2 Yr Term	$82.95
	Multi-Line Federal Subscriber Line Charge	$9.20
	Access Recovery Charge Multi-Line Business	$3.00
	Frontier Roadwork Recovery Surcharge	$4.50
Phone Total		**$99.65**

Taxes and Fees

	Federal USF Recovery Charge	$4.73
	Federal Excise Tax	$3.00
	Federal Taxes	**$7.73**
	FL State Communications Services Tax	$5.13
	County Communications Services Tax	$2.54
	FL State Gross Receipts Tax	$2.08
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.16
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$10.39**
Taxes and Fees Total		**$18.12**

Total current month charges **$117.77**

Amount Transferred to 210-043-0055 $117.77

LAKE PADGETTE ESTATES ISD
3614 STABLE RIDGE LN
LAND O LAKES FL 34639

Account Number:
813-929-8166-022019-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Bundle

Monthly Charges

08.19-09.18	FiberOptic Internet for Business 75/75	$115.98
	Valued Customer Fiber 500 Upgrade	$0.00
Bundle Total		**$115.98**

Taxes and Fees

	FL State Sales Tax	$0.60
	County Sales Tax	$0.10
	State Taxes	**$0.70**
Taxes and Fees Total		**$0.70**

Total current month charges

$116.68

Amount Transferred to 210-043-0055 $116.68

LAKE PADGETT ESTATES ISD
22140 COLDSTREAM RD
LAND O LAKES FL 346396500

Account Number:
813-995-0987-061016-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Phone

Monthly Charges

08.19-09.18	Business Line	$96.00
	Multi-Line Federal Subscriber Line Charge	$9.20
	Access Recovery Charge Multi-Line Business	$3.00
	Frontier Roadwork Recovery Surcharge	$4.50
Phone Total		**$112.70**

Taxes and Fees

	Federal USF Recovery Charge	$4.73
	Federal Excise Tax	$3.39
	Federal Taxes	**$8.12**
	FL State Communications Services Tax	$5.77
	County Communications Services Tax	$2.86
	FL State Gross Receipts Tax	$2.39
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.18
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$11.68**
Taxes and Fees Total		**$19.80**

Total current month charges **$132.50**

Amount Transferred to 210-043-0055 $132.50

LAKE PADGET ESTATES ISD
3125 LAKE PADGETT DR
LAND O LAKES FL 346395009

Account Number:
813-996-1319-092607-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Bundle

Monthly Charges

08.19-09.18	Business Line	$96.00
	Federal Subscriber Line Charge - Bus	$6.50
	Access Recovery Charge-Business	$2.50
	Frontier Roadwork Recovery Surcharge	$4.50
	FiberOptic Internet for Business 25/25	$140.98
Bundle Total		**$250.48**

Taxes and Fees

	Federal USF Recovery Charge	$3.49
	Federal Excise Tax	$3.30
	Federal Taxes	**$6.79**
	FL State Communications Services Tax	$5.55
	County Communications Services Tax	$2.75
	FL State Gross Receipts Tax	$2.39
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.17
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$11.34**
Taxes and Fees Total		**$18.13**

Total current month charges $268.61

Amount Transferred to 210-043-0055 $268.61

LAKE PADGETT ESTATES ISD
3700 PARKWAY BLVD
LAND O LAKES FL 34639

Account Number:
813-996-1412-092607-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Phone

Monthly Charges

08.19-09.18	Business Line	$96.00
	Multi-Line Federal Subscriber Line Charge	$9.20
	Access Recovery Charge Multi-Line Business	$3.00
	Frontier Roadwork Recovery Surcharge	$4.50
Phone Total		**$112.70**

Taxes and Fees

	Federal USF Recovery Charge	$4.73
	Federal Excise Tax	$3.39
	Federal Taxes	**$8.12**
	FL State Communications Services Tax	$5.77
	County Communications Services Tax	$2.86
	FL State Gross Receipts Tax	$2.39
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.18
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$11.68**
Taxes and Fees Total		**$19.80**

Total current month charges $132.50

Amount Transferred to 210-043-0055 $132.50

LAKE PADGETTE ESTATES ISD
3612 STABLE RIDGE LN
LAND O LAKES FL 346396507

Account Number:
813-996-4315-080214-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Phone

Monthly Charges

08.19-09.18	Business Line - 2 Yr Term	$82.95
	Multi-Line Federal Subscriber Line Charge	$9.20
	Access Recovery Charge Multi-Line Business	$3.00
	Frontier Roadwork Recovery Surcharge	$4.50
Phone Total		**$99.65**

Taxes and Fees

	Federal USF Recovery Charge	$4.73
	Federal Excise Tax	$3.00
	Federal Taxes	**$7.73**
	FL State Communications Services Tax	$5.13
	County Communications Services Tax	$2.54
	FL State Gross Receipts Tax	$2.08
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.16
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$10.39**
Taxes and Fees Total		**$18.12**

Total current month charges **$117.77**

Amount Transferred to 210-043-0055 $117.77

LAKE PADGETT ESTATE ISD
3169 LAKE SAXON DR
LAND O LAKES FL 34639

Account Number:
813-996-4606-092607-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Bundle

Monthly Charges

08.19-09.18	FiberOptic Internet 100 Static IP	$110.98
	Valued Customer Fiber 500 Upgrade	$0.00
	Business Line	$96.00
	Federal Subscriber Line Charge - Bus	$6.50
	Access Recovery Charge-Business	$2.50
	Frontier Roadwork Recovery Surcharge	$4.50
Bundle Total		**$220.48**

Additional Services

Monthly Charges

08.19-09.18	Frontier Secure Business Security Pro Bundle	$23.99
Additional Services Total		**$23.99**

Taxes and Fees

	Federal USF Recovery Charge	$3.49
	Federal Excise Tax	$3.30
	Federal Taxes	**$6.79**
	FL State Communications Services Tax	$5.55
	County Communications Services Tax	$2.75
	FL State Gross Receipts Tax	$2.39
	FL State Sales Tax	$1.62
	Pasco County 911 Surcharge	$0.40
	County Sales Tax	$0.27
	FL State Gross Receipts Tax	$0.17
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$13.23**
Taxes and Fees Total		**$20.02**

Total current month charges $264.49

Amount Transferred to 210-043-0055 $264.49

LAKE PADGET ESTATES ISD
3125 LAKE PADGETT DR
LAND O LAKES FL 346395009

Account Number:
813-996-6572-060210-5

Billing Date:
Aug 19, 2026

Billing Period:
Aug 19 - Sep 18, 2026

Phone

Monthly Charges

08.19-09.18	Business Line	$96.00
	Multi-Line Federal Subscriber Line Charge	$9.20
	Access Recovery Charge Multi-Line Business	$3.00
	Frontier Roadwork Recovery Surcharge	$4.50
Phone Total		**$112.70**

Taxes and Fees

	Federal USF Recovery Charge	$4.73
	Federal Excise Tax	$3.39
	Federal Taxes	**$8.12**
	FL State Communications Services Tax	$5.77
	County Communications Services Tax	$2.86
	FL State Gross Receipts Tax	$2.39
	Pasco County 911 Surcharge	$0.40
	FL State Gross Receipts Tax	$0.18
	FL Telecommunications Relay Service	$0.08
	State Taxes	**$11.68**
Taxes and Fees Total		**$19.80**

Total current month charges $132.50

Amount Transferred to 210-043-0055 $132.50

LAKE PADGETT ESTATES ISD Account Number:
813-995-2205-041420-5

Billing Date:
Aug 14, 2026

Billing Period:
Aug 14 - Sep 13, 2026

AUG 25 2026

Hi LAKE PADGETT ESTATES ISD,

Thank-you for choosing Frontier, a Verizon Company. Have questions about your bill? Visit us at frontier.com/billing to learn more.

Total balance
$116.18
Auto Pay is scheduled
Sep 08

Bill history

Previous balance	$116.18
Payment received by Aug 14, thank you	-$116.18

Service summary

	Previous month	Current month
Bundle	$110.98	$110.98
Other	$4.50	$4.50
Taxes and Fees	$0.70	$0.70
Total services	**$116.18**	**$116.18**
Total balance		**$116.18**

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P.O. Box 211579
Eagan, MN 55121-2879

6790 0107 DY RP 14 08162026 NNNNNN 01 000369 0002

LAKE PADGETT ESTATES ISD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

You are all set with Auto Pay! To review your account, go to frontier.com or the MyFrontier app.

726006813995220504142000000000000000116185

LAKE PADGETT ESTATES ISD Account Number:
813-995-2205-041420-5

Billing Date:
Aug 14, 2026

Billing Period:
Aug 14 - Sep 13, 2026

Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. Visit: business.frontier.com/internet-backup

Bundle

Monthly Charges		
08.14-09.13	FiberOptic Internet 100 Static IP	$110.98
Bundle Total		**$110.98**

Other Charges

Monthly Charges		
08.14-09.13	Printed Bill Fee	$4.50
Other Charges Total		**$4.50**

Taxes and Fees

	FL State Sales Tax	$0.60
	County Sales Tax	$0.10
	State Taxes	**$0.70**
Taxes and Fees Total		**$0.70**

Total current month charges **$116.18**

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GLF Water, Inc.

2604 Shipston Av.
New Port Richey, FL 34655
Phone: (727) 243-8998
Fax: (727) 942-7833
Billing questions: 727-243-8998 or
Email GLFWater@yahoo.com

Invoice

Date	Invoice #
9/1/2026	14422

Bill To
Lake Padgett Est, I.S.D. CO: Rizetta and Co. 3434 Colwell Ave. Suite 200 Tampa, FL 33614

$85.00

Service Month	Description	Amount
August, 2026	Monthly Monitoring	85.00

	Total	$85.00
All invoices are Due upon receipt. Past Due Balances are subject to a service charge of 1.5% per month.	**Total Balance**	$170.00

Cut off and Submit with payment

Account Name: _____

Amount Paid: _____

Invoice #: _____

Invoice

Rizzetta & Co.
Lake Padgett Estates ISD
3434 Colwell Ave
Suite 200
Tampa, FL 33614

LANDIS EVANS + PARTNERS
(813) 949-7449
3810 Northdale Blvd., Suite 100
Tampa, FL 33624
landisevans.com

Billing Contact

Client Project #

PO#

September 11, 2026
Invoice No: 1537-17 - 115
Due Date: October 01, 2026

Client Manager

Project Manager John Mueller

Project 1537-17 Lake Padgett Independent Special District-General Services

Professional Services for the Period: July 26, 2026 to August 29, 2026

Billing Group CONTR1 Professional Services

Professional Personnel

		Hours	Rate	Amount	
Senior Engineer					
Mueller, John	7/30/2026	.25	240.00	60.00	
Update to board.					
Mueller, John	8/7/2026	.25	240.00	60.00	
Review beach test results, update to BOS. Review draft agenda.					
Mueller, John	8/10/2026	.50	240.00	120.00	
Prepare and compile monthly report, transmit to District Mgr.					
Mueller, John	8/20/2026	2.75	240.00	660.00	
Prep for an attend regular monthly meting.					
Totals		3.75		900.00	
Total Labor					**900.00**

Billing Group CONTR2 Professional Services

Billing Group EXP Reimbursable expenses

Total Project Invoice Amount **$900.00**

CC090226-320

SEP 08 2026

PAYMENT STUB

Account: 9900 929490 3 Statement Date: 09/02/26 Page: 1 of 4

Account: 9900 929490 3

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LAKE PADGETT ESTATES ISD
ATTN: MATHEW HUBER
3434 COLWELL AVE
SUITE 200
TAMPA, FL 33614-8390

PLEASE INDICATE ADDRESS CHANGES

LAKE PADGETT ESTATES ISD 104405
ATTN: MATHEW HUBER N202
3434 COLWELL AVE
SUITE 200
TAMPA, FL 33614-8390

PAYMENT ADDRESS
Lowe's
P.O. Box 669821
Dallas TX 75266-0775

Customer Service Online at www.lowescredit.com
This account is already registered.
See Your Online Admin to get a User ID & Password

Account Balance Summary

Current Invoices & Returns	$ 1,657.81
1-30 Days Past Due	$ 0.00
31-60 Days Past Due	$ 0.00
Over 60 Days Past Due	$ 0.00
Unapplied Payments & Adjustments	$ 0.00
Statement Balance	**$ 1,657.81**

Unapplied payments will be automatically applied to the oldest balance after 90 days.

Amount Due

[redacted]

AMOUNT ENCLOSED $_____

FOR PAYMENT ENCLOSED PLEASE CHECK ONE OF THE FOLLOWING OPTIONS:

☐ Payment is for entire amount billed. Please apply to all invoices.

☐ Payment is for specific invoices. Please indicate by ☑ beside the invoices/returns/unapplied payments you are paying/applying and return the payment stub(s) with your check.

☐ Apply enclosed payment to oldest invoice(s).

PAYMENT OPTIONS

- Pay Online (once registered with Online Account Management)
- Pay by phone with live agent: 1-866-232-7443
- Pay at your local Lowe's store
- Pay by Mail:
  Lowe's
  P.O. Box 669821
  Dallas TX 75266-0775

Tear Here

9900929490 3

000000000

Purchases, returns, and payments made just prior to the statement date may not appear until the next month's statement. Any payments received after 5pm on any business day or on any day other than a business day, at the address above, will be credited on the next business day. If the payment is made at a location other than such address, credit may be delayed.

PLEASE RETURN ALL STUBS WITH YOUR PAYMENT
Retain left portion for your records.

-Continue-

Account: 9900 929490 3 Statement Date: 09/02/26 Page: 2 of 4 Account: 9900 929490 3

ACCOUNT ACTIVITY
Account Number : 9900 929490 3

Payments Received

Date	Reference	Amount	Description
08/10/26		$ (297.54)	PAYMENT RECEIVED - THANK YOU
08/28/26		$ (82.18)	PAYMENT RECEIVED - THANK YOU

Current Invoices & Returns

Date	Invoice	Original Amount	Due Date	Store/City	Reference
07/30/26	999320 -REJOVD	$ 1,419.75	10/20/26	2238 LUTZ, FL	00
08/18/26	925352 -RFGKLV	$ 120.52	10/20/26	2238 LUTZ, FL	00
08/22/26	966365 -RFVMDD	$ 59.94	10/20/26	2238 LUTZ, FL	NA
08/24/26	950586 -RFZSRZ	$ 57.60	10/20/26	2238 LUTZ, FL	LAKE PADGETT
Subtotal		$ 1,657.81			

Invoice	Please Indicate by ☑ Invoices You are Paying	Date & Amount Due
999320	☐	07/30/26 $ 1,419.75
925352	☐	08/18/26 $ 120.52
966365	☐	08/22/26 $ 59.94
950586	☐	08/24/26 $ 57.60
Subtotal		$ 1,657.81

Tear Here

Account Balance Summary
9900 929490 3

Total
$ 1,657.81

-Continue-

Current Invoice Details

Mail Payments to:
Lowe's
P.O. Box 669821
Dallas TX 75266-0775

LAKE PADGETT ESTATES ISD
Account : 9900 929490 3
Store/City: 2238 / LUTZ, FL
Buyer: ROWELL STEPHEN

Date of Sale: 07/30/26
Invoice: 999320 -REJOVD
P.O. / JOB: 00

S.K.U.	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
000000000194471	33-GAL 40-CT HEFTY BLK CI	1.00	EA	16.61	16.61
000000000155670	PROMOTIONAL DISCOUNT APPL	1.00	EA	0.00	0.00
000000001264246	VERSATILE COOLER BI-LEVEL	1.00	EA	1403.14	1403.14
000000000155670	PROMOTIONAL DISCOUNT APPL	1.00	EA	0.00	0.00

Subtotal: 1,419.75 Tax: 0.00 Balance Due: 1,419.75

Mail Payments to:
Lowe's
P.O. Box 669821
Dallas TX 75266-0775

LAKE PADGETT ESTATES ISD
Account : 9900 929490 3
Store/City: 2238 / LUTZ, FL
Buyer: ROWELL STEPHEN

Date of Sale: 08/18/26
Invoice: 925352 -RFGKLV
P.O. / JOB: 00

S.K.U.	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
000000000071877	HM #66 KWIKSET BRASS KEY	2.00	EA	5.68	11.36
000000000002311	BH FENDER WSH 3/16X1 1/4	1.00	EA	7.58	7.58
000000000877165	3/8-IN OD UNION	2.00	EA	8.82	17.64
000000000274654	TRPGRP 50 CT #6 #8 #10 #1	1.00	PC	14.23	14.23
000000000751672	3/8-IN X 20-IN PEX-TL (24	1.00	EA	2.36	2.36
000000006023795	3M SctchBlue PROShp 1.88	1.00	EA	22.74	22.74
000000000936245	QUART SEASONFLEX SEMI UW	1.00	EA	22.78	22.78
000000007947428	SikaQuick Pro 1000	1.00	EA	21.83	21.83
000000000155670	PROMOTIONAL DISCOUNT APPL	1.00	EA	0.00	0.00

Subtotal: 120.52 Tax: 0.00 Balance Due: 120.52

Mail Payments to:
Lowe's
P.O. Box 669821
Dallas TX 75266-0775

LAKE PADGETT ESTATES ISD
Account : 9900 929490 3
Store/City: 2238 / LUTZ, FL
Buyer: ROWELL STEPHEN

Date of Sale: 08/22/26
Invoice: 966365 -RFVMDD
P.O. / JOB: NA

S.K.U.	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
000000000312624	4-4-10 TREATED #2 GRADE T	2.00	EA	15.94	31.88
000000000875080	PWRPRO ONE EXT 1-LB #8 X	1.00	EA	13.28	13.28
000000000097361	BC40Z 4-4 PST BSE ZMAX (+	2.00	EA	7.39	14.78
000000000155670	PROMOTIONAL DISCOUNT APPL	1.00	EA	0.00	0.00

Subtotal: 59.94 Tax: 0.00 Balance Due: 59.94

-Continue-

Mail Payments to:

Lowe's
P.O. Box 669821
Dallas TX 75266-0775

LAKE PADGETT ESTATES ISD
Account : 9900 929490 3
Store/City: 2238 / LUTZ, FL
Buyer: ROWELL STEPHEN

Date of Sale: 08/24/26
Invoice: 950586 -RFZSRZ
P.O. / JOB: LAKE PADGETT

S.K.U.	DESCRIPTION	QUANTITY	UNIT	PRICE	EXT. PRICE
000000003649029	TAPCON 3/8X1 3/4 IN 2-PAC	2.00	EA	6.63	13.26
000000000097361	BC40Z 4-4 PST BSE ZMAX (+	6.00	EA	7.39	44.34
000000000155670	PROMOTIONAL DISCOUNT APPL	1.00	EA	0.00	0.00

Subtotal: 57.60 Tax: 0.00 Balance Due: 57.60

PAYMENTS ADDRESS
LOWE'S
P.O. BOX 669821
DALLAS, TX 75266-0775

For Inquiries, call at :
866-232-7443

Invoice # : 999320 -REJOVD
Account Number : xxxxxx9490
Company Name : LAKE PADGETT ESTATES ISD
Address : ATTN: MATHEW HUBER
3434 COLWELL AVE
TAMPA, FL, 33614

Trans #:	447566430	**P.O.#/Job Name:**	00
Sale Date:	07/30/2026	**Store:**	2238
Due Date:	10/20/2026	**Buyer Name:**	ROWELL STEPHEN

SKU	Description	Qty	Unit	Price	Ex Price
000000001264246	VERSATILE COOLER BI-LEVEL	1	EA	$1,403.14	$1,403.14
000000000155670	PROMOTIONAL DISCOUNT APPL	1	EA	$0.00	$0.00
000000000155670	PROMOTIONAL DISCOUNT APPL	1	EA	$0.00	$0.00
000000000194471	33-GAL 40-CT HEFTY BLK CI	1	EA	$16.61	$16.61
	SALES TAX	1	EA	$0.00	$0.00

Subtotal:	**$1,419.75**
Tax:	**$0.00**
Total Invoice:	**$1,419.75**
Adjustments:	**$0.00**
Payments Applied:	**$0.00**
Total Amount Outstanding:	**$1,419.75**

PAYMENTS ADDRESS
LOWE'S
P.O. BOX 669821
DALLAS, TX 75266-0775

For Inquiries, call at :
866-232-7443

Invoice # : 925352 -RFGKLV
Account Number : xxxxxx9490
Company Name : LAKE PADGETT ESTATES ISD
Address : ATTN: MATHEW HUBER
3434 COLWELL AVE
TAMPA, FL, 33614

Trans #:	447905903	**P.O.#/Job Name:**	00
Sale Date:	08/18/2026	**Store:**	2238
Due Date:	10/20/2026	**Buyer Name:**	ROWELL STEPHEN

SKU	Description	Qty	Unit	Price	Ex Price
000000000071877	HM #66 KWIKSET BRASS KEY	2	EA	$5.68	$11.36
000000000002311	BH FENDER WSH 3/16X1 1/4	1	EA	$7.58	$7.58
000000000877165	3/8-IN OD UNION	2	EA	$8.82	$17.64
000000000274654	TRPGRP 50 CT #6 #8 #10 #1	1	PC	$14.23	$14.23
	SALES TAX	1	EA	$0.00	$0.00
000000006023795	3M SctchBlue PROShp 1.88	1	EA	$22.74	$22.74
000000000936245	QUART SEASONFLEX SEMI UW	1	EA	$22.78	$22.78
000000007947428	SikaQuick Pro 1000	1	EA	$21.83	$21.83
000000000155670	PROMOTIONAL DISCOUNT APPL	1	EA	$0.00	$0.00
000000000751672	3/8-IN X 20-IN PEX-TL (24	1	EA	$2.36	$2.36

Subtotal:	**$120.52**
Tax:	**$0.00**
Total Invoice:	**$120.52**
Adjustments:	**$0.00**
Payments Applied:	**$0.00**
Total Amount Outstanding:	**$120.52**

PAYMENTS ADDRESS
LOWE'S
P.O. BOX 669821
DALLAS, TX 75266-0775

For Inquiries, call at :
866-232-7443

Invoice # : 966365 -RFVMDD
Account Number : xxxxxx9490
Company Name : LAKE PADGETT ESTATES ISD
Address : ATTN: MATHEW HUBER
3434 COLWELL AVE
TAMPA, FL, 33614

Trans #:	448197102	**P.O.#/Job Name:**	na
Sale Date:	08/22/2026	**Store:**	2238
Due Date:	10/20/2026	**Buyer Name:**	ROWELL STEPHEN

SKU	Description	Qty	Unit	Price	Ex Price
000000000155670	PROMOTIONAL DISCOUNT APPL	1	EA	$0.00	$0.00
000000000312624	4-4-10 TREATED #2 GRADE T	2	EA	$15.94	$31.88
000000000875080	PWRPRO ONE EXT 1-LB #8 X	1	EA	$13.28	$13.28
000000000097361	BC40Z 4-4 PST BSE ZMAX (+	2	EA	$7.39	$14.78
	SALES TAX	1	EA	$0.00	$0.00

Subtotal:	**$59.94**
Tax:	**$0.00**
Total Invoice:	**$59.94**
Adjustments:	**$0.00**
Payments Applied:	**$0.00**
Total Amount Outstanding:	**$59.94**

PAYMENTS ADDRESS
LOWE'S
P.O. BOX 669821
DALLAS, TX 75266-0775

For Inquiries, call at :
866-232-7443

Invoice # : 950586 -RFZSRZ
Account Number : xxxxxx9490
Company Name : LAKE PADGETT ESTATES ISD
Address : ATTN: MATHEW HUBER
3434 COLWELL AVE
TAMPA, FL, 33614

Trans #:	448261518	**P.O.#/Job Name:**	Lake Padgett
Sale Date:	08/24/2026	**Store:**	2238
Due Date:	10/20/2026	**Buyer Name:**	ROWELL STEPHEN

SKU	Description	Qty	Unit	Price	Ex Price
000000003649029	TAPCON 3/8X1 3/4 IN 2-PAC	2	EA	$6.63	$13.26
	SALES TAX	1	EA	$0.00	$0.00
000000000155670	PROMOTIONAL DISCOUNT APPL	1	EA	$0.00	$0.00
000000000097361	BC40Z 4-4 PST BSE ZMAX (+	6	EA	$7.39	$44.34

Subtotal:	**$57.60**
Tax:	**$0.00**
Total Invoice:	**$57.60**
Adjustments:	**$0.00**
Payments Applied:	**$0.00**
Total Amount Outstanding:	**$57.60**

Lake Padgett ISD
7.25.26--7.30.26.

Date	Payee	Amount	Description
7.25.26.	Lowes.	38.86.	water. Grease wd40.
7.30.26.	Lowes.	1419.75.	new water fountains .trash bags.
	.		
	.		
			.
	TOTAL	$1,458.61	

Receipts Attache 0

Requestor Signa s.rowell
district manager.

Lake Padgett ISD
8.18.26-8.22.26.

Date	Payee	Amount	Description
8.18.26.	Lowes.	120.52.	supplies to install drinking fountain. Materials for basketball
			court at padgett.
8.22.26.	Lowes.	59.94.	supplies to replace rotted support posts on 6 stall barn.
	TOTAL	180.46.	

Receipts Attached.

Requestor Signature: _____
district manager.

INVOICE

Marc Security Services LLC
5118 N 56th St Ste 107
Tampa, FL 336105440

invoices@marcss.com
+1 (877) 262-6372
www.marcss.com

Bill to
Lake Padgett Estates ISD
3434 Colwell Ave., Ste. 200
Tampa, FL 33614

Ship to
Lake Padgett Estates ISD
P.O. Box 32414
CHARLOTTE, NC 28232

Invoice details
Invoice no.: 2188
Terms: Net 15
Invoice date: 08/29/2026
Due date: 09/13/2026

#	Date	Product or service	Description	Qty	Rate	Amount
1.	08/22/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
2.	08/23/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
3.	08/29/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
4.	08/30/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30

Total **$3,445.20**

Ways to pay

VISA DISCOVER AMEX BANK affirm

View and pay

INVOICE

Marc Security Services LLC
5118 N 56th St Ste 107
Tampa, FL 336105440

invoices@marcss.com
+1 (877) 262-6372
www.marcss.com

Bill to
Lake Padgett Estates ISD
3434 Colwell Ave., Ste. 200
Tampa, FL 33614

Ship to
Lake Padgett Estates ISD
P.O. Box 32414
CHARLOTTE, NC 28232

Invoice details
Invoice no.: 2246
Terms: Net 15
Invoice date: 09/13/2026
Due date: 09/28/2026

#	Date	Product or service	Description	Qty	Rate	Amount
1.	09/05/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
2.	09/06/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
3.	09/12/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30
4.	09/13/2026	**UNARMED SECURITY OFFICER AT LAKE PADGETT**	UNARMED SECURITY OFFICER AT LAKE PADGETT	30	$28.71	$861.30

Total **$3,445.20**

Ways to pay

VISA MC DISCOVER AMEX BANK

View and pay

Lake Padgett Estates ISD
Meeting Date: September 16, 2026

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if paid
Steven Yarbrough	yes
Pam Carr	yes
April Wakefield	
Paul Wells	yes
Tracee Ivins	
(*) Does not get paid	

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	6:30
Meeting End Time:	8:29
Total Meeting Time:	1hr 59 mins

Time Over ____ (3) Hours:	

Total at $175 per Hour:	

ADDITIONAL OR CONTINUED MEETING TIMECARD

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

Business Mileage Round Trip	
IRS Rate per Mile	$0.700
Mileage to Charge	$0.00

Lisa Castoria

DM Signature: _____

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

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

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

1 0 1
16-70203

LAKE PADGETT ESTATES ISD

Service Address: **3661 PARKWAY BOULEVARD CIVIC CENTER**
Bill Number: 25066527
Billing Date: 8/27/2026
Billing Period: 7/13/2026 to 8/12/2026

Account #	Customer #
0361035	01104977

Please use the 15-digit number below when making a payment through your bank

036103501104977

New Water, Sewer, Reclaim rates, fees, and charges take effect Oct. 1, 2026.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	07469966	7/13/2026	262	8/12/2026	265	30	3

Usage History

	Water
August 2026	3
July 2026	0
June 2026	3
May 2026	1
April 2026	1
March 2026	0
February 2026	1
January 2026	2
December 2025	1
November 2025	0
October 2025	4
September 2025	3

Transactions

Previous Bill		41.29
Payment 08/17/26		-41.29 CR
Balance Forward		0.00
Current Transactions		
Water		
Water Base Charge		41.29
Water Tier 1	3.0 Thousand Gals X $2.18	6.54
Total Current Transactions		47.83
TOTAL BALANCE DUE		**$47.83**

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

Please return this portion with payment

TO PAY ONLINE, VISIT pascoeasypay.pascocountyfl.net

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

Account #	0361035
Customer #	01104977
Balance Forward	0.00
Current Transactions	47.83
Total Balance Due	**$47.83**
Due Date	**9/14/2026**

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

The Total Due will be electronically transferred on 09/14/2026.

LAKE PADGETT ESTATES ISD
3434 COLWELL AVENUE STE 200
TAMPA FL 33614

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

Pope's Water Systems, Inc.
Well Drilling

17610 US Highway 41 North
Lutz, FL 33549-4572
Phone 813-949-7413
Fax 813-948-8731

Invoice

Date	Invoice #
8/18/2026	83427

AUG 24 2026

Bill To
Lake Padgett Estates ISD **C/O Rizzetta & Co.** **3434 Coldwell Ave. Ste. 200** **Tampa, Fl. 33614**

P.O. No.	Terms	Project Location
	Upon Receipt	**3124 Lake Padgett LOL**

Item	Qty	Description	Unit	Amount
		no water at the park - PWS		
SP-603		40-60 Pressure Switch and Gauge	55.00	55.00
SL-800		Field Service Labor	175.00	175.00
		Loose connection on starter causing pump to not run. Switch was very rusty. Set 45-65		
		Wx 302 6" pvc well 1 1/4" drop 240 V 3 Phase 2 Hp sub		

Total	$230.00
Payments/Credits	$0.00
Balance Due	$230.00

REPUBLIC SERVICES

8608 Arcola Ave
Hudson FL 34667-363737

Customer Service (727) 868-2566
Customer Service (800) 282-9820
RepublicServices.com/Support

Important Information
It's easy to go paperless! Sign up for Paperless Billing at RepublicServices.com and enjoy the convenience of managing your account anytime, anywhere, on any device.

AUG 24 2026

Account Number	**3-0762-1071274**
Invoice Number	0762-004051799
Invoice Date	August 17, 2026
Previous Balance	$1,202.73
Payments/Adjustments	-$1,202.73
Current Invoice Charges	**$1,202.73**

Autopayment	Payment Due Date
$1,202.73	September 06, 2026

PAYMENTS/ADJUSTMENTS

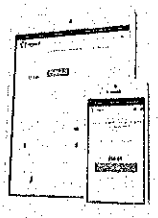
Description	Reference	Amount
Payment - Thank You 08/06	5555555	-$1,202.73

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Lake Padgett Estates Isd Fl 3700 Parkway Blvd CSA A205755520				
Land O Lakes, FL				
2 Fl Waste Container 8 Yd, 2 Lifts Per Week				
Pickup Service 09/01-09/30		2.0000	$593.44	$1,186.88
Unlock/Lock Fee 09/01-09/30			$15.85	$15.85
CURRENT INVOICE CHARGES, AutoPayment due on September 06, 2026				**$1,202.73**

Simple account access at your fingertips.

Download the Republic Services app or visit RepublicServices.com today.



REPUBLIC SERVICES

8608 Arcola Ave
Hudson FL 34667-363737

Do not Pay
*** Thank You For Your Automatic Payment ***

Autopayment	**$1,202.73**
Payment Due Date	**September 06, 2026**
Account Number	**3-0762-1071274**
Invoice Number	**0762-004051799**

Address Service Requested

☐ For Billing Address Changes, Check Box and Complete Reverse.

Make Checks Payable To:

LAKE PADGETT ESTATES ISD
LAKE PADGETT ESTATES ISD
3434 COLWELL AVE
STE 200
TAMPA FL 33614-8390

00018131
M202

REPUBLIC SERVICES #762
PO BOX 71068
CHARLOTTE NC 28272-1068

30762107127400000040517990001202730001202736

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

Invoice

Date	Invoice #
9/2/2026	INV0000112128

Bill To:

LAKE PADGETT ESTATES ISD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
September	Upon Receipt	00320

Description	Qty	Rate	Amount
Accounting Services	1.00	$1,651.42	$1,651.42
Administrative Services	1.00	$544.50	$544.50
Email Accounts, Admin & Maintenance	6.00	$20.00	$120.00
Management Services	1.00	$2,477.17	$2,477.17
Website Compliance & Management	1.00	$100.00	$100.00

Subtotal	$4,893.09
Total	$4,893.09

INVOICE

Lake Padgett Estates CDD
22140 COLDSTREAM RD.
LAND O' LAKES FL 33544
United States

Invoice #	INV-SN-1624
Invoice Date:	9/1/2026
Due Date:	10/1/2026
PO#:	

Item	Description	AMOUNT
SchoolNow CDD ADA-PDF		$965.62
SchoolNow CDD	Community Development District (CDD) governmental unit management company ADA-compliant website	$618.00

	Subtotal:	$1,583.62
Subscription start: 10/1/2026	Tax Total:	
Subscription end: 9/30/2027	Total:	$1,583.62
	Amount Paid:	$0.00
Direct Deposit Instruction:	**Amount Due:**	**$1,583.62**

Click Here to pay with Credit Card

Questions? Contact accounts receivable at ar@schoolstatus.com. Please include your invoice number on your payment. Click here to view our W-9.

Southern Automated Access Services,Inc
P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
8/25/2026	18614

Bill To
Lake Padgett ISD P.O. Box 32414 Charlotte, NC 28232

Job Name	Terms
PADGETT PARK	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Report that the restroom card readers aren't working. Determined the lock power supply was bad. Replaced power supply, doors resumed normal operation.			
1	Hourly tech rate for quarterly maintenance customer.	120.00		120.00
1	12VDC transformer.	35.00		35.00
	Quarterly maintenance part discount.	-10.00%		-3.50
	Sales Tax	6.00%		0.00

Thank you for your business. Past due payments are subject to $25 per month finance fee after 30 days

Total	$151.50
Payments/Credits	$0.00
Balance Due	$151.50

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.
Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.
Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Southern Automated Access Services,Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
9/15/2026	18707

Bill To
Lake Padgett ISD P.O. Box 32414 Charlotte, NC 28232

Job Name	Terms
LAKE SAXON	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Report that the gates wouldn't open. Discovered the transformer for the tracker board was unplugged and the power strip was turned off. Plugged transformer in and turned power strip on. System resumed normal operation. Tested all door/gates successfully. There were a couple residents hanging around the gates and equipment when I arrived and the control box housing door was unlatched. I recommend installing a combination lock and giving me the combo.			
1	Hourly tech rate for quarterly maintenance customer.	120.00		120.00
	Sales Tax	6.00%		0.00

Thank you for your business. Past due payments are subject to $25 per month finance fee after 30 days

Total	$120.00
Payments/Credits	$0.00
Balance Due	$120.00

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.
Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.
Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Southern Automated Access Services,Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
9/17/2026	18713

Bill To
Lake Padgett ISD P.O. Box 32414 Charlotte, NC 28232

Job Name	Terms
CELLULAR	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	LAIRD PARK 656-246-6070	39.95		39.95
	COLDSTREAM 656-235-9127	39.95		39.95
	STABLE RIDGE 656-257-1841	39.95		39.95
	LAKE SAXON 656-257-6717	39.95		39.95
	PADGETT PARK 656-272-2780	39.95		39.95
	Sales Tax	6.00%		0.00

Thank you for your business. Past due payments are subject to $25 per month finance fee after 30 days

Total	$199.75
Payments/Credits	$0.00
Balance Due	$199.75

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.
Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.
Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Southern Automated Access Services,Inc

P.O. Box 46535
Tampa, FL 33646

Invoice

Date	Invoice #
9/17/2026	18748

Bill To
Lake Padgett ISD P.O. Box 32414 Charlotte, NC 28232

Job Name	Terms
PADGETT PARK	Due on receipt

Quantity	Description	Rate	Serviced	Amount
	Replaced broken Clutch/Gear assembly in the swing gate operator closest to the maintenance office. All performing properly at this time. Also ensured the South pedestrian gate is locking and working properly.			
1	Replacement Plastic Gear Assembly for 6050 and 6100 operators	234.00		234.00
	Quarterly Maintenance	275.00		275.00
1	Hourly tech rate for quarterly maintenance customer.	120.00		120.00
	Sales Tax	6.00%		0.00

Thank you for your business. Past due payments are subject to $25 per month finance fee after 30 days

Total	$629.00
Payments/Credits	$0.00
Balance Due	$629.00

Southern Automated Access Services, Inc. is not responsible for any of the following:
Damages caused by vandalism, lightning/power surges or other natural causes such as water/flood, etc.
Damages to drive gates or pedestrian gates caused by others. Gate closures on pedestrians, animals, and/or vehicles.
Delayed or prevented access through drive gates or pedestrian gates for any vehicles, persons or animals including emergency vehicles or personel due to mechanical failure. All material remains the property of SAAS, Inc, until final payment is made.

Business Observer

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

INVOICE

Legal Advertising

Invoice # 26-02128P **Date 08/21/2026**

Attn:
Lake Padgett Estates Independent Special District Rizzetta
SGILLIS@RIZZETTA.COM

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

Description	Amount
Serial # 26-02128P **Notice of Board of Supervisors' Regular Meeting** **RE:** Lake Padgett Estates Independent Special District Meeting on September 16 at 6:30 p.m. **Published:** 8/21/2026	$61.25

Important Message

Please include our Serial # on your check

Pay by credit card online: https://legals.businessobserverfl.com/send-payment/

Paid	()
Total	**$61.25**

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

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

NOTICE

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

Business Observer

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

INVOICE

Legal Advertising

NOTICE OF BOARD OF SUPERVISORS' REGULAR MEETING
LAKE PADGETT ESTATES INDEPENDENT SPECIAL DISTRICT

The Board of Supervisors of Lake Padgett Independent Special District will hold its regular monthly meeting on Wednesday, September 16, at 6:30 p.m. at the Lake Padgett Estates Stables Meeting Room, located at 3614 Stable Ridge Lane, Land O'Lakes, Florida 34639.

The meeting will be open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. There may be occasions when one or more Supervisors will participate by telephone.

Any meeting may be continued in progress to a date, time, and place approved by the Board on the record at the meeting without additional notice. Copies of meeting agendas and other documents may be obtained during regular business hours from the office of the District Manager located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544, by calling the District Manager at 813-994-1001, or by e-mail at lcastoria@rizzetta.com, or on the District website www.lakepadgettisd.org

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 994-1001, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Lake Padgett Estates Independent Special District
Lisa Castoria, District Manager
August 21, 2026 26-02128P

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

NOTICE

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Business Observer

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

INVOICE

Legal Advertising

Invoice # 26-02278P **Date 09/11/2026**

Attn:
Lake Padgett Estates Independent Special District Rizzetta
SGILLIS@RIZZETTA.COM

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

Description	Amount
Serial # 26-02278P **Notice of Public Meeting Dates** **RE:** Lake Padgett Estates Independent Special District **Published:** 9/11/2026	$87.50

Important Message

Please include our Serial # on your check

Pay by credit card online: https://legals.businessobserverfl.com/send-payment/

Paid	()
Total	**$87.50**

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

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

NOTICE

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Business Observer

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

INVOICE

Legal Advertising

NOTICE OF PUBLIC MEETING DATES
LAKE PADGETT ESTATES INDEPENDENT SPECIAL DISTRICT

As required by chapters 189 and 190 of Florida Statutes, notice is hereby given that the Board of Supervisors of Lake Padgett Estates Independent Special District will hold their regular monthly meetings for Fiscal Year 2026-2027 at the Lake Padgett Estates Stables Meeting Room, located at 3614 Stable Ridge Lane, Land O' Lakes, Florida 34639 at 6:30 p.m. on the following dates:

October 15, 2026
November 19, 2026
December 17, 2026
January 21, 2027
February 18, 2027
March 18, 2027
April 13, 2027 (Budget Workshop 6:00 p.m.)
April 15, 2027
May 20, 2027
June 17, 2027
July 15, 2027
August 19, 2027
September 16, 2027

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. A copy of the agenda for the meetings listed above may be obtained from Rizzetta and Company, Inc., 3434 Colwell Avenue Suite 200, Tampa, FL 33614 or at (813) 994-1001, one week prior to the meeting. There may be occasions when one or more Supervisors will participate by telephone. Any meeting may be continued to a date, time, and place approved by the Board on the record at the meeting without additional publication of notice.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings because of a disability or physical impairment should contact the District's management office, Rizzetta & Company at (813) 994-1001, at least 2 business days prior to the date of the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1 (800) 955-8770 for aid in contacting the District.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Lake Padgett Estates Independent District
Lisa Castoria
District Manager
September 11, 2026 26-02278P

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

NOTICE

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

LAW OFFICES OF TIMOTHY G. HAYES, P.A.

13336 Lake George Lane
Tampa, Florida 33618

Telephone: (813) 482-4263
tghayes@mindspring.com

INVOICE

Date:09/01/2026
Invoice #: 26-138
Matter: District Legal Counsel
File #: 822

Lake Padgett Estates ISD
5844 Old Pasco Road, Suite 100
Wesley Chapel, Florida 34544

Due Date: *09/15/2026*

Payments received after 08/31/2026 are not reflected in this statement.

Date	Details	Hours
07/06	Email to and to L. Castoria Re: fence damage to S. Pustelnik; review file.	.2
07/07	Email from R. Quiroz; Review LPEISD May 2026 Financials	.3
07/08	Emails from A. Wakefield, S. Gillis, and L. Castoria Re: Brd. Mtg Attendance.	.2
07/09	Email from S. Gillis Re: July Mtg. cancelation.	.1
07/11	Email from S. Rowell Re: vandalism at Lake Padgett Park.	.2
07/13	Emails from and to L. Castoria and S. Yarbrough Re. vandalism at Lake Padgett Park.	.4
07/14	Emails to and from L. Castoria Re: juveniles charged with vandalism	.1
07/16	Emails to and from L. Castoria Re: juveniles charged with vandalism	.2
07/20	Emails to and from L. Castoria Re: FOIA Request – Lake Padgett	

	Estates; Review files prepare response	.6
07/30	Email from P. Crowley.	1
07/31	Emails from S. Yarbrough and L. Castoria Re: Meeting with State Attorney	.2
08/02	Emails from and to P. Crawley.	.1
08/03	Tel. Conf. with P. Crowley Re: Status of Woodward property; review file and letter to Pasco County Attorney.	1.0
08/06	Email from S. Gillis; review tentative agenda & confirm attendance	.2
08/06	Email from L. Castoria Re: S. Yowell Resignation Letter	.1
08/11	Emails from and to L. Castoria Re: S. Yowell's replacement.	.2
08/12	Preparation of (2) annual budget resolutions; emails to S. Gillis.	.8
08/13	Email from R Quiroz; Review June 2026 Financials	.4
08/17	Email from S. Gillis, Review Aug. final meeting packet in prep. for Aug. Brd. Mtg. and annual budget hearing; Review proposed budget	.9
08/18	Email from L. Castoria Re: J. Pearce resume; Review resume	.4
08/18	Email from L. Castoria; Review 2025 credit card agreement.	.2
08/19	Prepare Draft of Employment Contract; emails to and from L. Castoria	1.2
08/20	Attend Board Meeting and public hearing on 2026-2027 Budget	3.2
08/21	Email from L. Castoria; Review Brd. Mtg. summary; Review Mtg notes	.3
08/24	Emails from and to L. Castoria; Prepare Credit Card resolution	.8
08/25	Email from S. Gillis with approved budget resolutions (2)	.2
08/25	Emails from and to L. Castoria Re: Credit Card Resolution.	.2
08/26	Emails from and to P. Carr Re: "Rotten boat" on Lake Saxon; review Photos, property tax records, and aerial photo maps.	1.2
08/28	Emails from and to S.Yarbrough and L. Castoria Re: alternate employee Candidate	.2
08/31	Emails from and to L. Castoria and S. Yarbrough Re: J. Pearce; Review	

	129 page background check report.	1.0
08/31	Email to and from S. Yarbrough and L. Castoria Re: anonymous letter re: Triple R Equine Rescue and unauthorized use of LPEISD address; review Pasco County Property tax records and Florida corporation records.	.9

TOTAL 16.1 hrs

16.1 hrs X $210.00 per hr. = $3,381.00

Invoice Amount $3,381.00

Balance Due: $3,381.00

Retainer Balance (as of 08/31/2026) $0.00

Valley

CC083126-320

0 0

ACCOUNT SUMMARY

Credit Limit	$10,000.00
Credit Available	$8,958.00
Statement Closing Date	August 31, 2026
Days in Billing Cycle	31
Previous Balance	$2,764.22
Payments & Credits	$2,768.18
Purchases & Other Charges	$1,045.61
Balance Transfer	$0.00
FEES CHARGED	$0.00
INTEREST CHARGED	$0.00
New Balance	$1,041.65

Questions? Call Customer Service
Toll Free - 1-844-626-6581
International Collect - 1-301-665-4442
TTY 1-301-665-4443

PAYMENT INFORMATION

New Balance	$1,041.65
Minimum Payment Due	**$1,041.65**
Payment Due Date	**September 25, 2026**

Notice: SEE REVERSE SIDE FOR MORE IMPORTANT INFORMATION

TRANSACTIONS

Tran Date	Post Date	Reference Number	Transaction Description	Amount
			$2,764.22-	
08/25	08/25	F151500KX00CHGDDA	AUTOMATIC PAYMENT - THANK YOU	2,764.22-
		MICHELLE WHITE	**$0.00**	
		STEPHEN ROWELL	**$1,041.65**	
08/01	08/01	0543684K6BLJFKM7A	WM SUPERCENTER #988 LUTZ FL	150.00
			MCC: 5411 MERCHANT ZIP: 33549	
08/01	08/01	8271116K5EHMQSNSZ	FLBLUE* ACA JACKSONVILLE FL	38.56
			MCC: 6300 MERCHANT ZIP:	
08/01	08/01	8271116K5EHMQSP0X	FLBLUE* ACA JACKSONVILLE FL	38.56
			MCC: 6300 MERCHANT ZIP:	
08/03	08/03	0558745K700001D8S	RBT BP#6737985GIANT OI EASYSAVING CREDIT	1.00-
			MCC: 6532 MERCHANT ZIP:	
08/05	08/05	0531461KAEHWMXSEH	FLORIDA COAST EQUIPMEN LAND O LAKES FL	25.77
			MCC: 5599 MERCHANT ZIP:	
08/08	08/08	5531658KDRTRM89DF	BP#6737985GIANT OILQPS LAND O LAKES FL	64.38
			MCC: 5542 MERCHANT ZIP: 34639	

Transactions continued on next page

Please detach bottom portion and submit with payment using enclosed envelope

Valley

Valley Bank
Commercial Services
180 Fountain Parkway N
St Petersburg FL 33716

PAYMENT INFORMATION

Payment Due Date	**September 25, 2026**
New Balance	**$1,041.65**
Minimum Payment Due	$1,041.65
Past Due Amount	$0.00

Make Check Payable to:

Amount Enclosed: $

0 0
LAKE PADGETT ESTATES INDEPENDENT S
3434 COLWELL AVE SUITE 200
TAMPA FL 33614

Valley Bank
PLEASE DO NOT MAIL CHECKS
St Petersburg FL 33716

TRANSACTIONS (continued)

Tran Date	Post Date	Reference Number	Transaction Description	Amount
08/08	08/08	5531658KDRTRM89DP	BP#6737985GIANT OILQPS LAND O LAKES FL	76.21
			MCC: 5542 MERCHANT ZIP: 34639	
08/10	08/10	0558745KE00000F4X	RBT BP#6737985GIANT OI EASYSAVING CREDIT	0.64-
			MCC: 6532 MERCHANT ZIP:	
08/10	08/10	0558745KE00000F55	RBT BP#6737985GIANT OI EASYSAVING CREDIT	0.76-
			MCC: 6532 MERCHANT ZIP:	
08/14	08/14	5531658KKT0F5BZNE	BP#6737985GIANT OILQPS LAND O LAKES FL	52.60
			MCC: 5542 MERCHANT ZIP: 34639	
08/14	08/14	5531658KKT0F5BZN6	BP#6737985GIANT OILQPS LAND O LAKES FL	19.86
			MCC: 5542 MERCHANT ZIP: 34639	
08/17	08/17	0558745KM00000MRL	RBT BP#6737985GIANT OI EASYSAVING CREDIT	0.53-
			MCC: 6532 MERCHANT ZIP:	
08/17	08/17	0558745KM00000MRQ	RBT BP#6737985GIANT OI EASYSAVING CREDIT	0.20-
			MCC: 6532 MERCHANT ZIP:	
08/20	08/20	5116094KT0V0660DT	WAL-MART #0988 LUTZ FL	293.30
			MCC: 5411 MERCHANT ZIP: 33549	
08/21	08/21	5531658KST876V594	BP#6737985GIANT OILQPS LAND O LAKES FL	83.03
			MCC: 5542 MERCHANT ZIP: 34639	
08/23	08/23	0558745KV00000MQL	RBT BP#6737985GIANT OI EASYSAVING CREDIT	0.83-
			MCC: 6532 MERCHANT ZIP:	
08/26	08/26	5531658KZTDMASG9H	BP#6737985GIANT OILQPS LAND O LAKES FL	40.00
			MCC: 5541 MERCHANT ZIP: 34639	
08/27	08/27	5548382L00VE0J2VR	WAL-MART #0988 LUTZ FL	163.34
			MCC: 5411 MERCHANT ZIP: 33549	
		TONY HENDRIX	**$0.00**	
		0 0	**$0.00**	

IMPORTANT ACCOUNT INFORMATION

$0 - $1,041.65 WILL BE DEDUCTED FROM YOUR ACCOUNT AND CREDITED AS YOUR AUTOMATIC PAYMENT ON 09/25/26. THE AUTOMATIC PAYMENT AMOUNT WILL BE REDUCED BY ALL PAYMENTS POSTED ON OR BEFORE THIS DATE.

REWARDS SUMMARY

Previous Cashback Balance	$28.68	THE MORE YOU SPEND, THE MORE YOU EARN
Cashback Earned this Statement	$2.60	$0-$500,000 = 0.25%
New Cashback Balance	$31.28	$500,001-$1,500,000 = 0.60%
Your cashback will be award on	Mar 2027	$1,500,00-$4,000,000 = 0.75%
		$4,000,001-$12,500,000 = 0.90%
		$12,500,001+ = 1.00%

INTEREST CHARGE CALCULATION

Your Annual Percentage Rate (APR) is the annual interest rate on your account.

Type of Balance	**ANNUAL PERCENTAGE RATE (APR)**	Balance Subject to Interest Rate	Days in Billing Cycle	**Interest Charge**
Purchases	14.25% (v)	$0.00	31	$0.00

(v) = variable (f) = fixed

Paying Interest and Your Grace Period: We will not charge you any interest on your purchase balance on this statement if you pay your new balance amount in full by your payment due date.

Lake Padgett Estates ISD
Credit Card - Stephen Rowell
Closing Date August 28, 2026
Payment Date September 25, 2026

All Expenditures must be supported by receipts in order to be eligible for reimbursement.
Attach all receipts to this form.

				Parks & Recreation	Parks & Recreation	Parks & Recreation	Parks & Recreation	TOTAL
				Health Insurance	Equipment Maint & Repair	Vehicle Maintenance	Misc. Operating Supplies	
				57200-3307	57200-4402	57200-4660	57200-4736	
Date	**Vendor Name**	**Description**	**Amount**					
8/1/2026	Florida Blue	Dental Insurance - Steve	38.56	38.56				**38.56**
8/1/2026	Florida Blue	Dental Insurance - Tony	38.56	38.56				**38.56**
8/1/2026	Walmart	Replacement Printer for Office	150.00				150.00	**150.00**
8/5/2026	Florida Coast Equipment	Parts to Repair Differential on Lawn Mower	25.77		25.77			**25.77**
8/8/2026	Rosemart Gas	Diesel for Lawn Mower & Tractor	76.21		76.21			**76.21**
8/8/2026	Rosemart Gas	Chevy Truck Gas	64.38			64.38		**64.38**
8/14/2026	Rosemart Gas	Diesel for Lawn Mower & Tractor	52.60		52.60			**52.60**
8/14/2026	Rosemart Gas	Two Stroke Gas, Pressure Washer Gas	19.86		19.86			**19.86**
8/20/2026	Walmart	Bathroom Supplies and Cleaners, Wasp Spray, Grease, Battery for Lawn Mower	293.30				293.30	**293.30**
8/21/2026	Rosemart Gas	Chevy Truck Gas	83.03			83.03		**83.03**
8/26/2026	Rosemart Gas	Gas	40.00		40.00			**40.00**
8/27/2026	Walmart	Misc. Supplies	163.34				163.34	**163.34**
8/31/2026	Rosemart Gas	Misc. Credits	(3.96)		(3.96)			**(3.96)**
	TOTAL		**1,041.65**	**77.12**	**210.48**	**147.41**	**606.64**	**1,041.65**
				57200-3307	**57200-4402**	**57200-4660**	**57200-4736**	

Florida Combined Life
An Independent Licensee of the Blue Cross and Blue Shield Association

Enrollment & Billing Department
P.O. Box 44236
Jacksonville, FL 32231-4236

Billing Statement

Due Date	08/01/2026
Total Amount Due	**$38.56**

You're setup for AutoPay. If you don't get emails about your payment, please log in to update.

Stephen Rowell
5844 OLD PASCO RD STE 100
WESLEY CHAPEL, FL 33544-4010

Member ID:H27676704

Plan Information	Billing Details	Amount Due
BlueDental Choice QF		
Previous Balance Amount:	$0.00	
Coverage Period: 08/01/2026 – 08/31/2026	$38.56	
Amount Due:		$38.56

Thank you for your last payment of $38.56.

Statement created: 07/08/2026

Florida Combined Life
An Independent Licensee of the Blue Cross and Blue Shield Association

Enrollment & Billing Department
P.O. Box 44236
Jacksonville, FL 32231-4236

Billing Statement

Due Date	08/01/2026
Total Amount Due	**$38.56**

You're setup for AutoPay. If you don't get emails about your payment, please log in to update.

Tony L Hendrix
5844 OLD PASCO RD STE 100
WESLEY CHAPEL, FL 33544-4010

Member ID:H27668974

Plan Information	Billing Details	Amount Due
BlueDental Choice QF		
Previous Balance Amount:	$0.00	
Coverage Period: 08/01/2026 – 08/31/2026	$38.56	
Amount Due:		$38.56

Thank you for your last payment of $38.56.

Statement created: 07/08/2026

Give us feedback @ survey.walmart.com
Thank you! ID #:7WSW3QBPXJX

Walmart

WM Supercenter
813-949-4238 Mgr:SHANE
1575 LAND O LAKES BLVD
LUTZ FL 33549
ST# 00988 OP# 007620 TE# 70 TR# 08253
ITEMS SOLD 1
TC# 6220 1416 4495 9389 8888 7

SITE MERCH 001250268091 150.00 O
SUBTOTAL 150.00
TOTAL 150.00
MCARD TEND 150.00
Mastercard **** **** **** 5912 I 1
APPROVAL # 001193
REF # UKECN4460114
AID A0000000041010
AAC F198BDEBBA40C817
TERMINAL # 28342534
*NO SIGNATURE REQUIRED
08/01/26 10:08:59
CHANGE DUE 0.00
CUSTOMER COPY
****** RETURN & EXCHANGE POLICY ******
Electronics may be returned
for refund or exchange with receipt
WITHIN 30 days
****

Get free delivery
from this store
with Walmart+
Scan for 30-day free trial.

08/01/26 10:09:06

THANK YOU FOR
SHOPPING AT ROSEMART
4109 Land O Lakes
BLVD
Giant 175
4109 Land O Lakes
Land O Lakes FL
34639

DATE 8/8/26 11:29
TRAN#9020267
PUMP# 02
SERVICE LEVEL: SELF
PRODUCT: DIESEL
GALLONS: 14.436
PRICE/G: $5.279
FUEL SALE $76.21
CREDIT $76.21
SALE Receipt

Mastercard
**********5912
Entry:Contactless IC
C
Auth #: 008226
Resp Code: 000
Stan: 0148235849
Invoice #: 182579

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD

Loyalty
Card: REWARD
**********5912
Trace #: OEH1-189-17
914628284467922-72
Stan: 0148235849

THANK YOU
HAVE A NICE DAY

THANK YOU FOR
SHOPPING AT ROSEMART
4109 Land O Lakes
BLVD
Giant 175
4109 Land O Lakes
Land O Lakes FL
34639

DATE 8/8/26 11:33
TRAN#9040792
PUMP# 04
SERVICE LEVEL: SELF
PRODUCT: UNLD1
GALLONS: 16.683
PRICE/G: $3.859
FUEL SALE $64.38
CREDIT $64.38
SALE Receipt

Mastercard
**********5912
Entry:Contactless IC
C
Auth #: 008177
Resp Code: 000
Stan: 0148235856
Invoice #: 182590

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD

Loyalty
Card: REWARD
**********5912
Trace #: OEH1-189-17
914885194989666-72
Stan: 0148235856

THANK YOU
HAVE A NICE DAY

FLORIDA COAST EQUIPMENT

Florida Coast Equipment, LLC
3827 Land O' Lakes Blvd
Land O' Lakes, FL 34639
Phone: (813) 995-2533

Remit To:
Florida Coast Equipment, LL
1401 Forum Way Suite 100
West Palm Beach, FL 33401

Ship To: IN STORE PICKUP

Invoice To: LAKE PADGETT ESTATES ISD
5844 OLD PASCO RD
SUITE 100
WESLEY CHAPEL FL 33544

Branch		
LAND O' LAKES		CNNYYY
Date	Time	Page
08/05/26	08:09:37 (O)	01
Account No	Phone No	Inv No
LAKEP006	8134287066	P4342505
Ship Via	Purchase Order	
Tax ID No		
	Salesperson	
	234	

PARTS INVOICE

ORDER#: 040256

Part#	Description	Bin	ORD	ISS	SHP	B/O	U	Price	Amount
04612-00220	CIR-CLIP, EXTERNAL	BS03-32	1	1	1			2.14	2.14
K5955-33410	SHIM(0.2) *	LO00983	1	1	1			7.96	7.96
63313-32270	CAP	LO00983	1	1	1			15.67	15.67

813-629-4661

005355 XXXXXXXXXXXX5912XXX TOTAL CREDIT CARD 25.77

APPROVED
Authorization Number:005355
Account Number:************5912
Card Type:Mastercard
Account Holder:ROWELL/ STEPHEN
Entry Mode:EMV Chip
Application Name:Mastercard
Application Id:A0000000041010
Cryptogram:ARQC 3A56D9B76BD76E2C
Response:0 - Approved
Transaction Date:08/05/2026 08:09:21 AM
Transaction Id:248379089
Approved Amount:$25.77
Reference Number:01.01.05.040256
Transaction Type:Sale
Signature Not Required

Parts Return Policy:
Stocked parts and cores must be returned within 10 days of the original invoice and in returnable condition. Returned Parts must be in original OEM packaging and not installed. A 20% restock fee applies to all returnable parts. All sales final on installed parts, electrical parts, special order parts, clearance, and non-returnable parts. Stihl & Echo power unit sales are final. Shipping & Handling charges are not refundable. Special Order parts require a deposit of 50%. War parts are subject to the policies set by the manufacturer. Cash or check refunds over $200 may take up to 5 business days. All parts being shipped out of Florida Coast Equipment are FOB.

X
Ordered By

X
Received By

Parts Terms & Conditions:
Terms Net 30 Days. Finance Charges are computed at a periodic rate of 2.0% per month, which is an annual rate of 24% on all balances over 30 days. Past due acco are subject to a service charge of 2.0% per month, or the maximum rate permitted by applicable law, whichever is higher. A convenience fee of 3% will be applied credit card purchases. For your convenience, customers may avoid this extra fee by paying with cash or debit. We accept Visa, MasterCard, Discover and American Exp

Parts Certificate Under Agricultural Producing Exemption:
The undersigned hereby certifies that all items, except as indicated hereon are purchased for the use or consumption in connection with the production of horticultur agricultural products as a business enterprise and agrees to reimburse the seller the sales tax is used or consumed otherwise. Illegal use of the certificate subjects' per

THANK YOU FOR
SHOPPING AT ROSEMART
4109 Land O Lakes
BLVD
Giant 175
4109 Land O Lakes
Land O Lakes FL
34639

DATE 8/21/26 12:49
TRAN#9073496
PUMP# 07
SERVICE LEVEL: SELF
PRODUCT: UNLD1
GALLONS: 21.685
PRICE/G: $3.829
FUEL SALE $83.03
CREDIT $83.03
SALE Receipt

Mastercard
**********5912
Entry:Contactless IC
C
Auth #: 021129
Resp Code: 000
Stan: 0161255898
Invoice #: 198331

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD

Loyalty
Card: REWARD
**********5912
Trace #: OEH1-188-99
71437788493175-83
Stan: 0161255898

THANK YOU
HAVE A NICE DAY

THANK YOU FOR
SHOPPING AT ROSEMART
4109 Land O Lakes
BLVD
Giant 175
4109 Land O Lakes
Land O Lakes FL
34639

DATE 8/14/26 11:45
TRAN#9040851
PUMP# 04
SERVICE LEVEL: SELF
PRODUCT: UNLD1
GALLONS: 5.042
PRICE/G: $3.939
FUEL SALE $19.86
CREDIT $19.86
SALE Receipt

Mastercard
**********5912
Entry:Contactless IC
C
Auth #: 014618
Resp Code: 000
Stan: 0154245290
Invoice #: 189907

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD

Loyalty
Card: REWARD
**********5912
Trace #: OEH1-189-18
434039730850422-81
Stan: 0154245290

THANK YOU
HAVE A NICE DAY

THANK YOU FOR
SHOPPING AT ROSEMART
4109 Land O Lakes
BLVD
Giant 175
4109 Land O Lakes
Land O Lakes FL
34639

DATE 8/14/26 11:43
TRAN#9020279
PUMP# 02
SERVICE LEVEL: SELF
PRODUCT: DIESEL
GALLONS: 9.689
PRICE/G: $5.429
FUEL SALE $52.60
CREDIT $52.60
SALE Receipt

Mastercard
**********5912
Entry:Contactless IC
C
Auth #: 014745
Resp Code: 000
Stan: 0154245281
Invoice #: 189901

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD

Loyalty
Card: REWARD
**********5912
Trace #: QEH1-189-18
433842142673070-88
Stan: 0154245281

THANK YOU
HAVE A NICE DAY

Give us feedback @ survey.walmart.com
Thank you! ID #:7WSY1HBPT2C

Walmart

WM Supercenter
813-949-4238 Mgr. SHANE
1575 LAND O LAKES BLVD
LUTZ FL 33549
ST# 00988 OP# 003636 TE# 23 TR# 04919

ITEMS SOLD 18
TC# 7377 3798 3767 1251 8858 3



GV 40PK	078742279090 F	5.47	N
GV 40PK	078742279090 F	5.47	N
GV 30G UNSC	194346051540		
3 AT 1 FOR	11.12	33.36	O
WASP SPRAY	071121234160		
2 AT 1 FOR	7.48	14.96	O
GREASE	681131472880		
4 AT 1 FOR	4.97	19.88	O
LYS TBC LR	019200957660		
2 AT 1 FOR	4.97	9.94	O
HAND SOAP	194346586480		
2 AT 1 FOR	5.52	11.04	O
GV6D-12SAS	194346066920		
2 AT 1 FOR	9.92	19.84	O
PRODUCT SERIAL # JCH20109212077			
MAXX 51	605388096930	159.84	N
CORE CHARGE	006053889889	12.00	O
FL BATRY FEE	000787423039	1.50	O

SUBTOTAL	293.30
TOTAL	293.30
MCARD TEND	293.30
CHANGE DUE	0.00

MASTERCARD- 5912 I 1 APPR#020450
293.30 TOTAL PURCHASE
REF # 623211021349
AID A0000000041010
TERMINAL # 55463973
*No Signature Required
08/20/26 10:12:30

Tax ID: 858013741380C0
GOVERNMENT
GOVERNMENT, LOCAL

Single Purchase Exemption
Consumer's Certificate of Exemption
DR-14
Issued Pursuant to Chapter 212,
Florida Status
Certificate Number: 858013741380C0
Expiration Date: 2027-01-31

Give us feedback @ survey.walmart.com
Thank you! ID #:7WSYS2BPQ5M

Walmart

WM Supercenter
813-949-4238 Mgr. SHANE
1575 LAND O LAKES BLVD
LUTZ FL 33549
SI# 00988 OP# 001462 TE# 23 TR# 02137

ITEMS SOLD 1
TC# 3405 6599 3555 2672 9919 0

PRODUCT SERIAL # JCH20115249191

MAXX 51R	605388096940	149.84 N
CORE CHARGE	006053889889	12.00 O
FL BATRY FEE	000787423039	1.50 O

SUBTOTAL	163.34
TOTAL	163.34
MCARD TEND	163.34
CHANGE DUE	0.00

MASTERCARD- 5912 I 1 APPR#027290
163.34 TOTAL PURCHASE
REF # 623927021921
AID A0000000041010
TERMINAL # 55463973
*No Signature Required
08/27/26 10:33:24

Tax ID: 858013741380CO
GOVERNMENT
GOVERNMENT, LOCAL

Single Purchase Exemption
Consumer's Certificate of Exemption
DR-14
Issued Pursuant to Chapter 212,
Florida Status
Certificate Number: 858013741380CO
Expiration Date: 2027-01-31
This Certifies that:
LAKE PADGETT ESTATES INDEPENDANT
3434 COLWELL AVE STE 200
TAMPA FL 33614
is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.

WELCOME TO ROSEMART

4109 LAND O LAKES BLVD.
LAND O LAKES, FL
6737985
Clerk 176
4109 Land O Lakes
Land O Lakes FL 34639

< DUPLICATE RECEIPT >
PRE-AUTHORIZED RECEIPT

Description	Qty	Amount
PREPAY CR #03		40.00
Subtotal		40.00
TOTAL		**40.00**
PREAUTH $		40.00

PREPAY Receipt
Mastercard USD$40.00
Acct/Card #: **********5912
Entry:Chip Read
Auth #: 026220
Resp Code: 000
Stan: 0166263301
Invoice #: 204215

AuthNet: MASTERCD
MODE: Issuer
AID: A0000000041010
BP SITE ID: 6737985
MASTERCARD
CUSTOMER COPY

APPROVED

Loyalty
Card: REWARD
Acct # : **********5912
Trace #: OEH1-190-5552063311698235-78
Stan: 0166263301

THANKS, COME AGAIN

ST#175 DR#1 TRAN#1017438
CSH: 1

Lake Padgett ISD
8.1.26-8.8.26.

Date	Payee	Amount	Description
8.1.26.	Walmart.	150.00.	replacement printer for office.
8.5.26.	Florida coast equipment.	25.77.	parts to repair differential on lawn mower.
8.8.26.	rosemart gas.	76.21.	diesel for lawn mower and tractor.
8.8.26.	rosemart gas.	64.38.	chevy truck gas.
	TOTAL	316.36.	

Receipts Attache

Requestor Signature: _____
district manager.

Lake Padgett ISD
8.14.26-8.21.26.

Date	Payee	Amount	Description
8.14.26..	rosemart gas.	52.60.	diesel for lawn mower and tractor.
8.14.26.	rosemart gas.	19.86.	two stroke gas. Pressure washer gas.
8.20.26.	Walmart.	293.30.	bathroom supplies and cleaners. Wasp spray .grease.
			battery for lawn mower.
8.21.26.	rosemart gas.	83.03.	chevy truck gas.
	.		
	.		
			.
	TOTAL	448.79.	

Receipts Attache

4

Requestor Signature:
district manager.

verizon business

PO BOX 489
NEWARK, NJ 07101-0489

Account: 842326036-00001
Invoice: 6152987245
Billing period: Aug 9 - Sep 8, 2026
Due date: 09/30/26

KEYLINE

LAKE PADGETT ESTATES INDEPENDE
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390

Manage your account at **verizon.com/mybusiness**

We updated the design of your bill. Learn more about these updates at **verizon.com/business/billupdates**

We appreciate your business with this account since 01/07/2020.

Snapshot of your bill

(details on page 5)

Balance from last bill	$74.90
Payment - Thank You	-$74.90
Balance Forward	$0.00
This month's charges due by Sep 30, 2026	$74.90
Total due	**$74.90**

Auto Pay is scheduled for 09/28/26 - Thank You.

Review your bill online

Scan QR code with your camera app or go to **verizon.com/business/bill**

verizon business

LAKE PADGETT ESTATES INDEPENDE
3434 COLWELL AVE STE 200
TAMPA, FL 33614–8390

Bill Date	September 08, 2026
Account Number	842326036–00001
Invoice Number	6152987245

Total Amount Due

Deducted from bank account on 09/28/26
DO NOT MAIL PAYMENT

$74.90

PO BOX 16810
NEWARK, NJ 07101–6810

615298724501084232603600001000000007490000000074900

verizon business

Account: 842326036-00001
Invoice: 6152987245
Billing period: Aug 9 - Sep 8, 2026
Due date: 09/30/26

Payment Summary

Previous Balance	**$74.90**
Payment - Thank You	
Payment Received 08/28/26	-$74.90
Total Payments	**-$74.90**
Balance Forward	**$0.00**

Questions about your bill?
verizon.com/business/support
800-922-0204

You may be eligible for a discount by enrolling in Auto Pay and paper-free billing, depending on your plan.

See eligible plans at verizon.com/business/payoptions

You can enroll in Auto Pay by:
1. Logging in or Registering for My Business at verizon.com/mybusiness.
2. Calling our Automated Payment Option Enrollment system at 866-868-3882.
3. Signing the remit slip below and mailing with check.

You can enroll in paper-free billing by:
1. Logging into your My Business Account > Billing > Manage payments > Paper-free billing.

Eligible payment methods for potential discount include:
1. Bank Account
2. Verizon Business Mastercard

Written notations included with or on your payment will not be reviewed or honored. Please send correspondence to:
Verizon Wireless Attn: Correspondence Team PO Box 15069 Albany, NY 12212

Automatic Payment Enrollment for Account: 842326036-00001 LAKE PADGETT ESTATES INDEPENDE

By signing below, you authorize Verizon Wireless to electronically debit your bank account each month for the total balance due on your account. The check you send will be used to setup Automatic Payment. You will be notified each month of the date and amount of the debit 10 days in advance of the payment. You agree to receive all Auto Pay related communications electronically. I understand and accept these terms. This agreement does not alter the terms of your existing Customer Agreement. I agree that Verizon Wireless is not liable for erroneous bill statements or incorrect debits to my account. To withdraw your authorization you must call Verizon Wireless. Check with your bank for any charges.

1. Check this box. 2. Sign name in box below, as shown on the bill and date. 3. Return this slip with your payment. Do not send a voided check.

verizon business

Account: 842326036-00001
Invoice: 6152987245
Billing period: Aug 9 - Sep 8, 2026
Due date: 09/30/26

Your September bill is $74.90

Due Sep 30

Changes since your last bill

Last month you paid $74.90.

Your bill stayed the same.

Review details online at **verizon.com/mybusiness/bill**.

Bill summary (details on page 4)

Balance Forward	**$0.00**
Monthly charges	$73.98
Usage & Purchase Charges	$0.00
Surcharges and Other charges & credits	$0.92
Taxes, Governmental Surcharges & Fees	$0.00
Total Current charges due by 09/30/26	**$74.90**
Total Charges	**$74.90**

Auto Pay is scheduled for 09/28/26 - Thank You.

Ways to pay

My Verizon for Business App

You can check your bill easily with the My Verizon for Business app available in App Store or Google Play.

Scan the QR code to download the app

Online via My Business Portal

Go to verizon.com/mybusiness and sign in to review and pay your bill.

Scan the QR code to log in

By Phone

Simply dial #PMT (#768) on your Verizon phone and follow the prompts to pay.

In Person

Go to verizon.com/stores to find a Verizon store near you.

Tab 2

LANDIS EVANS + PARTNERS
formerly Sprinkle Consulting

November 11, 2026

Lisa Castoria
Lake Padgett Estates Independent Special District
C/O Rizzetta & Company, Inc.
5844 Old Pasco Road, Suite 100
Wesley Chapel, Florida 33544
Via email: Stacey Gillis <SGillis@rizzetta.com>

RE: District Engineer Report – November 2026

Dear Ms. Castoria:

Please find the summary of current activities below:

1) Beach Testing

The October test results were received on 10/202/2026 and are attached. The results indicated acceptable levels of bacteria counts at both Lake Padgett and Laird Parks. I coordinated with Tony Hendrix to remove the advisory signs at both locations.

2) Boat Ramp Repair/Modification Permitting

As instructed at the October regular meeting, requests to limit the proposals the proposals for survey and environmental services to just Lake Saxon at this time were made. A summary of the received proposals for Lake Saxon are listed below.

Surveying – Each proposal includes the required information to locate and obtain boundary lines, topographic information, and bathymetric information at the Lake Saxon Boat Ramp. A copy of the updated proposals is attached to this report.

A. EBI Surveying – $7,980
B. DC Johnson and Associates - $3,500

Recommendation – DC Johnson and Associates

Environmental Services – Each proposal includes wetland/surface water delineation, high water estimation, evaluation of impacts and mitigation, wildlife survey as well as assistance with FDEP and resubmittal.USCOE permitting forms, except as noted below.

A. Clementi Environmental Consulting, LLC (does not include submittal of permits) - $3,000
B. Magnolia Environmental (includes submittal of permits) - $11,000
C. Horner Environmental (does not include submittal of permits) - $6400

Recommendation – Clementi Environmental Consulting (While Magnolia may come in slightly cheaper, the District Engineer believes it would be prudent that the DE submits and is the point of contact for the permit submittals.)

District Engineer Services – This includes prep of the plans, preparation of the submittal applications and supporting documents, coordination for RFIs and resubmittals.

Plan Preparation - $7500 (estimated)
Permitting Applications and Coord - $8000 (estimated)

Also, as directed at the October regular meeting, letters to the respective lake bottom owners at lake Padgett and East Lake, JR Bolton and Melinda Wright, requesting signatures for FDEP and County permit applications and documents have been prepared and sent via USPS Certified Mail with returned receipt. At the direction of District Counsel, copies of the letters have also been sent via USPS standard mail as well. Copies of the letters are attached. We are awaiting delivery and a response from the owners.

Sincerely,



John J. Mueller, PE
Senior Engineer
Landis Evans and Partners, Inc.

Florida Department of Environmental Protection
Safe Drinking Water Program Laboratory Reporting Format

PUBLIC WATER SYSTEM INFORMATION (to be completed by sampler – please type or print legibly)

System Name: Lake Padgett Swim Area PWS I.D. #: ☐☐☐☐☐☐☐

System Type (check one): ☐Community ☐Nontransient Noncommunity ☐Transient Noncommunity (XX) Private Beach [ ] Limited Use

Address: _____

City: Land O Lakes, Fl _____ ZIP Code: _____

Phone # _____ Fax #: _____ E-Mail Address: _____

SAMPLE INFORMATION (to be completed by sampler)

Sample Number: 26.16078 Sample Date: 10-16-2026 Sample Time: 8:33 (AM) PM (Circle One)

Sample Location (be specific): Swim Area North Location Code:

Disinfectant Residual (Required when reporting results for trihalomethanes and halo acetic acids): 0 mg/L Field pH: _____

Sample Type (Check Only One)

☐Distribution
☐Entry Point (to Distribution)
☐Plant Tap (not for compliance with 62-550)
Raw (at well or intake)
☐Max Residence Time
☐Ave Residence Time
☐Near First Customer

Reason(s) for Sample (Check all that apply)

☐Routine Compliance with 62-550
☐Confirmation of MCL Exceedance*
☐Composite of Multiple Sites**
☐Replacement (of Invalidated Sample)
☐Special (not for compliance with 62-550)
☐Clearance (permitting)
XX Other: Pasco County Health Department Rule

Sampling Procedure Used or Other Comments:

Grab – Fecal Coliform

*See 62-550.500(6) for requirements and restrictions. And 62-550.512(3) for nitrate or nitrite exceedances.

**See 62-550.550(4) for requirements and attach a results page for each site.

SAMPLER CERTIFICATION

I, Richard Rober, Sampler, I do HEREBY CERTIFY

that the above public water system and sample collection information is complete and correct.

Signature: _____ Date: 10-16-2026

Certified Operator #: _____ Phone #: 727-848-2591 Sampler's Fax #: 727-848-0003

Sampler's E-mail: pascotesting@verizon.net

KNL ENVIRONMENTAL TESTING

FL DOH Certification #E84025

Report Date: October 19, 2026

Pasco Testing Lab
PO Box 1064
New Port Richey, FL 34656

Field Custody: Client
Client/Field ID: Lake Padgett North
Sample Collection: 10-16-26/0833
Lab ID No: 26.16078
Lab Custody Date: 10-16-26/0926
Sample Description: SW

CERTIFICATE OF ANALYSIS

Parameter	Units	Results	Analysis Date	Method	Detection Limit
Fecal Coliform	MPN/100ML	13.7	10-16-26/1425	Colilert-18	1

Thomas J. Weeks
Laboratory Manager

Test results meet all requirements of the 2016 TNI standards. Statement of estimated uncertainty available upon request. Test results refer only to sample(s) listed.
Contact person: Thomas Weeks (813) 229-2879.

KNL ENVIRONMENTAL TESTING, INC. | 3202 NORTH FLORIDA AVENUE | TAMPA, FLORIDA 33603
813.229.2879 | KNLENVIRONMENTAL.COM

Florida Department of Environmental Protection
Safe Drinking Water Program Laboratory Reporting Format

PUBLIC WATER SYSTEM INFORMATION (to be completed by sampler – please type or print legibly)

System Name: Lake Padgett Swim Area PWS I.D. #: ☐☐☐☐☐☐☐

System Type (check one): ☐Community ☐Nontransient Noncommunity ☐Transient Noncommunity (XX) Private Beach [ ] Limited Use

Address: _____

City: Land O Lakes, Fl _____ ZIP Code: _____

Phone # _____ Fax #: _____ E-Mail Address: _____

SAMPLE INFORMATION (to be completed by sampler)

Sample Number: 26.16079 Sample Date: 10-16-2026 Sample Time: 8:36 (AM) PM (Circle One)

Sample Location (be specific) : Swim Area South Location Code:

Disinfectant Residual (Required when reporting results for trihalomethanes and halo acetic acids): 0 mg/L Field pH: _____

Sample Type (Check Only One)

☐Distribution
☐Entry Point (to Distribution)
☐Plant Tap (not for compliance with 62-550)
Raw (at well or intake)
☐Max Residence Time
☐Ave Residence Time
☐Near First Customer

Reason(s) for Sample (Check all that apply)

☐Routine Compliance with 62-550
☐Confirmation of MCL Exceedance*
☐Composite of Multiple Sites**
☐Replacement (of Invalidated Sample)
☐Special (not for compliance with 62-550)
☐Clearance (permitting)
XX Other: Pasco County Health Department Rule

Sampling Procedure Used or Other Comments:

Grab -Fecal Coliform

*See 62-550.500(6) for requirements and restrictions And 62-550.512(3) for nitrate or nitrite exceedances

**See 62-550.550(4) for requirements and attach a results page for each site

SAMPLER CERTIFICATION

I, Richard Rober, Sampler, I do HEREBY CERTIFY

that the above public water system and sample collection information is complete and correct.

Signature: Richard Rober Date: 10-16-2026

Certified Operator #: _____ Phone #: 727-848-2591 Sampler's Fax #: 727-848-0003

Sampler's E-mail: pascotesting@verizon.net

KNL ENVIRONMENTAL TESTING

FL DOH Certification #E84025

Report Date: October 19, 2026

Pasco Testing Lab
PO Box 1064
New Port Richey, FL 34656

Field Custody: Client
Client/Field ID: Lake Padgett South
Sample Collection: 10-16-26/0836
Lab ID No: 26.16079
Lab Custody Date: 10-16-26/0926
Sample Description: SW

CERTIFICATE OF ANALYSIS

Parameter	Units	Results	Analysis Date	Method	Detection Limit
Fecal Coliform	MPN/100ML	11.1	10-16-26/1425	Colilert-18	1

Thomas J. Weeks
Laboratory Manager

Test results meet all requirements of the 2016 TNI standards. Statement of estimated uncertainty available upon request. Test results refer only to sample(s) listed.
Contact person: Thomas Weeks (813) 229-2879.

KNL ENVIRONMENTAL TESTING, INC. | 3202 NORTH FLORIDA AVENUE | TAMPA, FLORIDA 33603
813.229.2879 | KNLENVIRONMENTAL.COM

Florida Department of Environmental Protection
Safe Drinking Water Program Laboratory Reporting Format

PUBLIC WATER SYSTEM INFORMATION (to be completed by sampler – please type or print legibly)

System Name: Laird Park Swim Area PWS I.D. #: ☐☐☐☐☐☐☐

System Type (check one): ☐Community ☐Nontransient Noncommunity ☐Transient Noncommunity (XX) Private Beach [ ] Limited Use

Address: _____

City: Land O Lakes, Fl ZIP Code: _____

Phone # _____ Fax #: _____ E-Mail Address: _____

SAMPLE INFORMATION (to be completed by sampler)

Sample Number: 26.16080 Sample Date: 10-16-2026 Sample Time: 8:50 (AM) PM (Circle One)

Sample Location (be specific): Swim Area East Location Code:

Disinfectant Residual (Required when reporting results for trihalomethanes and halo acetic acids): 0 mg/L Field pH: _____

Sample Type (Check Only One)

☐Distribution
☐Entry Point (to Distribution)
☐Plant Tap (not for compliance with 62-550)
Raw (at well or intake)
☐Max Residence Time
☐Ave Residence Time
☐Near First Customer

Reason(s) for Sample (Check all that apply)

☐Routine Compliance with 62-550
☐Confirmation of MCL Exceedance*
☐Composite of Multiple Sites**
☐Replacement (of Invalidated Sample)
☐Special (not for compliance with 62-550)
☐Clearance (permitting)
XX Other: Pasco County Health Department Rule

Sampling Procedure Used or Other Comments:

Grab – Fecal Coliform

*See 62-550.500(6) for requirements and restrictions. And 62-550.512(3) for nitrate or nitrite exceedances.

**See 62-550.550(4) for requirements and attach a results page for each site.

SAMPLER CERTIFICATION

I, Richard Rober, Sampler, I do HEREBY CERTIFY

that the above public water system and sample collection information is complete and correct.

Signature: Richard Rober Date: 10-16-2026

Certified Operator #: _____ Phone #: 727-848-2591 Sampler's Fax #: 727-848-0003

Sampler's E-mail: pascotesting@verizon.net

KNL ENVIRONMENTAL TESTING

FL DOH Certification #E84025

Report Date: October 19, 2026

Pasco Testing Lab
PO Box 1064
New Port Richey, FL 34656

Field Custody: Client
Client/Field ID: Laird Park East
Sample Collection: 10-16-26/0850
Lab ID No: 26.16080
Lab Custody Date: 10-16-26/0926
Sample Description: SW

CERTIFICATE OF ANALYSIS

Parameter	Units	Results	Analysis Date	Method	Detection Limit
Fecal Coliform	MPN/100ML	19.2	10-16-26/1425	Colilert-18	1

Thomas J. Weeks
Laboratory Manager

Test results meet all requirements of the 2016 TNI standards. Statement of estimated uncertainty available upon request. Test results refer only to sample(s) listed.
Contact person: Thomas Weeks (813) 229-2879.

KNL ENVIRONMENTAL TESTING, INC. | 3202 NORTH FLORIDA AVENUE | TAMPA, FLORIDA 33603
813.229.2879 | KNLENVIRONMENTAL.COM

Florida Department of Environmental Protection
Safe Drinking Water Program Laboratory Reporting Format

PUBLIC WATER SYSTEM INFORMATION (to be completed by sampler – please type or print legibly)

System Name: Laird Park Swim Area PWS I.D. #: ☐☐☐☐☐☐☐

System Type (check one): ☐Community ☐ Non - Transient Noncommunity ☐Transient Noncommunity (XX) Private Beach [ ] Limited Use

Address: _____

City: Land O Lakes, Fl _____ ZIP Code: _____

Phone # _____ Fax #: _____ E-Mail Address: _____

SAMPLE INFORMATION (to be completed by sampler)

Sample Number: 26.16081 Sample Date: 10-16-2026 Sample Time: 8:53 (AM) PM (Circle One)

Sample Location (be specific): Swim Area West Location Code:

Disinfectant Residual (Required when reporting results for trihalomethanes and halo acetic acids): 0 mg/L Field pH: _____

Sample Type (Check Only One)

☐Distribution
☐Entry Point (to Distribution)
☐Plant Tap (not for compliance with 62-550)
Raw (at well or intake)
☐Max Residence Time
☐Ave Residence Time
☐Near First Customer

Reason(s) for Sample (Check all that apply)

☐Routine Compliance with 62-550
☐Confirmation of MCL Exceedance*
☐Composite of Multiple Sites**
☐Replacement (of Invalidated Sample)
☐Special (not for compliance with 62-550)
☐Clearance (permitting)
XX Other: Pasco County Health Department Rule

Sampling Procedure Used or Other Comments:

Grab – Fecal Coliform

*See 62-550.500(6) for requirements and restrictions. And 62-550.512(3) for nitrate or nitrite exceedances.

**See 62-550.550(4) for requirements and attach a results page for each site

SAMPLER CERTIFICATION

I, Richard Rober, Sampler, I do HEREBY CERTIFY

that the above public water system and sample collection information is complete and correct.

Signature: Richard Rober Date: 10-16-2026

Certified Operator #: _____ Phone #: 727-848-2591 Sampler's Fax #: 727-848-0003

Sampler's E-mail: pascotesting@verizon.net

KNL ENVIRONMENTAL TESTING

FL DOH Certification #E84025

Report Date: October 19, 2026

Pasco Testing Lab
PO Box 1064
New Port Richey, FL 34656

Field Custody: Client
Client/Field ID: Laird Park West
Sample Collection: 10-16-26/0853
Lab ID No: 26.16081
Lab Custody Date: 10-16-26/0926
Sample Description: SW

CERTIFICATE OF ANALYSIS

Parameter	Units	Results	Analysis Date	Method	Detection Limit
Fecal Coliform	MPN/100ML	42.9	10-16-26/1425	Colilert-18	1

Thomas J. Weeks
Laboratory Manager

Test results meet all requirements of the 2016 TNI standards. Statement of estimated uncertainty available upon request. Test results refer only to sample(s) listed.
Contact person: Thomas Weeks (813) 229-2879.

KNL ENVIRONMENTAL TESTING, INC. | 3202 NORTH FLORIDA AVENUE | TAMPA, FLORIDA 33603
813.229.2879 | KNLENVIRONMENTAL.COM

Inv.

10-16-26/9:26 18.4°C
TID: 250598103
Colilert-18

KNL Environmental
3202 N. Florida Ave. Tampa, FL 33603
Phone: (813) 229-2879 Fax: (813) 229-0002

CHAIN OF CUSTODY RECORD

Email: tweeks@knlenvironmental.com

Company Name:	
Address:	
City/State/Zip:	
Phone #: 727-848-2591	Attn

Pasco Testing Lab
P.O. Box 1064
New Port Richey, FL 34656

Preservative

SAMPLE ID	SAMPLE DESCRIPTION/LOCATION	DATE/TIME	MATRIX*	# of containers	Analysis Requested	FECAL Coliform					
CIE	CAMP INDIAN ECHO	10/16/25 7:50	SW	1		X					26.16077
LPN	LAKE PADGETT NORTH	10/16/25 8:33	SW	1		X					26.16078
LPS	LAKE PADGETT SOUTH	10/16/25 8:36	SW	1		X					26.16079
LPE	LAIRD PARK EAST	10/16/25 8:50	SW	1		X					26.16080
LPW	LAIRD PARK WEST	10/16/26 8:53 AM	SW	1		X					26.16081

*WW - Wastewater DW - Drinking Water GW - Groundwater SW - Surface Water SL - Sludge Other:

Special Instructions:

Relinquished By:			Accepted By:		
Print Name/Company	Signature	Date/Time	Print Name/Company	Signature	Date/Time
RICH ROBER	[signature]	10/16/26	KNL	[signature]	10-16-26 926
Relinquished By:			**Accepted By:**		
Print Name/Company	Signature	Date/Time	Print Name/Company	Signature	Date/Time
Relinquished By:			**Accepted By:**		
Print Name/Company	Signature	Date/Time	Print Name/Company	Signature	Date/Time

KNL Chain of Custody - Form # 105
Revised 2/12/19

D.C. JOHNSON ASSOCIATES
SURVEYING AND MAPPING
11911 S. Curley St. San Antonio, FL 33576
(352) 588-2768 • survey@dcjohnson.com

Lake Padgett Independent Special District
C/O Rizetta & Company, Inc.
5844 Old Pasco Rd., Ste. 100
Wesley Chapel, FL 33544

October 23, 2026
File No. 2022-350A03
BG00001

Re: **Lake Saxon Boat Ramp**
Revised Agreement for Surveying Services
Specific Purpose Survey

Dear Steve:

Pursuant to your request, we have prepared this *revised* agreement for surveying services to be performed on your project property identified by the Pasco County Property Appraiser as Parcel 19-26-19-0530-00000-0RA0. The services that we have agreed to perform are as follows:

Lake Saxson Boat Ramp (See Exhibit 'A') **$ 3,500.00**

- Preparation of a Specific Purpose Survey in accordance with the Standards of Practice as set forth by Chapter 5J-17 of the Florida Administrative Code for the properties in which the ramp(s) is located, as shown in blue (See Exhibit 'A'). Boundary lines as shown in blue (See Exhibit 'A') will be verified and mapped. Existing interior site improvements (structures and significant surfaces), if any, will be located and mapped. Interior fences, landscape, utilities, etc will not be located. Please note: This is not an ALTA/NSPS Land Title Survey and does not include review of title commitment. Presentation by client or their representative of title commitment for review and plotting of protractible matters may result in additional fees;
- Preparation of a Topographic Survey for a portion of the subject properties as clouded in red. All work shall be in accordance with the Standards of Practice as set forth by Chapter 5J-17 of the Florida Administrative Code;
- Elevations shall be measured at an approximate grid of 25 feet, together with observed grade breaks. Elevations shall be collected in a manner sufficient to generate one (1) foot contours;
- Elevations shall be referenced to the North American Vertical Datum of 1988;
- Bathymetry shall be collected from the edge of water to 50-feet beyond the end of the boat ramp/dock area;
- You will be provided with a digital PDF and up to four (4) signed and sealed hard copies of the survey (upon request). Additional copies or modifications, including but not limited to adding or modifying certifications, after final survey has been published may result in additional fees. Expedited delivery of the signed and sealed surveys via overnight delivery (FedEx/UPS) or courier service shall be at the expense of the client or shall be billed as a reimbursable expense.

The lump sum fee for this service is **$3,500.00** (three thousand five hundred and 00/100 dollars). You will be invoiced upon completion of our service. Any unpaid balance beyond 30 days of invoice date will be considered delinquent. ***Client shall be responsible for providing surveyor with any access information, required advance notification or information on occupants (human or animal) on the project property.***

We appreciate the opportunity to be of service. If you choose to accept this agreement, please sign and return one copy. If this agreement is not executed within thirty (30) days, this fee and any completion timeframes may be subject to renegotiation. Our receipt of this signed copy will serve as notice to proceed and coordination of work shall be scheduled based on survey crew availability.

For D.C. JOHNSON & ASSOCIATES, INC.

Daniel C. Johnson, PLS
Founder

Signature:_____

Printed Name:_____

Date:_____

DCJ/jm

Attachment: General Conditions, Exhibit 'A', Exhibit 'B', Exhibit 'C'

GENERAL TERMS & CONDITIONS

These GENERAL CONDITIONS are attached to & made a part of the PROPOSAL for professional services between D.C. Johnson & Associates, Inc. (hereinafter called "DCJ") & the CLIENT.

ENTIRE PROPOSAL:
This Proposal & all other Proposals, exhibits, & schedules referenced in this Proposal constitute(s) the final, complete, & exclusive statement of terms of the Proposal between the parties pertaining to the subject matter of this Proposal & supersedes all prior & contemporaneous understandings or Proposals of the parties. This Proposal may not be contradicted by evidence of any prior or contemporaneous statements or Proposals. No party has been induced to enter into this Proposal by, nor is any party relying on, any representation, understanding, agreement, commitment, or warranty outside those expressly set forth in this written Proposal.

MODIFICATION OF PROPOSAL:
This Proposal may be supplemented, amended, or modified only by the mutual agreement of the parties. No supplement, amendment, or modification of this Proposal shall be binding unless it is in writing & signed by all parties.

ASSIGNMENT/ SUCCESSORS IN INTEREST:
This Proposal is not assignable or transferable by Client without the written consent of DCJ. Each party hereto binds itself, its successors, & assigns to the other party, its successors & assigns in respect of all covenants of this Proposal.

EXECUTION: REPRESENTATION ON AUTHORITY OF SIGNATORIES:
This Proposal may be executed (by original or tele-copied signature) in counterparts, each of which shall be deemed an original, but all of which taken together shall constitute but one & the same instrument. Each person signing this Proposal represents & warrants that he or she is duly authorized & has legal capacity to execute & deliver this Proposal. Each party represents & warrants to the other that the execution & delivery of the Proposal & the performance of such party's obligations hereunder have been duly authorized, & that the Proposal is a valid & legal agreement binding on such party & enforceable in accordance with its terms.

COMPLETION OF WORK:
All services shall be scheduled based on the date of receipt by DCJ corporate office of a signed agreement &/or written notice to proceed & provided as expeditiously as is consistent with the professional skill & care & orderly progress of the project. Unless contractually written, projects shall be completed on a first come first served basis. Verbal timelines are not a valid contractual timeline for completion.

SCOPE OF SERVICES:
Unless specifically included under the scope of services described in any portion of this Proposal, neither DCJ nor its subconsultants (if any) shall assume any liability for the following: 1) Construction means & methods (including monitoring or inspections of any kind); 2) Project scheduling & sequencing; 3) Budgeting, quantity opinions, or cost estimates; 4) Construction management; 5) Permitting; 6) Geotechnical engineering or any other analysis or testing of subsurface conditions (including soils & the location of any utilities or structures not visible on the surface); 7) Identification or advice pertaining to any hazardous conditions, including but not limited to asbestos, petroleum, radioactive materials, hazardous waste, wetland delineation or other environmentally sensitive areas; 8) Environmental Site Assessments; 9) Job site safety or OSHA compliance; 10) Compliance with the Americans with Disabilities Act of 1990 (ADA); 11) Submission of any survey, plat or legal description to any governmental agency for purposes of recording or any fees associated with such submission; 12) Obtaining Title Commitment or O&E Report.

ADDITIONAL SERVICES:
Client may request DCJ to perform additional services not specifically included within the terms & conditions of this Proposal. Any such additional services & associated fees required must be requested & specifically authorized by the Client & agreed to by DCJ in writing. At DCJ's option, such additional services will either 1) be performed under the terms of this Proposal & authorized by Change Order or Addendum hereto, or 2) performed under separate Proposal.

REIMBURSABLE EXPENSES:
Client shall reimburse DCJ costs incurred in connection with services rendered that extend beyond those services specifically stated in the Proposal. Reimbursable costs include, but are not limited to, express delivery or courier, incoming wire fees, Client incurred third party billing/payment software services, meetings with Client's legal representation or title company, etc.

TAXES:
Unless exempt, Client agrees to pay DCJ any & all sales & use taxes imposed by any governmental authority on the services performed pursuant to this Proposal. Such taxes, if any, are in addition to any fee or rates quoted in this Proposal, or any supplement, amendment, or modification hereto.

STANDARD OF CARE:
All land surveying services performed by DCJ shall be conducted with the same level & skill ordinarily exercised by members of its profession practicing in the same location at the same date & under similar conditions. Under no circumstances shall any other representation (express or implied) or any type of warranty or guarantee be included or intended by DCJ during the completion of its services under this Agreement.

FORCE MAJEURE/EXCUSABLE DELAYS:
DCJ shall not be liable for any failure to perform its obligations in connection with any action described in this Proposal, if such failure results from any act of God, riot, war, civil unrest, flood, earthquake, or other cause beyond DCJ's reasonable control (including any mechanical, electronic, or communications failure, but excluding failure caused by negligence). Additionally, DCJ shall not be liable to Client or its contractors, agents, representatives, or consultants for consequential damages associated with delays or work stoppages caused by Excusable Delays.

PAYMENT OF INVOICES:
Payment is due upon receipt & deemed past due after thirty (30) days from invoice date. Payment terms specifically stated elsewhere in this Proposal, if any, shall supersede those terms stated here. Client shall not hold DCJ responsible for delays due to terms requiring payment prior to release of any product. Client acknowledges such terms upon signing agreement. Any balance remaining unpaid after thirty (30) days of invoice date may be subject to finance charge of 1.5% (one & one-half percent) per month. Any attorney's fees, court costs, or other costs incurred in the collection of delinquent accounts shall be paid by the Client. If payment is not current, DCJ may, at its own discretion, suspend services & withhold release of any & all instruments of professional service, including electronic files, prepared under this Proposal. Furthermore, the Client acknowledges that DCJ may be entitled to a lien against the property for non-payment of invoices in a timely manner. The client agrees to not unilaterally withhold payment for services in the event of a suspected breach of contract or defect in the DCJ services without a) immediate notification in writing of the suspected defect; b) full disclosure in writing of details relating to suspected defect; c) adequate opportunity given to DCJ to warranty or correct any defect or d) open discussion with DCJ regarding options to remedy any defect actually attributable to an error in DCJ provided services.

CLAIMS/CERTIFICATE OF MERIT:
In the matter of interpretation, enforcement, & performance of this agreement, the laws of the State of Florida shall apply. Should the Client become aware of a suspected survey error, Client agrees a) to immediately suspend design or construction activities based on suspected erroneous survey data; b) to notify DCJ in writing of all pertinent details; c) that any remediation costs incurred by the Client prior to notification to DCJ of suspected error with opportunity for DCJ to participate in review of corrective options will not be DCJ's financial responsibility. Client further agrees it will assert no claim for professional negligence, either directly or in a third-party claim, against DCJ, unless Client as a strict condition precedent, first provides DCJ with a written certification executed by an independent design professional currently practicing in the same state & discipline as DCJ. This written "Certificate of Merit" shall (a) contain the name & license number of the certifier; (b) specify the acts or omissions that the certifier contends are not in conformance with the standard of care of a professional performing professional services under similar circumstances, in a similar locality, & at a similar point in time; & (c) state in detail the basis for the certifier's opinion that such acts or omissions do not conform to this professional standard of care.

MEDIATION:
In the event a dispute arises between the parties to this agreement, the parties agree to participate in mediation in accordance with the mediation procedures under Florida Rules of Civil Procedure & Chapters 44 & 682 of the Florida Statues. The parties agree to share equally in the costs of the mediation. The mediation shall be administered by an independent mediation office within Pasco County, Florida. This mediation shall involve each side of a dispute sitting down with an impartial person, the mediator, & any physical proof of wrongdoing, to attempt to reach a voluntary settlement. Mediation involves no formal court procedures or rules of evidence, & the mediator does not have the power to render a binding decision or force an agreement on the parties. If mediation procedures are successful any & all court proceedings, including future lawsuits shall be stopped immediately. Any future cases brought by either party related to this [contract, agreement] shall be considered defamation, harassment, or a SLAPP suit as an attempt to tarnish the reputation of the other party.

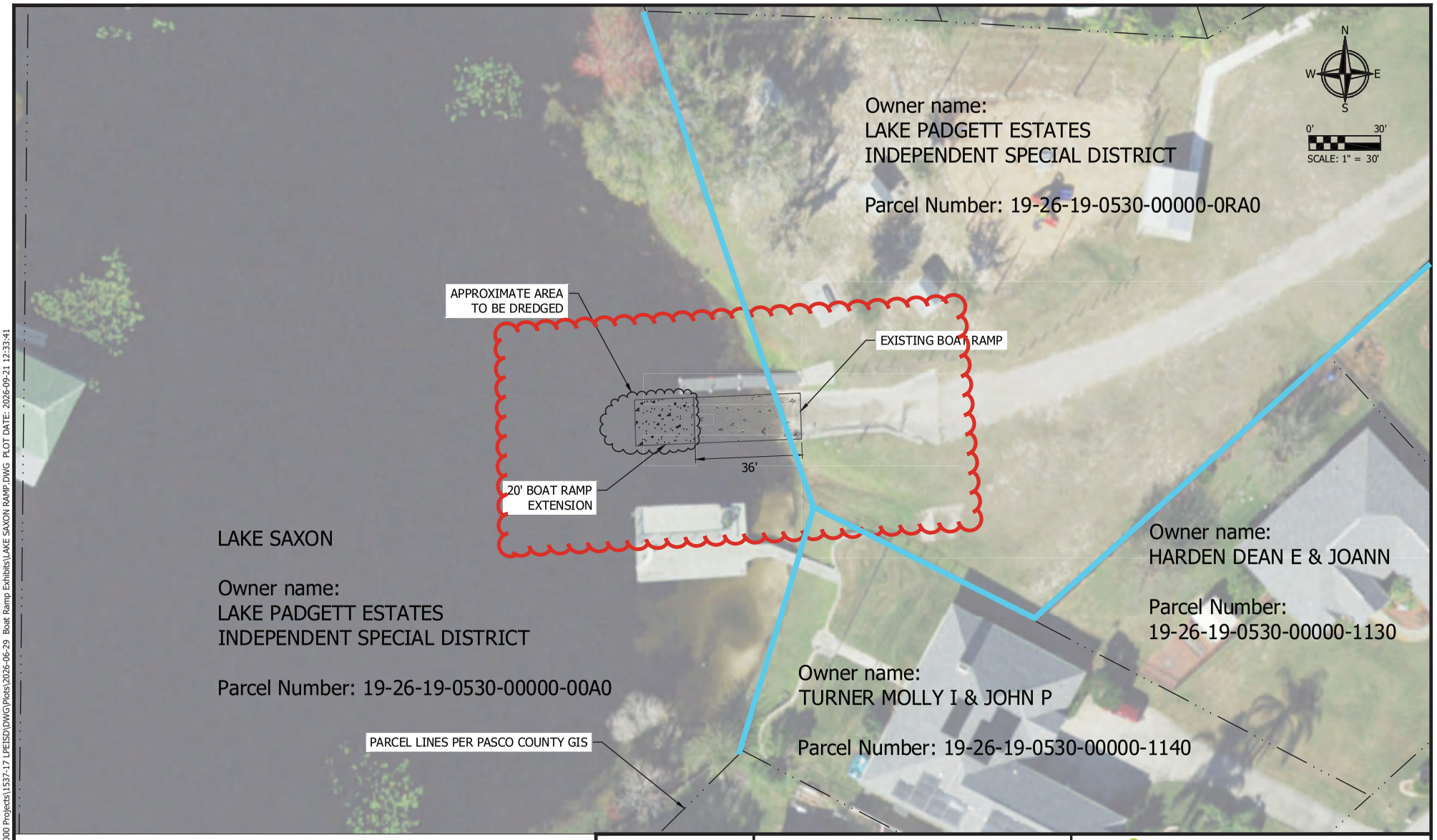
LIABILITY/ RISK ALLOCATION/CONSEQUENTIAL DAMAGES:
There are no warranties or guarantees expressed or implied for services outside of the limits of the scope of this proposal. Statue of repose for errors & omissions shall begin on the date of signing of the survey by a licensed surveyor & shall not exceed a period of four (4) years as described in §95.11(3)(c), Florida Statute. The venue for any legal or jurisdictional proceedings in connection with any & all claims, disputes or other matters or questions arising out of or relating to this Proposal or the breach thereof, or in connection with any services provided by DCJ shall vest in Pasco County, Florida. In the event remediation costs are incurred by Client as a result of DCJ's breach of contract or negligence, DCJ's liability shall be limited to: costs associated with remediation of design or construction activities accomplished prior to the date a survey defect is discovered and communicated to DCJ; a just and equitable proportion of the loss having regard to the extent of the responsibility of any other party. DCJ's liability shall not increase by reason of shortfall in recovery from any other party. In addition, no employee or agent of DCJ shall have any individual liability to the Client in addition to, or in excess of, DCJ's liability. Client & DCJ waive consequential damages (as described below) for claims, disputes or other matters arising out of or related to this Agreement.

INDEMNIFICATION(MUTUAL):
DCJ & Client each agree to indemnify the other (including their respective owners, officers & employees) from all claims, including reasonable attorney's fees, arising out of & only to the extent caused by the other party's negligence. In addition, Client agrees to indemnify DCJ, including reasonable attorney's fees, for any & all claims arising from work performed by any third party hired by the Client or resulting from any outside information provided by Client to DCJ which was incorporated into DCJ's services.

TERMINATION:
The obligation to provide services under this Proposal may be terminated by either party by written notice. In the event this Proposal is terminated prior to completion, DCJ shall be entitled to payment for services performed & expenses incurred through the date of receipt of written notice of termination. Both Client & DCJ waive consequential damages due to either party's termination in accordance with termination provisions herein. Consequential damages include but are not limited to loss of use, profit, business, or reputation.

OWNERSHIP:
All documents prepared or furnished by DCJ pursuant to this Proposal are instruments of DCJ's professional service. DCJ shall retain an ownership & property interest therein. DCJ grants Client a license to use instruments of DCJ's professional service for the purpose of constructing, occupying & maintaining the Project. Reuse or modification of any such documents by Client, shall be at Client's sole risk, & Client agrees to indemnify & hold DCJ harmless from all claims, damages & expenses, including attorneys' fees, arising out of such reuse by Client or by others acting through Client.

Exhibit 'A'



PROJECT NO.: 1537-26	LAKE SAXON BOAT RAMP
DRAWN BY:	
CHECK BY:	LAKE SAXON DR, LAND O' LAKES PASCO COUNTY, FLORIDA 34639
DWG: LAKE SAXON RAMP	
DATE: 2026-09-21	

LANDIS EVANS + PARTNERS
3810 Northdale Blvd. Suite 100 Tampa, Florida 33624
Ph. (813) 949-7449 Fax (813) 909-9840
www.landisevans.com
Board of Engineers Certificate of Authorization #4548

FILENAME: Z:\Shared\1000 Projects\1537-17 LPEISD\DWG\Plots\2026-06-29 Boat Ramp Exhibits\LAKE SAXON RAMP.DWG PLOT DATE: 2026-09-21 12:33:41

E.B.I. Surveying
1304 W Fletcher Avenue
Tampa, Florida 33612
Phone: (813) 886-6080

October 22, 2026

Lake Padgett Estates Independent Special District
Steve Yarborough, Chairman
C/O Lisa Castoria, District Manager
Rizzetta and Company
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614
813-994-1001

RE: PROFESSIONAL SERVICES AGREEMENT FOR LOCATING BOUNDARY LINES, TOPOGRAPHIC AND BATHYMETRIC INFORMATION AT THE LAKEL SAXON BOAT RAMP LOCATION IN PASCO COUNTY, FL, AS IDENTIFIED ON THE ATTACHED SURVEY AREA EXHIBIT

Dear Mr. Yarborough,

Thank you for allowing our firm to provide a proposal for the above referenced project. We are a Land Surveying firm offering services in all phases of Land Surveying. Our firm is covered by Workman's Compensation Insurance, General Liability Insurance, and Errors and Omission insurance through selective insurance carriers. It is my understanding that you will need the following scope of surveying services provided to you at this time for fees not to exceed the following:

1. Locate boundary lines, topographic information and bathymetric information at Lake Saxon boat ramp in Lake Padgett Estates… $7,980.00

I anticipate the survey to be completed in five weeks from the time that the notice to proceed is received. At that time, we can provide to your company 6 original signed and sealed copies of the completed field work, certified to the entities as provided to our firm. We will also provide a copy of the completed work in digital format, if necessary, to your designated representative. No additional work is to be provided by our firm unless requested in writing by you, or an authorized representative. The fee is to be paid at the time the completed project drawings are delivered to your company or your designated representative. If we do not obtain timely payment and are required to initiate legal action, you will be responsible for the costs of collection including reasonable attorney's fees. Please sign below where indicated to authorize this work to begin. In The event invoices for services rendered exceed 45 days, pursuant to Florida's construction lien law, sections 713.0001-713-37, Florida statutes, EBI Surveying reserves the right to place a lien against the property on which the survey work ordered hereon is performed. Should you have any further questions, or I can be of further assistance, please don't hesitate to call at your convenience.

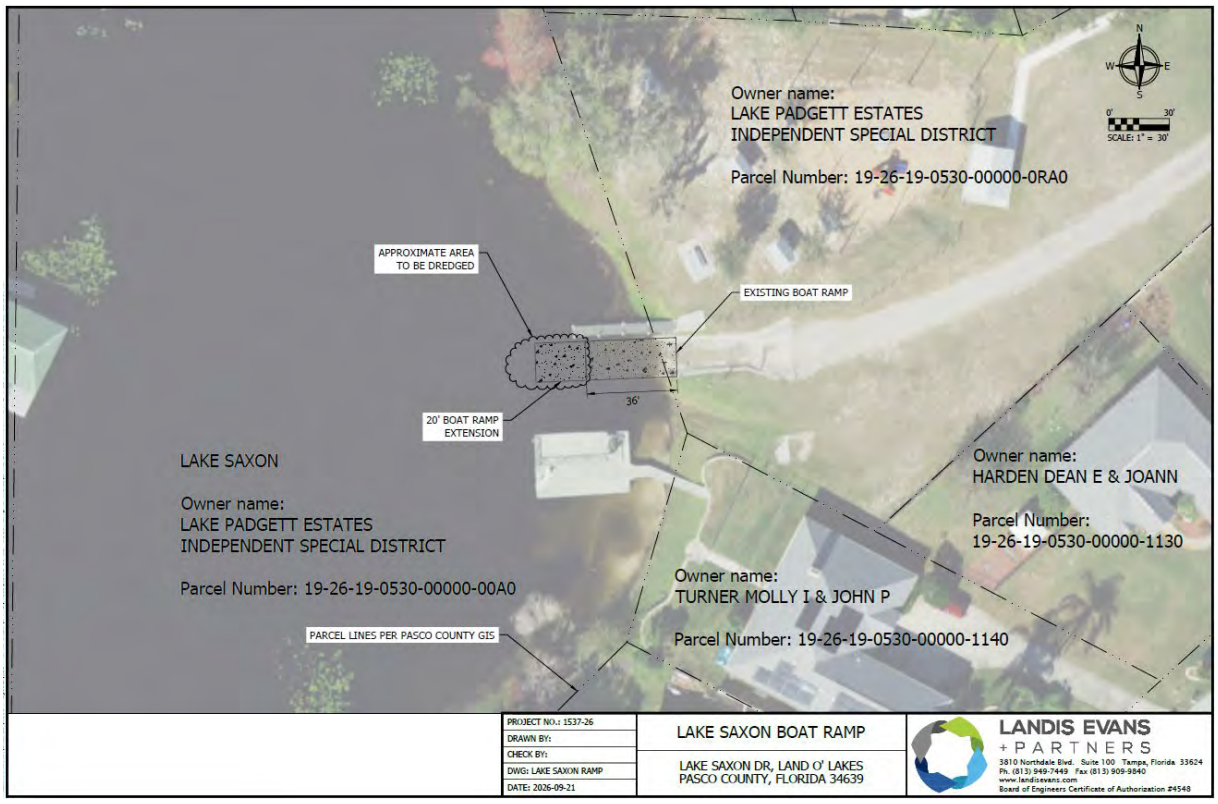
Sincerely,
Daniel Thompson
Office Manager

_____ _____
Authorized Signature Date

_____
Print

E.B.I. Surveying
1304 W Fletcher Avenue
Tampa, Florida 33612
Phone: (813) 886-6080

Survey Area Exhibit



HORNER
Environmental
Professionals, Inc.

28536 Walker Drive · Wesley Chapel, FL 33559 (813) 907-9500

October 5, 2026

Lake Padgett Independent Special District
Steve Yarborough, Chairman
C/O Lisa Castoria, District manager
Rizzetta and Company
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614

RE: Proposal for Environmental Consulting Services
Lake Padgett Boat Ramp Improvements
Pasco County, Florida
Proposal # 26-0180

Dear Mr. Yarborough:

Horner Environmental Professionals, Inc. (HEP) herein submits this proposal for environmental consulting services on the referenced property. Specifically, the following areas are covered under this proposal:

Lake Padgett Park

- **Preparation of applicable environmental submittals for the Florida Department of Environmental Protection (FDEP)**
- **Preparation of applicable environmental submittals for the Army Corps of Engineers (ACOE)**
- **Response to agency requests for additional information**
- **Agency staff meetings as necessary**
- **Client and/or Team meetings as necessary**

The cost for the above services ……...…….…… $6,400.00

Lake Saxon Park

- **Preparation of applicable environmental submittals for the Florida Department of Environmental Protection (FDEP)**
- **Preparation of applicable environmental submittals for the Army Corps of Engineers (ACOE)**
- **Response to agency requests for additional information**
- **Agency staff meetings as necessary**
- **Client and/or Team meetings as necessary**

The cost for the above services ……...…….…… $6,400.00

East Lake Padgett (Laird) Park

- **Preparation of applicable environmental submittals for the Florida Department of Environmental Protection (FDEP)**
- **Preparation of applicable environmental submittals for the Army Corps of Engineers (ACOE)**
- **Response to agency requests for additional information**
- **Agency staff meetings as necessary**
- **Client and/or Team meetings as necessary**

The cost for the above services ……...…….…… $6,400.00

This proposal is valid for a period of 30 days from the date of this correspondence. Acceptance of this proposal is acknowledged by your signature below and the return of one signed copy.

Please review this information and don't hesitate to contact us if you have any questions. We look forward to working with you on this project and appreciate the opportunity to provide you this information.

Sincerely,

HORNER ENVIRONMENTAL PROFESSIONALS, INC.



W. Perry Horner
President

Proposal Approval:

Approved By (Print Name):_____

Signature:_____

Title: _____

Billing Information:

Contact Person: _____

Billing Address: _____

_____

_____

Telephone: _____

E-mail:_____

CLEMENTI ENVIRONMENTAL CONSULTING, LLC

PROPOSAL/PROJECT ACCEPTANCE FORM

PROJECT INFORMATION:

Client Name Lake Padgett Independent Special District
Project Name Lake Saxon
Project Location Pasco County, Florida
Proposal Date September 22, 2026
Description of Services FDEP ERP and ACOE NW 26 Applications
Estimated Fee $3,000.00

PAYMENT RESPONSIBILITY:

Invoices to be paid by LPISD
Address
City/State Zip Code Phone ( )
Attention Title Fax ( )

APPROVAL OF CHARGES:

If the invoices are to be approved by a party other than the party responsible for payment, please fill in the space below.

Firm
Address
City/State Zip Code Phone
Attention Title Fax

PROPERTY OWNER IDENTIFICATION (If other than above)

Name
Address
City/State Zip Code Phone
Attention Title Fax

LEGAL DESCRIPTION:

SPECIAL INSTRUCTIONS/PAYMENT TERMS:

Net 30 days from invoice date; invoices will be sent every four weeks for continued or extended projects. Interest charges, 1-½% per month following the due date.

PROPOSAL ACCEPTANCE:

The terms and Condition of this Proposal, including the Terms on this page and the General Conditions are attached:

Accepted this day of , 20

Please print or type individual, firm or corporate body name

Signature of authorized representative

Please print or type of authorized representative and title

CLEMENTI ENVIRONMENTAL CONSULTING, LLC

September 22, 2026

Lake Padgett Independent Special District
Steve Yarborough, Chairman
c/o Rizzetta and Company
3434 Colwell Avenue Suite 200
Tampa, FL 33614

Attention: Lisa Castoria, District Manager

RE: **Proposal for Individual ERP with the Florida Department of Environmental Protection (FDEP), US Army Corps of Engineers (ACOE) Nationwide Permit**
Boat Ramp Lake Saxon, Pasco County, FL

Dear Lisa:

Thank you for the opportunity to provide this proposal to you. Here is our scope of services.

SCOPE OF WORK

Task 1.0 Wetland Delineation and Assessment

1.1 CEC will flag the landward extent of the wetland/shoreline on the property for each boat ramp area surveying. We will provide the surveyor with a map of our flagged points.

1.2 CEC will set an ordinary high-water elevation.

1.3 CEC will provide a map for the surveyor.

1.4 CEC will to the best of our ability determine the nature of the sediment to be removed.

Task 2.0 Wildlife Survey

2.1 CEC will perform a wildlife survey in each ramp area and provide a report.

Task 3.0 Application to the Florida Department of Environmental Protection (FDEP)

3.1 CEC will assist Landis Evans + Partner with FDEP application and design specifications for these boat ramp improvements.

3.2 CEC will complete all environmental documents including UMAM and provide appropriate options for compensation for impacts.

3.3 CEC will respond to requests for additional information.

3.4 CEC will meet on site with FDEP staff to review the project details.

Task 4.0 United States Army Corps of Engineers (ACOE)

4.1 CEC will complete the ACOE forms to apply for a Nationwide 26 Permit assuming the impacts are less than 25 cubic yards and 1/10 an acre.

Responsibility of Client

- Complete the attached Project/Proposal Acceptance Form.
- Have the owner sign the application form.
- Provide complete access to the property e.g. keys or lock combinations for all gates.
- Provide a survey of all the features around the project in pdf and CAD format.
- Pay agency application fees.

PROPOSED FEES

Based on the knowledge and experience of the staff of CEC with wetland impact permitting, we are proposing the estimated fee of $3,000.00. The project will be billed

monthly based on the work completed and according to the fee schedule. This proposal is valid for a period of 30 days from the date hereon.

WORK SCHEDULE

CEC is prepared to begin work on the project within two weeks after receiving written authorization to proceed. A Project/Proposal Acceptance form is attached for your review. Receipt of a signed copy of this form will authorize CEC to proceed. If you have any questions, please do not hesitate to call. Thank you for the opportunity to provide this proposal.

Sincerely,

Rosanne G. Clementi
Principal

Enclosures:
Fee Schedule
Project/Proposal Acceptance Form
Terms and Conditions
Application Signature Page

Magnolia Environmental, LLC
10952 NW Hwy 320
Micanopy, FL

November 10, 2026

Lake Padgett Independent Special District
Steve Yarborough, Chairman
C/O Lisa Castoria, District manager
Rizzetta and Company
3434 Colwell Avenue, Suite 200
Tampa, Florida 33614

Re: Proposal for Professional Consulting Services
Lake Padgett Estates Independent Special District (LPEISD) Boat Ramp Permitting

Dear Mr. Yarborough,

Magnolia Environmental, LLC (Magnolia) is pleased to present this proposal for environmental assessment and permitting services associated with proposed improvements to three existing boat ramps operated by the Lake Padgett Estates Independent Special District (LPEISD) in Pasco County, Florida. The proposed improvements generally consist of extending the existing boat ramp waterward to improve access and functionality during lower water conditions.

The project location is Lake Saxon Park. Magnolia's services will focus on environmental assessment of the proposed work areas and coordination of the applicable state and federal environmental permitting requirements.

Please review the enclosed documents carefully. If the outlined terms meet your approval, kindly sign and return the following signature page to formalize our agreement. Upon receipt, we will proceed with the project as scheduled.

If you have any questions or require any modifications, please don't hesitate to reach out.

Best regards,

Dylan Jones

Dylan Jones

Owner / Sr. Environmental Scientist

SCOPE OF SERVICES

The detailed task descriptions are as follows:

Task 1 – Environmental Assessment and Field Evaluation

Magnolia will conduct an environmental field assessment of the existing boat ramp location to document existing conditions and support state and federal permitting of the proposed improvements. Field activities will include evaluation of wetlands and other surface waters, shoreline and aquatic vegetation, existing habitat conditions, and other environmental features within and adjacent to the proposed work areas.

Magnolia will identify applicable wetland/surface water boundaries and ordinary high water indicators, as appropriate, and collect field data necessary to characterize potential environmental impacts associated with the proposed ramp extensions. Field observations will also include an assessment for submerged aquatic vegetation and other sensitive aquatic resources that may affect permitting or project design.

Magnolia will coordinate field findings with the project engineer for incorporation into the permit plans and impact calculations.

Task 2 – FDEP Environmental Resource Permitting

Based on the information provided and prior coordination with the Florida Department of Environmental Protection (FDEP), the proposed boat ramp modifications are anticipated to require an Individual Environmental Resource Permit (ERP).

Magnolia will prepare and submit the applicable environmental components of the ERP application for the proposed boat ramp improvements. Services will include preparation of applicable application forms and supporting environmental documentation; quantification and characterization of proposed wetland and surface water impacts; preparation of avoidance and minimization documentation; and coordination with the project engineer regarding drawings, elevations, and other information required for the application.

Magnolia will coordinate with FDEP during application review and prepare responses to reasonable environmental requests for additional information associated with the proposed work. If compensatory mitigation is determined to be required, Magnolia will evaluate available mitigation options and coordinate an appropriate approach; procurement of mitigation credits or preparation of a detailed mitigation plan is not included unless separately authorized.

Task 3 – USACE Federal Permitting

Magnolia will evaluate the proposed improvements for authorization by the U.S. Army Corps of Engineers (USACE) under Section 404 of the Clean Water Act and/or Section 10 of the Rivers and Harbors Act, as applicable.

Based on the currently proposed improvements, the work may qualify for authorization under Nationwide Permit 36 (Boat Ramps). Magnolia will evaluate the final project design relative to applicable federal permitting thresholds and conditions and, where required, prepare and submit the necessary permit or verification request to USACE.

Services will include characterization and quantification of jurisdictional impacts, preparation of supporting environmental documentation, coordination with the project engineer regarding federal permit drawings, and coordination with USACE through the authorization process, including responses to reasonable requests for additional environmental information.

Assumptions / Exclusions

This scope assumes the proposed improvements generally remain consistent with the concepts provided, consisting of modifications or extensions to the existing boat ramp. Surveying, engineering design, preparation of construction plans, geotechnical investigations, species-specific surveys or permitting, compensatory mitigation design or procurement, and services resulting from material changes to the proposed improvements are not included unless separately authorized.

DELIVERABLES

Upon project completion, the Client can expect the following digital deliverables:

1. FDEP Individual ERP application package (.pdf)
2. USACE permit/verification package (pdf, as applicable)
3. Supporting environmental documentation (.pdf, .docx, .xlsx, etc.)

FEE & PAYMENT TERMS

The total cost for services is Not-to-Exceed $11,000, as outlined in the table below:

TASK	DESCRIPTION	NOT-TO-EXCEED FEE
1	Environmental Assessment and Field Evaluation	$2,000
2	FDEP Environmental Resource Permitting	$5,000
3	USACE Federal Permitting	$4,000
Total		**$11,000**

The Client will be invoiced monthly on a time-and-materials basis, pursuant to Magnolia's 2026 rate sheet included at the end of this proposal, for services rendered during the preceding month. Payment is due within 30 days of receipt of each invoice. Any objections to an invoice or payment amount must be raised within 14 days of receipt. Outstanding balances not paid within 30 days are subject to a 1.5% monthly interest charge.

GENERAL AGREEMENT TERMS

This Agreement ("Agreement") is entered into as of [date] by and between LPEISD ("Client"), and Magnolia Environmental, LLC ("Magnolia"), collectively referred to as the "Parties."

Definitions: In this Agreement, the following terms shall have the meanings set forth below:

- "Services" shall mean the tasks and their associated descriptions in this document.
- "Payment" shall mean the consideration to be paid by the Client to Magnolia as specified in the Fee & Payment Terms enclosed within this Agreement.

Payment Terms: Client agrees to pay Magnolia the not-to-exceed sum of $11,000.00 in consideration for the provision of Services. Payment shall be made electronically or via check. The Client will be invoiced monthly on a percent complete basis for each task for services rendered during the previous month. Payment is due within 30 days of receiving the invoice. Any objections to the invoice or any payment to Magnolia need to be raised within 14 days of receiving the invoice. Payments not paid within 30 days are subject to a 5% monthly interest rate.

Indemnification: The Client agrees to indemnify, defend, and hold harmless Magnolia from and against any and all claims, damages, liabilities, costs, and expenses arising out of or related to any breach of this Agreement by the Client.

Limitation of Liability: In no event shall either Party be liable to the other Party for any indirect, incidental, consequential, special, or punitive damages arising out of or relating to this Agreement.

Governing Law & Jurisdiction: The Agreement shall be governed by the laws of the State of Florida, USA, excluding its conflict of laws principles. The parties agree, consent and waive contest to the exclusive jurisdiction and venue of the federal or state courts of Florida for all disputes arising our of or relating to this Agreement.

Amendment Waiver: No amendment or modification of this agreement shall be valid or binding unless in writing and signed by both parties. The waiver of any breach or provision of this Agreement shall not constitute a waiver of any other provision or subsequent breach.

Notices: Any notices or communications required or permitted under this Agreement shall be in writing and delivered personally, by email, or by certified mail to the parties at the address set forth herein.

Termination: Termination of this Agreement requires a 90-day notice in writing. All duties and payment obligations will remain the same until the 90-day notice period concludes and all outstanding payments have been made.

Duration of Services: The Services provided by Magnolia as outlined in this Agreement, shall commence upon the effective date of this Agreement and shall continue for a period of one calendar year from the date of signing, unless terminated earlier in accordance with the termination provisions outlined herein.

This Agreement constitutes the entire agreement between the parties with respect to the subject matter hereof and supersedes all prior and contemporaneous agreements and understandings, whether oral or written.

PROFESSIONAL SERVICES AGREEMENT

This Agreement is made and entered into on Tuesday, November 10, 2026 by and between:

Magnolia Environmental, LLC

Address: 10952 NW Hwy 320
Micanopy, FL 32667

Lake Padgett Independent Special District

Address: 3434 COLWELL AVENUE, SUITE 200
TAMPA, FLORIDA 33614

The property upon which the services hereinafter described are to be performed is depicted in Figure 1 attached to the end of this proposal; "the property".

Scope of Services:
Magnolia shall provide professional consulting services as described in the "Scope of Services" as attached herein by reference.

Fee & Schedule:
The fee for the services described herein shall be Not-to-Exceed amount of $11,000. The estimated time for completion of the services is approximately 2-4 months, subject to receipt of required information, approvals, and access to the property.

By executing this Agreement, Client acknowledges that Client has read, understands, and agrees to be bound by all terms and conditions set forth herein, and further acknowledges receipt of a complete copy of this Agreement, including all exhibits and attachments. Client hereby authorizes Consultant to commence and proceed with the Services in accordance with this Agreement.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date first written above and agree to be legally bound by its terms and conditions.

Consultant: Magnolia Environmental LLC

By:_____

Name:

Title:

Date:

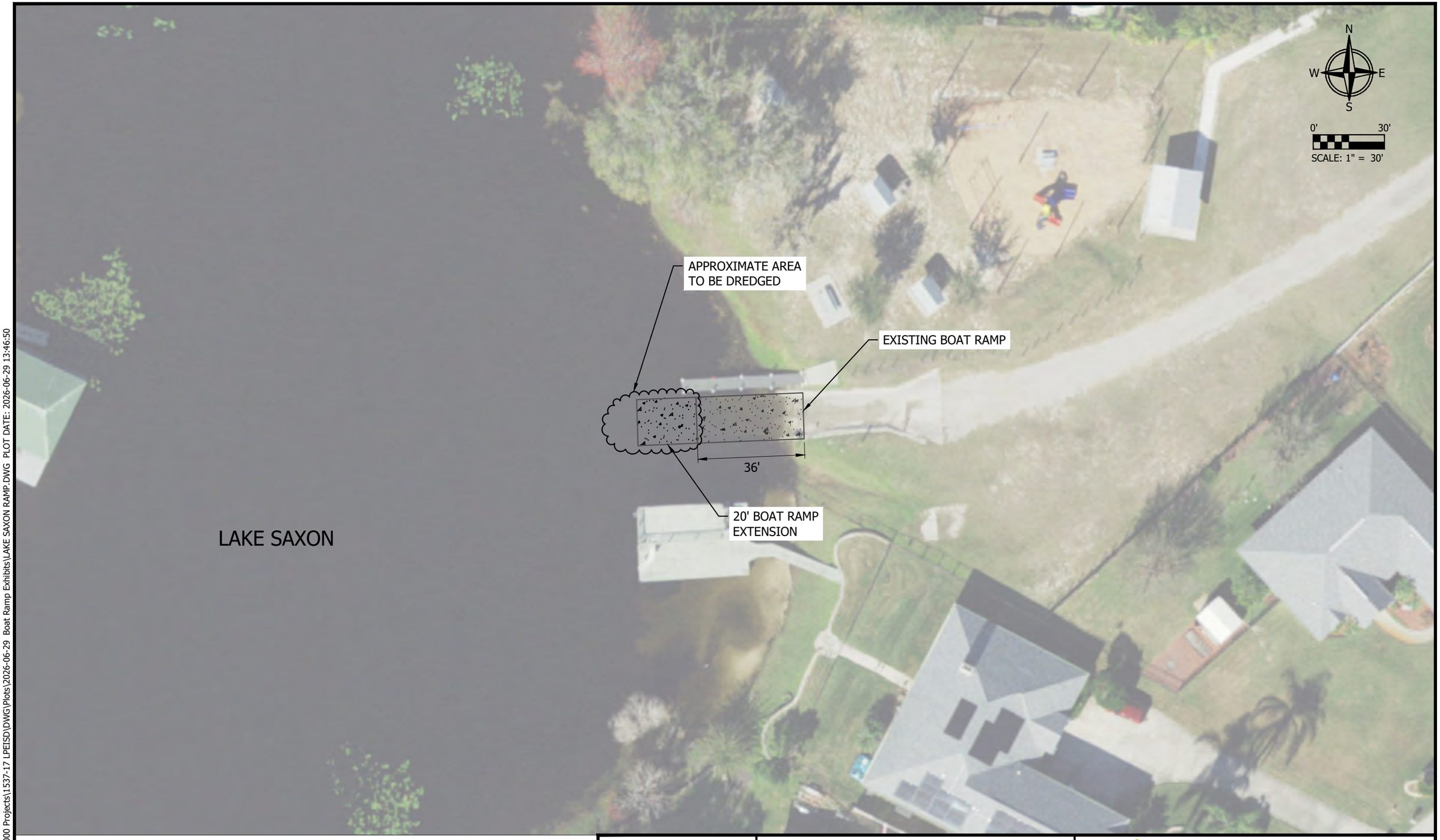
Client: Lake Padgett Independent Special District

By:_____

Name:

Title:

Date:



PROJECT NO.:	1537-26
DRAWN BY:	
CHECK BY:	
DWG:	LAKE SAXON RAMP
DATE:	2026-06-29

LAKE SAXON BOAT RAMP

LAKE SAXON DR, LAND O' LAKES
PASCO COUNTY, FLORIDA 34639

LANDIS EVANS
+PARTNERS
3810 Northdale Blvd. Suite 100 Tampa, Florida 33624
Ph. (813) 949-7449 Fax (813) 909-9840
www.landisevans.com
Board of Engineers Certificate of Authorization #4548

FILENAME: Z:\Shared\1000 Projects\1537-17 LPEISD\DWG\Plots\2026-06-29 Boat Ramp Exhibits\LAKE SAXON RAMP.DWG PLOT DATE: 2026-06-29 13:46:50

Magnolia Environmental, LLC
2026 Rate Sheet

The following rates apply to professional services, fieldwork, equipment use, and reimbursable expenses unless otherwise noted in a written agreement.

Professional Labor Rates

- **Senior Environmental Scientist** — $130.00 per hour
- **Environmental Scientist II** — $110.00 per hour
- **Field Technician** — $100.00 per hour

Equipment & Vehicle Rates

- **ATV / UTV (with spraying equipment)** — $250.00 per machine per day
- **ATV / UTV (no spraying)** — $50.00 per machine per day
- **Airboat** — $1,000.00 per day

Travel & Field Expenses

- **Lodging Allowance** — $190.00 per person per night
- **Per Diem** — $50.00 per person per day
- **Mileage** — $0.70 per mile

Billing Notes

- Labor is billed in accordance with actual time expended unless otherwise specified.
- Equipment and vehicle charges apply for each day of use.
- Reimbursable expenses will be billed at cost or per the rates listed above.
- All rates are subject to adjustment upon mutual written agreement.

LANDIS EVANS
+ PARTNERS

November 9, 2026

J R Bolton
C/O N J Bolton, Jr.
340 Heritage Trail
Spring City, Tennessee 37381-2401

Re: Lake Padgett Estates Independent Special District Boat Ramp Extension Permitting
Lake Padgett Park, Land O' Lakes, Florida
Pasco County Parcel Number: 24-26-18-0000-00100-0000

Dear Mr. Bolton:

The Lake Padgett Estates Independent Special District (LPEISD) is planning to increase the length of the boat ramp slab located within the Lake Padgett Park at 3125 Lake Padgett Drive, Land O' Lakes, Florida 34639. As shown in the attached concept plan, the current boat ramp partially extends over a portion of lake bottom owned by you under Pasco County parcel Number 24-26-18-0000-00100-0000, please see the attached property card. The District has held or obtained pre-application information with/from the Florida Department of Environmental Protection (FDEP) and Pasco County (the County). An Environmental Resource Permit (ERP) from the FDEP as well as a building permit from the County will be required to authorize the boat ramp modifications. To facilitate permitting with the FDEP and the County, we will need some forms executed and notarized from you.

For the FDEP ERP, the attached Section A signature page will need to be signed and dated in Part 4, Sections A, B, and C. As the owner of the lake bottom on which some of the work will occur, you will be listed as a co-permittee of the issued ERP along with the LPEISD. Because a portion of the proposed work is located on property in which you hold an ownership interest, FDEP requires that you be identified as a co-permittee on the Environmental Resource Permit application. The LPEISD will be responsible for preparing the application, coordinating permit compliance, and completing the proposed improvements.

For the Pasco County building permit, the attached owner's affidavit/agent authorization will need to be executed and notarized. The building permit will be issued to the LPEISD as the owner of the construction work. The form authorizes the LPEISD to perform the proposed improvements on the portion of the property affected by the project.

To facilitate permitting and project communications, please provide a telephone number and email address that may be included on the permit application documents. We will provide you with all the final documents and forms for records when completed and submitted via email. You will also receive information and notices from the FDEP and the County as we progress through the permitting process.

Alternatively, if you would be interested in discussing the sale of all or a portion of your ownership interest in the affected lake-bottom property, please let us know and we would be pleased to discuss that possibility with you.

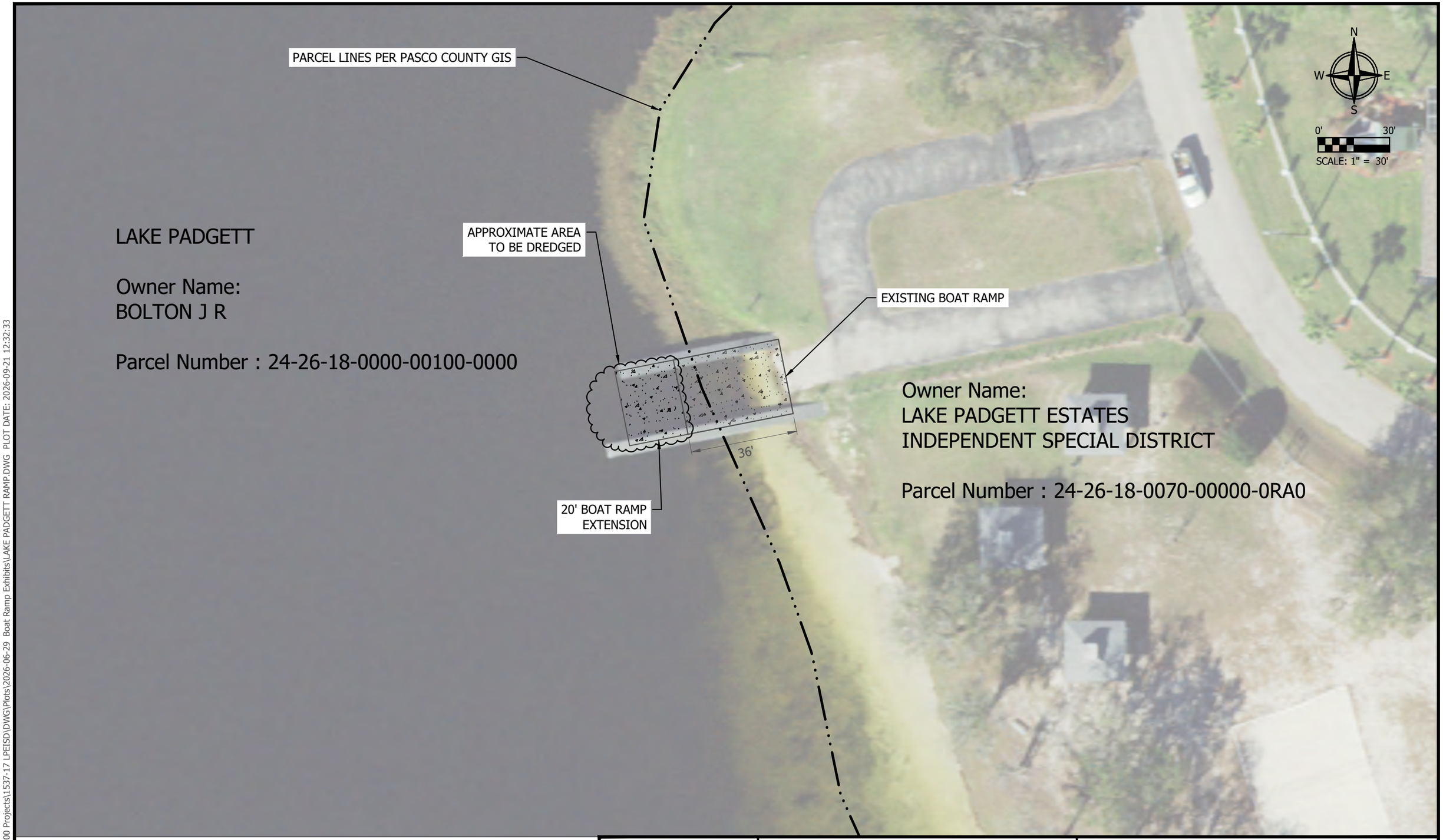
If you have any questions or would like further information, please contact me or the LPEISD District Counsel using the information below.

LPESID District Engineer
John Mueller
813-527-9484
jmueller@landisevans.com

LPEISD District Counsel
Timothy Hayes
813-482-4263
tghayes@mindspring.com

Sincerely,

Landis Evans + Partners, Inc. (LPEISD District Engineer)
John J. Mueller, P. E.
Senior Civil Engineer



FILENAME: Z:\Shared\1000 Projects\1537-17 LPEISD\DWG\Plots\2026-06-29 Boat Ramp Exhibits\LAKE PADGETT RAMP.DWG PLOT DATE: 2026-09-21 12:32:33

PROJECT NO.: 1537-26	LAKE PADGETT BOAT RAMP
DRAWN BY:	LAKE PADGETT DR, LAND O' LAKES, PASCO COUNTY, FLORIDA 34639
CHECK BY:	
DWG: LAKE PADGETT RAMP	
DATE: 2026-09-21	

LANDIS EVANS + PARTNERS
3810 Northdale Blvd. Suite 100 Tampa, Florida 33624
Ph. (813) 949-7449 Fax (813) 909-9840
www.landisevans.com
Board of Engineers Certificate of Authorization #4548

Parcel ID	24-26-18-0000-00100-0000 (Card: 001 of 1)
Classification	09900-Acrg Not Znd Ag

Mailing Address
BOLTON J R
C/O N J BOLTON JR
340 HERITAGE TRL
SPRING CITY, TN 37381-2401

Physical Address
No Physical Address

Legal Description (First 200 characters)
THAT POR OF LAKE PADGETT & EAST LAKE & LAKE SAXON IN E1/2 OF SEC EXC SOUTH 62 FT OF NORTH 696.54 FT OF WEST 25 FT OF E1/2 OF NE1/4 OF NE1/4 OF SEC & EXC SOUTH 62 FT OF NORTH 696.54 FT OF EAST 25 FT OF[...]

Jurisdiction
PASCO COUNTY, BOARD OF COUNTY COMMISSIONERS

Community Dev District
Lake Padgett Estates

Community Redevelopment Area
N/A

Property Value

The property values shown are for the 2027 tax year and a work in progress. They are subject to change until the tax roll is certified.

Just Value	**$844**	
Ag Land	$0	
Land	$844	
Building	$0	
Extra Features	$0	
	Non-School	**School**
Assessed	$844	$844
Homestead Exemption	-$0	-$0
Additional Exemptions	-$0	-$0
Taxable Value	**$844**	**$844**

Land Detail (Card: 1 of 1)

Line	Use	Description	Neighborhood Code	Zoning	Units	Type	Price	Condition	Value
1	9500V	Submerged Land	SZ3-LO	0PUD	70.350	AC	$120.00	0.10	$844

Additional Land Information

Acres	Tax Area	FEMA Code	Subsidence Activity	Neighborhood Code(s)
70.35	UF	Multiple Zones	None Reported	3LOL

Building Information - Use (Card: 1 of 1)
Unimproved Parcel

Extra Features (Card: 1 of 1)

Line	Code	Description	Year	Units	Value
No Extra Features					

Sales History

Previous Owner: DELVALLE ROBERT DAVID

Month/Year	Book/Page	Type	DOR Code	Conditions	Amount
11/1997	3835 / 1660	Quit Claim Deed		V	$0
8/1990	1936 / 0766	Quit Claim Deed		V	$0
3/1987	1599 / 0554	Quit Claim Deed		V	$0

Part 4: Signatures and Authorization to Access Property

Instructions: For multiple applicants please provide a separate Part 4 for each applicant. For corporations, the application must be signed by a person authorized to bind the corporation. A person who has sufficient real property interest (see Section 4.2.3(d) of Applicant's Handbook Volume I) is required in (B) to authorize access to the property, except when the applicant has the power of eminent domain.

A. By signing this application form, I am applying for the permit and any proprietary authorizations identified above, according to the supporting data and other incidental information filed with this application. I am familiar with the information contained in this application and represent that such information is true, complete and accurate. I understand this is an application and not a permit, and that work prior to approval is a violation. I understand that this application and any permit issued or proprietary authorization issued pursuant thereto does not relieve me of any obligation for obtaining any other required federal, state, water management district, or local permit prior to commencement of construction. I agree to operate and maintain the permitted system unless the permitting agency authorizes transfer of the permit to a different responsible operation and maintenance entity. I understand that knowingly making any false statement or representation in this application is a violation of Section 373.430, F.S. and 18 U.S.C. Section 1001.

JR Bolton
Typed/Printed Name of Applicant or Applicant's Authorized Agent

_____
Signature of Applicant or Applicant's Authorized Agent

Date

Owner
(Corporate Title if applicable)

B. Certification of Sufficient Real Property Interest And Authorization For Staff To Access The Property:

I certify that:

☒ **I possess sufficient real property interest in or control, as defined in Section 4.2.3 (d) of Applicant's Handbook Volume I,** over the land upon which the activities described in this application are proposed and I have legal authority to grant permission to access those lands. I hereby grant permission, evidenced by my signature below, for staff of the Agency to access, inspect, and sample the lands and waters of the property as necessary for the review of the proposed works and other activities specified in this application, upon advance notice. I authorize these agents or personnel to enter the property as many times as may be necessary to make such review, inspection, and/ or sampling. Further, if a permit is granted, upon advance notice, I agree to provide entry to the project site for such agents or personnel with proper identification to determine compliance with permit conditions and permitted plans and specifications.

OR

☐ I represent an entity having **the power of eminent domain and condemnation authority**, and I/we shall make appropriate arrangements to enable staff of the Agency to legally access, inspect, and sample the property as described above.

JR Bolton
Typed/Printed Name

_____
Signature

Date

Owner
(Corporate Title if applicable)

C. Designation of Authorized Agent (If Applicable):

I hereby designate and authorize **Landis Evans and Partners, Inc. acting as the Lake Padgett Estates Independent Special District Engineer** to act on my behalf, or on behalf of my corporation, as the agent in the processing of this application for the permit and/or proprietary authorization indicated above and to furnish, on request, supplemental information in support of the application. In addition, I authorize the above-listed agent to bind me, or my corporation, to perform any requirements which may be necessary to procure the permit or authorization indicated above. I understand that knowingly making any false statement or representation in this application is a violation of Section 373.430, F.S., and 18 U.S.C. Section 1001.

JR Bolton _____

Typed/Printed Name of Applicant | Signature of Applicant | Date

Owner

(Corporate Title if applicable)

AGENT OF RECORD LETTER

TO PASCO COUNTY:

I (We), JR Bolton (Print) hereby designate

and appoint John Mueller/Landis Evans and Partners, Inc. (as LPEISD District Engineer) as my (our) Agent of Record for the purposes of representing me during the review process and approvals with regard to:

Project Name Lake Padgett Boat Ramp Extension and number TBD.

My Agent of Record is hereby vested with authority to make any representations, agreements, or promises which are necessary or desirable in conjunction with the review process. My Agent of Record is also authorized to accept or reject any conditions imposed by any reviewing board or entity.

Dated this _____ day of _____.

JR Bolton
Printed Name of Applicant/Owner

_____
Applicant/Owner's Signature

John Mueller
Printed Name of Applicant's(s') Representative

3810 Northdale, Blvd, Suite 100
Representative's Address

Tampa, FL 33624
City, State, Zip Code

813-949-7449
Phone Number

STATE OF FLORIDA
COUNTY OF PASCO

Stamp and Seal

The foregoing instrument was acknowledged before me by means of

___ physical presence or ___ online notarization, this _____ ,

by _____ who is personally known to me or

who has produced _____as identification.

Notary Signature: _____

Name Printed: _____

Note: If an Agent of Record is to be designated, **all** property owners of the subject property **must** sign this form.

Revision Date: 3/25/2026
DS Admin Approved: 3/26/2026

LANDIS EVANS
+ PARTNERS

November 9, 2026

Melinda G Wright
22929 Collridge Drive
Land O Lakes, Florida 34639-4077

Re: Lake Padgett Estates Independent Special District Boat Ramp Extension Permitting
East Lake Park, Land O' Lakes, Florida
Pasco County Parcel Number: 19-26-19-0520-00000-00M0

Dear Ms. Wright:

The Lake Padgett Estates Independent Special District (LPEISD) is planning to increase the length of the boat ramp slab located within the East Lake Park at the NW corner of Collier Parkway and Parkway Boulevard, Land O' Lakes, Florida 34639. As shown in the attached concept plan, the proposed boat ramp modification and work associated with it will extend over a portion of lake bottom owned by you under Pasco County parcel Number 19-26-19-0030-00000-0070, please see the attached property card. The District has held or obtained pre-application information with/from the Florida Department of Environmental Protection (FDEP) and Pasco County (the County). An Environmental Resource Permit (ERP) from the FDEP as well as a building permit from the County will be required to authorize the boat ramp modifications. To facilitate permitting with the FDEP and the County, we will need some forms executed and notarized from you.

For the FDEP ERP, the attached Section A signature page will need to be signed and dated in Part 4, Sections A, B, and C. As the owner of the lake bottom on which some this work will occur, you will be listed as a co-permittee of the issued ERP along with the LPEISD. Because a portion of the proposed work is located on property in which you hold an ownership interest, FDEP requires that you be identified as a co-permittee on the Environmental Resource Permit application. The LPEISD will be responsible for preparing the application, coordinating permit compliance, and completing the proposed improvements.

For the Pasco County building permit, the attached owner's affidavit/agent authorization will need to be executed and notarized. The building permit will be issued to the LPEISD as the owner of the

construction work. The form authorizes the LPEISD to perform the proposed improvements on the portion of your property affected by the project.

To facilitate permitting and project communications, please provide a telephone number and email address that may be included on the permit application documents. We will provide you with all the final documents and forms for records when completed and submitted via email. You will also receive information and notices from the FDEP and the County as we progress through the permitting process.

Alternatively, if you would be interested in discussing the sale of all or a portion of your ownership interest in the affected lake-bottom property, please let us know and we would be pleased to discuss that possibility with you.

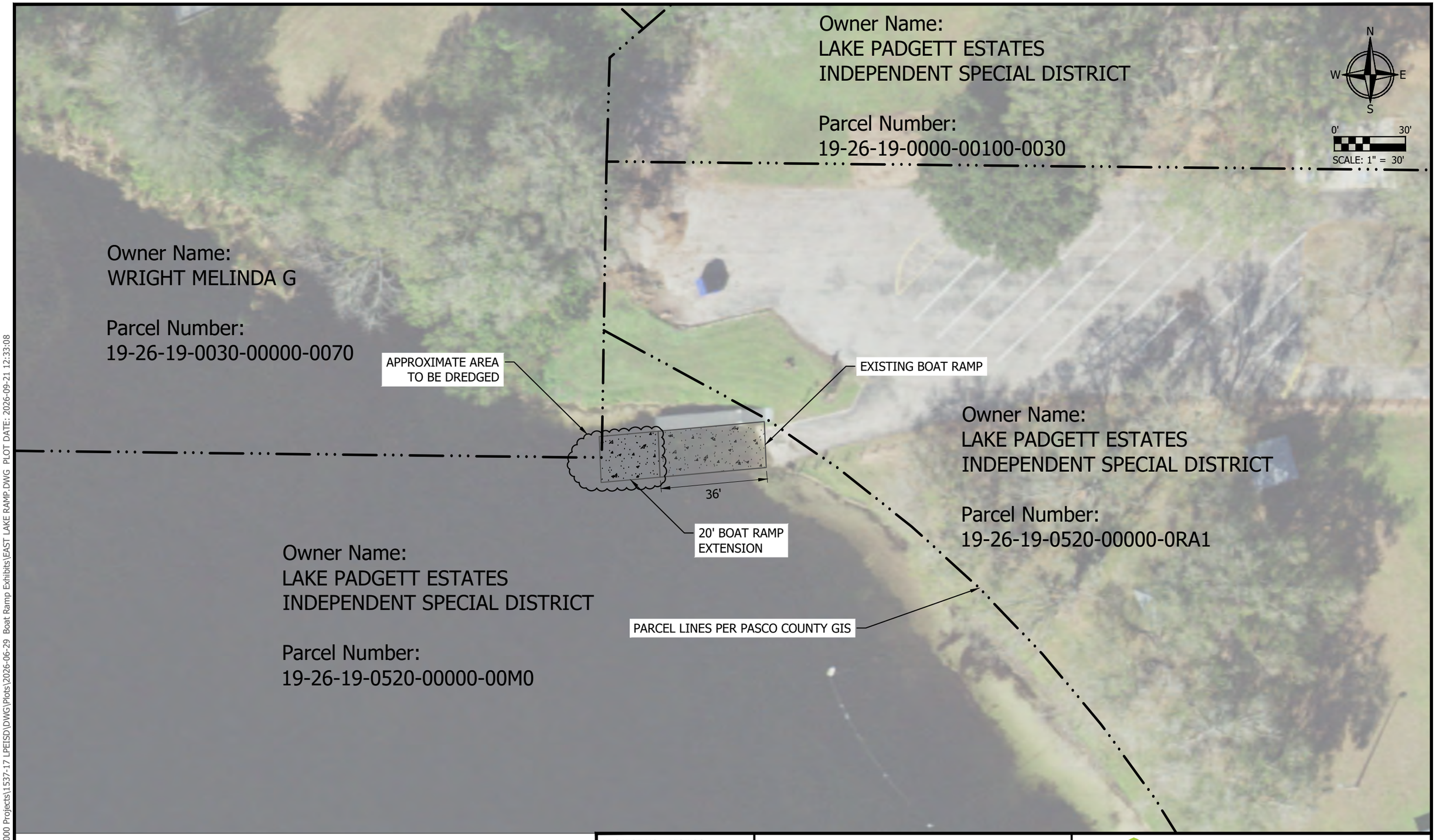
If you have any questions or would like further information, please contact me or the LPEISD District Counsel using the information below.

LPESID District Engineer
John Mueller
813-527-9484
jmueller@landisevans.com

LPEISD District Counsel
Timothy Hayes
813-482-4263
tghayes@mindspring.com

Sincerely,

Landis Evans + Partners, Inc.
John J. Mueller, P. E.
Senior Civil Engineer



PROJECT NO.: 1537-26	EAST LAKE BOAT RAMP
DRAWN BY:	E LAKE PARK, LAND O' LAKES, PASCO COUNTY, FLORIDA 34639
CHECK BY:	
DWG: EAST LAKE RAMP	
DATE: 2026-09-21	

LANDIS EVANS
+ PARTNERS
3810 Northdale Blvd. Suite 100 Tampa, Florida 33624
Ph. (813) 949-7449 Fax (813) 909-9840
www.landisevans.com
Board of Engineers Certificate of Authorization #4548

FILENAME: Z:\Shared\1000 Projects\1537-17 LPEISD\DWG\Plots\2026-06-29 Boat Ramp Exhibits\EAST LAKE RAMP.DWG PLOT DATE: 2026-09-21 12:33:08

Parcel ID	19-26-19-0030-00000-0070 (Card: 1 of 1)
Classification	00100-Single Family

Mailing Address
WRIGHT MELINDA G
22929 COLLRIDGE DR
LAND O LAKES, FL 34639-4077

Physical Address
22929 COLLRIDGE DRIVE, LAND O LAKES, FL 34639

Legal Description (First 200 characters)
See Plat for this Subdivision [PDF]
LAKES AT SABLE RIDGE PHASE I PB 37 PGS 18-21 LOT 7

Jurisdiction
PASCO COUNTY, BOARD OF COUNTY COMMISSIONERS

Community Dev District
N/A

Community Redevelopment Area
N/A

Property Value

The property values shown are for the 2027 tax year and a work in progress. They are subject to change until the tax roll is certified.

Just Value		**$877,218**
Ag Land		$0
Land		$157,586
Building		$705,844
Extra Features		$13,788
	Non-School	**School**
Assessed	$418,080	$418,080
Homestead Exemption	-$51,411	-$25,000
Additional Exemptions	-$5,000	-$5,000
Taxable Value	**$361,669**	**$388,080**

Warning: A significant taxable value increase may occur when sold.
Click here for details and info. regarding the posting of exemptions.

Land Detail (Card: 1 of 1)

Line	Use	Description	Neighborhood Code	Zoning	Units	Type	Price	Condition	Value
1	0130R	SFR Waterfront	WP2-1	MPUD	7500.000	SF	$19.87	1.00	$149,025
2	0130R	SFR Waterfront	WP2-2	MPUD	11361.000	SF	$0.72	1.00	$8,180
3	0130R	SFR Waterfront	SSF-LO	MPUD	38067.000	SF	$0.01	1.00	$381

Additional Land Information

Acres	Tax Area	FEMA Code	Subsidence Activity	Neighborhood Code(s)
1.31	UF	Multiple Zones	None Reported	SBRG

Building Information - Use 0100-Single Family Residential (Card: 1 of 1)

Year Built	2004	**Stories**	2.0
Exterior Wall 1	Tile or Wood Frame Stucco	**Exterior Wall 2**	Concrete Block Stucco
Roof Structure	Gable or Hip	**Roof Cover**	Asphalt or Composition Shingle
Interior Wall 1	Drywall	**Interior Wall 2**	None
Flooring 1	Ceramic Clay Tile	**Flooring 2**	Carpet
Fuel	Electric	**Heat**	Forced Air - Ducted
A/C	Central	**Baths**	4.0

Line	Code	Description	Sq. Feet	Value
1	BAS01	LIVING AREA	2,779	$563,499
2	FGR01	FINISHED GARAGE	680	$55,154
3	FOP01	FINISHED OPEN PORCH	424	$21,494
4	FUS02	FINISHED UPPER STORY	360	$65,698

Extra Features (Card: 1 of 1)

Line	Code	Description	Year	Units	Value
1	RDWSWC	DRVWAY/SIDEWALK CONC	2004	2,085	$2,546
2	RPOOL-6	POOL 6 FOOT DEPTH	2004	368	$6,845
3	RCOOLDK	COOL DECK	2004	410	$1,099
4	RSCRN-AF	SCREENED ENCL A FRM	2004	2,138	$3,047
5	RDCFENCE	DECORATIVE FENCE	2007	672	$251

Sales History

Previous Owner: WRIGHT MELINDA G

Month/Year	Book/Page	Type	DOR Code	Conditions	Amount
11/2023	10925 / 3968	Warranty Deed	14 [PDF]	I	$0
6/2004	5905 / 1231	Warranty Deed		I	$455,800
6/2003	5405 / 1769	Warranty Deed		V	$0
12/1997	3856 / 0295	Warranty Deed		V	$0
6/1992	3188 / 0713	Indenture		V	$0
10/1990	1950 / 0778	Warranty Deed		V	$0

Part 4: Signatures and Authorization to Access Property

Instructions: For multiple applicants please provide a separate Part 4 for each applicant. For corporations, the application must be signed by a person authorized to bind the corporation. A person who has sufficient real property interest (see Section 4.2.3(d) of Applicant's Handbook Volume I) is required in (B) to authorize access to the property, except when the applicant has the power of eminent domain.

A. By signing this application form, I am applying for the permit and any proprietary authorizations identified above, according to the supporting data and other incidental information filed with this application. I am familiar with the information contained in this application and represent that such information is true, complete and accurate. I understand this is an application and not a permit, and that work prior to approval is a violation. I understand that this application and any permit issued or proprietary authorization issued pursuant thereto does not relieve me of any obligation for obtaining any other required federal, state, water management district, or local permit prior to commencement of construction. I agree to operate and maintain the permitted system unless the permitting agency authorizes transfer of the permit to a different responsible operation and maintenance entity. I understand that knowingly making any false statement or representation in this application is a violation of Section 373.430, F.S. and 18 U.S.C. Section 1001.

Melinda Wright
Typed/Printed Name of Applicant or Applicant's Authorized Agent

_____
Signature of Applicant or Applicant's Authorized Agent

Date

Owner
(Corporate Title if applicable)

B. Certification of Sufficient Real Property Interest And Authorization For Staff To Access The Property:

I certify that:

☒ **I possess sufficient real property interest in or control, as defined in Section 4.2.3 (d) of Applicant's Handbook Volume I,** over the land upon which the activities described in this application are proposed and I have legal authority to grant permission to access those lands. I hereby grant permission, evidenced by my signature below, for staff of the Agency to access, inspect, and sample the lands and waters of the property as necessary for the review of the proposed works and other activities specified in this application, upon advance notice. I authorize these agents or personnel to enter the property as many times as may be necessary to make such review, inspection, and/ or sampling. Further, if a permit is granted, upon advance notice, I agree to provide entry to the project site for such agents or personnel with proper identification to determine compliance with permit conditions and permitted plans and specifications.

OR

☐ I represent an entity having **the power of eminent domain and condemnation authority**, and I/we shall make appropriate arrangements to enable staff of the Agency to legally access, inspect, and sample the property as described above.

Melinda Wright
Typed/Printed Name

_____
Signature

Date

Owner
(Corporate Title if applicable)

C. Designation of Authorized Agent (If Applicable):

I hereby designate and authorize **Landis Evans and Partners, Inc. acting as the Lake Padgett Estates Independent Special District Engineer** to act on my behalf, or on behalf of my corporation, as the agent in the processing of this application for the permit and/or proprietary authorization indicated above and to furnish, on request, supplemental information in support of the application. In addition, I authorize the above-listed agent to bind me, or my corporation, to perform any requirements which may be necessary to procure the permit or authorization indicated above. I understand that knowingly making any false statement or representation in this application is a violation of Section 373.430, F.S., and 18 U.S.C. Section 1001.

Melinda Wright _____

Typed/Printed Name of Applicant Signature of Applicant Date

Owner

(Corporate Title if applicable)

AGENT OF RECORD LETTER

TO PASCO COUNTY:

I (We), JR Bolton (Print) hereby designate

and appoint John Mueller/Landis Evans and Partners, Inc. (as LPEISD District Engineer) as my (our) Agent of Record for the purposes of representing me during the review process and approvals with regard to:

Project Name Lake Padgett Boat Ramp Extension and number TBD.

My Agent of Record is hereby vested with authority to make any representations, agreements, or promises which are necessary or desirable in conjunction with the review process. My Agent of Record is also authorized to accept or reject any conditions imposed by any reviewing board or entity.

Dated this _____ day of _____.

JR Bolton
Printed Name of Applicant/Owner

_____
Applicant/Owner's Signature

John Mueller
Printed Name of Applicant's(s') Representative

3810 Northdale, Blvd, Suite 100
Representative's Address

Tampa, FL 33624
City, State, Zip Code

813-949-7449
Phone Number

STATE OF FLORIDA
COUNTY OF PASCO

Stamp and Seal

The foregoing instrument was acknowledged before me by means of

___ physical presence or ___ online notarization, this _____ ,

by _____ who is personally known to me or

who has produced _____as identification.

Notary Signature: _____

Name Printed: _____

Note: If an Agent of Record is to be designated, **all** property owners of the subject property **must** sign this form.

Revision Date: 3/25/2026
DS Admin Approved: 3/26/2026

Tab 3

Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** December 17, 2026 @ 6:30PM

District Manager's Report

November 19, 2026

LAKE PADGETT ESTATES ISD

FINANCIAL SUMMARY	8/31/2026
General Fund Cash & Investment Balance:	$880,589
Reserve Fund Cash & Investment Balance:	$704,363
Total Cash and Investment Balances:	**$1,584,952**
General Fund Expense Variance: $43,117	**Under Budget**

Tab 4

RESOLUTION 2027-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF LAKE PADGETT ESTATES INDEPENDENT SPECIAL DISTRICT DESIGNATING THE OFFICERS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, The Lake Padgett Estates Independent Special District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida; and

WHEREAS, the Board of Supervisors of the District desires to designate the Officers of the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF LAKE PADGETT ESTATES INDEPENDENT SPECIAL DISTRICT:

Section 1. _____ is appointed Chairman.

Section 2. _____ is appointed Vice Chairman.

Section 3. _____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
_____ is appointed Assistant Secretary.
Lisa Castoria is appointed Assistant Secretary.
Matthew Huber is appointed Assistant Secretary.
Scott Brizendine is appointed Secretary.
Susan Garcia is appointed Assistant Treasurer.
Scott Brizendine is appointed Treasurer.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 19th DAY OF NOVEMBER 2026.

LAKE PADGETT ESTATES
INDEPENDENT SPECIAL DISTRICT

_____
CHAIRMAN/VICE CHAIRMAN

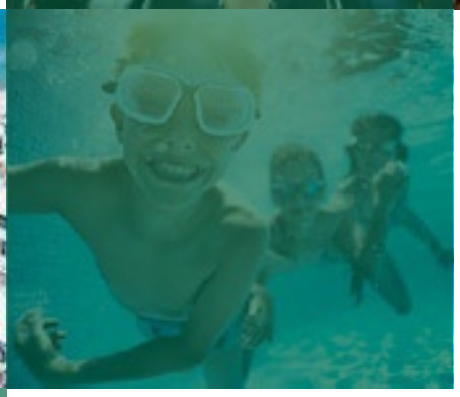
ATTEST:

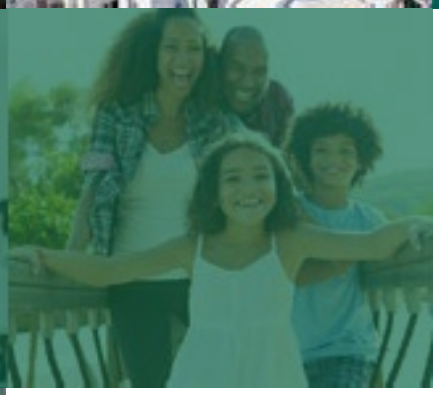
_____
SECRETARY/ASST. SECRETARY

Tab 5

Rizzetta & Company
Professionals in Community Management
40 Anniversary 1986 - 2026








AMENITIES MANAGEMENT
PROPOSAL

LAKE PADGETT ESTATES ISD

Prepared for: Board of Supervisors

Table of contents

OUR STORY ... SO FAR 3

MILESTONES 4

BY THE NUMBERS 5

WHY CHOOSE US? 6

PERSONNEL PROFILE & PROPOSED PRICING 10

MEET THE TEAM 14

REFERENCES 18

OUR COMMITMENT TO THE INDUSTRY & COMMUNITY 19

OUR STORY

... SO FAR

Rizzetta & Company is a Florida-based professional community management and consulting firm that provides services to residential and commercial communities throughout the state of Florida. With 40 years in the industry, Rizzetta & Company, is staffed with highly experienced managers and support staff. Each of our offices throughout Florida has a team of employees with diverse backgrounds, both personally and professionally, who provide the highest quality services to our clients.

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

OFFICE LOCATIONS



HEADQUARTERS
3434 Colwell Avenue, Suite 200
Tampa, FL 33614

OUR MILESTONES

1986
Rizzetta & Company was founded.

1992
Collection agent services were added for Community Development Districts to support the process of bond repayments.

1996
Community Development District Management services were added.

1998
As a natural counterpart to District Management, Association Management was introduced.

2008
Seeing a growing need for Amenity Services at the request of various clients, Amenity Services was introduced.

2009
In addition to the growing Amenity Management services, the need for more landscape oversight led to adding our Field Services.

2011
With the departure of various companies from the marketplace, Continuing Disclosure services were added to provide various compliance reporting for Districts and Bondholders.

2013
Due to the recession, some Districts were in financial crisis and required the formation of Special Purpose Entities to manage them through these times. Our firm was asked to take on many of these projects as an additional service.

2015
The continued growth in technology & changes to Florida Laws, Technology Services was introduced to provide website development and hosting, along with email and support services to our clients.

2020
Rizzetta & Company was designated an approved educational provider of Association Board Member Certification from the Florida Department of Business and Professional Regulation.

2023
The need for more waterways oversight led to adding Aquatic Inspection Services.

2024
Strategic business partnership with FirstService Residential.

2025
South Florida market expansion

2026
Rizzetta & Company celebrates its 40th anniversary.

BY THE

NUMBERS

40 — YEARS OF EXPERIENCE EST. 1986

150+ — ASSOCIATION SERVICES CLIENTS

55 — ASSOCIATION SERVICES TEAM MEMBERS

25+ — AMENITY SERVICES CLIENTS

100 — AMENITY SERVICES TEAM MEMBERS

120+ — DISTRICT SERVICES CLIENTS

50 — DISTRICT SERVICES TEAM MEMBERS

OUR CORE

VALUES



WE BUILD MEMORABLE

EXPERIENCES

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

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

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

MISSION STATEMENT

Others manage contracts, we manage relationships.





FIRST-CLASS SERVICE

Managing Relationships

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

Training and Certification

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

Metrics

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

Accountability

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

Divisional Leadership Support

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

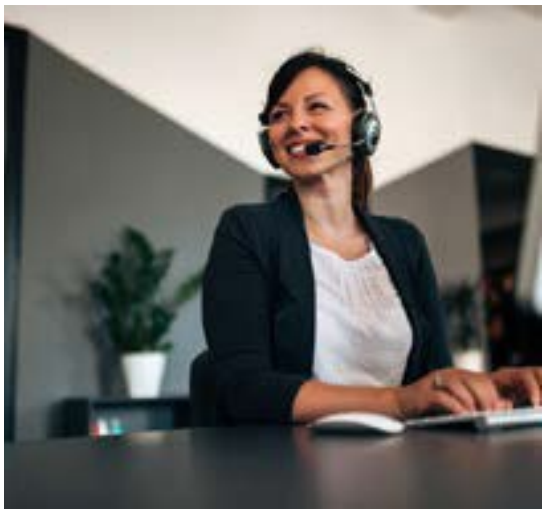
Engagement

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

Backed by Experience

Rizzetta & Company Amenity Services division leadership has over 50 years of combined customer service experience, with the majority of that in hospitality. Our division leadership team knows what it takes to be successful in a community. The division itself is supported by the Rizzetta name. Bill Rizzetta was part of the team that created Florida's first Community Development District. With over 40 years of experience, Rizzetta is the best in the business. From accounting to vendor management, Amenity Services manages all relationships knowing we have the best experience, knowledge, support, and expertise Rizzetta has to offer.





SCOPE OF SERVICE

Rizzetta & Company, is providing a proposal for professional Amenity Management Services for the Lake Padgett Estates ISD. These services are listed by the following categories:

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

General Management & Oversight:

- Provide the services of a Maintenance Supervisor and Maintenance Technician.
- Manage all aspects of on-site staff: recruiting, hiring, training, oversight, and evaluation.
- Perform 160-point based inspection of the Maintenance Supervisor and Maintenance Technician's performances.
- Work closely with the board of supervisors to remediate any complaints.
- Provide prompt responses to the board of supervisors' questions and concerns.

On-site Personnel

Each team member individually contributes to the success of Rizzetta & Company by applying their skills and talents in conjunction with our communities needs. Our team represents themselves and our company in a professional manner which is really what sets us apart from the others. We carefully screen and select each employee by performing a criminal background check, which scans local, county, state, and federal databases for their present and previous residences spanning the prior seven years. Sex offender, fraud, and abuse registries are then searched, and verifications are made that there are no current wants or warrants for the individual. Civil records are searched with prior employment rigorously verified. Lastly, all Rizzetta & Company personnel must pass a 5-panel drug screening before being offered a position with our Company.

PERSONNEL PROFILE

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

Maintenance Supervisor

The company will provide the services of a Maintenance Supervisor that will be on property a minimum of 40 hours per week and will perform the following duties:

- Responsible for day-to-day operations, adhering to District budget, and assist the District Manager in managing vendor contracts relating to the clubhouse and community assets, development of standard operation policies and procedures.
- Provide the best possible customer service to the residents and guests to maintain a safe and comfortable environment.
- Work with assigned contractors to ensure quality service is provided to the District.
- Inspect District common areas and report any problems to the District Manager.
- Display flexibility in handling after-hours emergency calls.
- Swimming Pool Deck: Blow off pool deck, arrange furniture, empty, and clean all receptacles, and adjust umbrellas.
- Picnic Areas and Parks: Empty waste receptacles and pick up debris.
- Main Entrance: pick up debris.
- Tennis, Basketball, and Play Courts: Pick up any litter and empty waste receptacles.
- Replace light bulbs.
- Control cobwebs around the Clubhouse.
- Check conditions of roads, sidewalks, and curbs. Report any issues to District Manager.
- Parking Lot: Pick up litter, blow off debris.
- Cleaning the outdoor furniture.
- Touch up paint interior and exterior.
- Check playground equipment, empty receptacles, and pick up debris.
- Perform minor repairs to entrance/exit gates.
- Check and assess street signs, monuments, and informational signs. Report any issues to District Manager.
- Perform minor repairs to equipment and facilities as needed.
- Process and manage work orders and update District Manager with project status and completion.
- Direct purchasing, receiving, storage, issuing and control of maintenance products, supplies, and equipment.
- Any other duties assigned by District Manager.

Maintenance Technician

The company will provide the services of a full-time Maintenance Technician that will be on property a minimum of 40 hours per week and will perform the following duties.

- Assist Maintenance Supervisor in day-to-day operations.
- Provide the best possible customer service to the residents and guests to maintain a safe and comfortable environment.
- Work with assigned contractors to ensure quality service is provided to the District.
- Inspect District common areas and report any problems to the Maintenance Supervisor.
- Prepare any incident or accident reports and forward to the Maintenance Supervisor and District Manager.
- Display flexibility in handling after-hours emergency calls.
- Swimming Pool Deck: Blow off pool deck, arrange furniture, empty, and clean all receptacles, and adjust umbrellas.
- Picnic Areas and Parks: Empty waste receptacles and pick up debris
- Main Entrance: pick up debris
- Tennis, Basketball, and Play Courts: Pick up any litter and empty waste receptacles.
- Replace light bulbs.
- Control cobwebs around the Clubhouse.
- Check conditions of roads, sidewalks, and curbs. Report any issues to Maintenance Supervisor.
- Parking Lot: Pick up litter, blow of debris.
- Cleaning the outdoor furniture.
- Touch up paint interior and exterior.
- Check playground equipment, empty receptacles, and pick up debris.
- Perform minor repairs to entrance/exit gates.
- Check and assess street signs, monuments, and informational signs. Report any issues to Maintenance Supervisor.
- Perform minor repairs to equipment and facilities as needed.
- Process and manage work orders and update Maintenance Supervisor with project status and completion.
- Direct purchasing, receiving, storage, issuing and control of maintenance products, supplies, and equipment.

General Duties for All Staff Members:

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



PROPOSED PRICING

Description of Services Provided

Amenity Management Services

Services will be billed bi-weekly, payable in advance of each bi-week pursuant to a one-year contract.

PERSONNEL

Maintenance Supervisor

Full-Time Personnel – 40 hours/week

Maintenance Technician

Full-Time Personnel – 40 hours/week

Budgeted On-site Personnel		$ 193,879
General Management and Oversight		$ 12,000
	Total Annual Cost	**$ 205,879**

Benefits

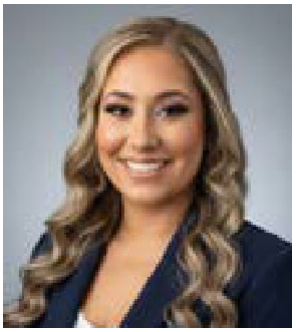
We offer a comprehensive benefits package designed to support our team members both professionally and personally. Our benefits include:

- 13 company-observed holidays annually
- Accrual-based Paid Time Off (PTO), with new hires starting with 3 weeks (120 hours) of PTO
- Annual Employee Appreciation Day
- Short-Term and Long-Term Disability, 100% paid by the company
- A company paid Life Insurance benefit
- Additional Life Insurance Coverage should an employee want to "buy up"
- FSA Plans
- Dental and Vision Insurance, single coverage for Vision is 100% employer-paid
- Multiple Heath Insurance packages available

IMMEDIATE SUPPORT FOR LAKE PADGETT ESTATES ISD

TEAM MEMBERS

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



Scarlett Spongberg

Scarlett Spongberg is the Amenity Service Manager at Rizzetta & Company and oversees the day-to-day operations, programming, and curated guest experiences to maximize satisfaction.

Before this role, she was our Amenity Service Coordinator and supported key operational functions, including project documentation, onboarding, policy development, and audit preparation. Her ability to streamline processes and strengthen team communication has made her a trusted partner across departments

Scarlett's leadership journey reflects her rapid growth within Rizzetta & Company, advancing from Clubhouse Attendant to Assistant Manager, Clubhouse Manager to Amenity Service Coordinator, and ultimately into her current role. Her commitment to exceptional service began during her time at Walt Disney World, where she developed the guest service, communication, and problem-solving skills that continue to guide her leadership style today.

Scarlett brings a people-first approach to every role, ensuring that residents, visitors, and team members receive high-quality support and attention. She holds a Bachelor of Science in Public Health from the University of South Florida. She is passionate about elevating community experiences, empowering teams, and fostering environments where both staff and residents thrive.

EXTENDED SUPPORT FOR THE LAKE PADGETT ESTATES ISD

TEAM MEMBERS



Lucianno Mastrionni

Lucianno Mastrionni serves as Vice President of Business Operations for Rizzetta & Company. In this role, he oversees and supports all operational functions of the organization, including HOA and CDD Operations and Accounting; Community Services Operations encompassing Amenity Management and Community Asset Management; Human Resources; Information Technology; and Marketing. Lucianno is responsible for driving client success and retention and plays a key role in the company's strategic planning, organizational development, operational leadership, talent expansion and retention, and overall growth initiatives.

Prior to joining Rizzetta & Company, Lucianno held senior leadership roles in general management and asset management within the hospitality industry, working with globally recognized hotel brands such as Hilton, Marriott, Hyatt, and IHG. He also spent more than a decade with The Walt Disney Company, where he served in guest services operations management. Most recently, Lucianno worked in hotel development and management, overseeing new hotel construction projects and leading task force general management assignments to stabilize and recover distressed properties for major hotel ownership groups worldwide.

Lucianno holds a Bachelor of Science in Aeronautics from Embry Riddle Aeronautical University and maintains his Airline Transport Pilot (ATP) license, along with multiple additional ratings and certifications.



Taylor Nielsen

Taylor Nielsen serves as Manager of Business Development for Rizzetta & Company, responsible for developing and executing strategic initiatives aimed at growth and expansion. Before taking on this role, Taylor served as a District Manager for accounts in Hillsborough, Manatee, and Pasco Counties.

Before joining the team at Rizzetta& Company, Taylor came from a background of Operations and Brand Management, with over 7 years of experience. During this time, Taylor worked in the tourism hotspot of Orlando, FL, where he was part of the top-level management overseeing the largest rental car operation in the world, generating over $100 million in annual revenue.

Taylor earned a B.A. from the University of Central Florida and is a licensed Community Association Manager as well as a licensed Real Estate Sales Associate in Florida.

PERSONNEL LIFESTYLE & SOCIAL EVENTS

CALENDAR

Health & Wellness

- Healthy Eating Workshop
- Group Fitness Class
- Yoga at Sunrise
- Full Body Workout
- Bootcamp Training
- Run Club Meet Up

Music & Arts

- Live Music Entertainment
- Move Your Body Dance Camp
- Exploring Colors Art Class
- Paint & Sip Events



Holiday Activities

- Love is in the Air Bash
- Easter Egg Hunt
- Red, White & BBQ
- Annual Fall Fest
- Halloween Spooktakular Carnival
- Holiday Celebration

Monthly Events

- Food Truck Rally
- Trivia Night
- Bingo Fever
- Movies on the Lawn
- Themed Social Mixers

LIFESTYLE & SOCIAL COMMUNITY

EXPERIENCE



KIDS VALENTINE'S BASH



PAINT & SIP



PUMPING PAINTING & MOVIES



CAMP OUT EVENT



DOWNTON ABBEY MIXER



HOLIDAY CELEBRATION



LIVE FROM LAS VEGAS



RED, WHITE & BBQ

CLIENT

REFERENCES

Bexley
HOA Management and On-Site Amenity Staffing
Mathias Piercy, Board President
E: mathiaspiercy@gmail.com

Encore at FishHawk Ranch
HOA Management and On-Site Amenity Staffing
Dean Jennings, Board President
E: hoa-president@encorefhr.com

Triple Creek CDD
CDD Management and On-Site Amenity Staffing
Marc Carlton, Board Chairman
E: MCarlton@triplecreekcdd.com



OUR COMMITMENT TO

THE INDUSTRY

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

- Association of Florida Community Developers
- Community Associations Institute
- The Northeast Florida Builders Association
- Florida Government Finance Officers Association
- Florida Nursery, Growers & Landscape Association
- CFO Exchange Group
- Florida Association of Special District
- Urban Land Institute

GIVING BACK TO THE

COMMUNITY



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

Rizzetta & Company
Professionals in Community Management

40 Anniversary 1986 - 2026

WE BUILD

PARTNERSHIPS

THAT LAST









REGIONAL OFFICE

3434 Colwell Avenue, Suite 220

Tampa, FL 33614

813.514.0400

Celebrating 40 Years of Shaping Communities | 1.888.208.5008 | rizzetta.com

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

Tab 6

Lake Padgett Estates ISD
Performance Measures/Standards & Annual Reporting Form
October 1, 2025 – September 30, 2026

1. Financial Transparency

Goal 1.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and adopt the final budget by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 1.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit and current fiscal year budget with any amendments.

Measurement: Annual audit and previous years' budgets are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recently adopted/amended fiscal year budget, and most recent agenda package.

Achieved: Yes ☐ No ☐

Goal 1.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

2: District Assets

Goal 2.1: District Assets

Objective: District Assets – Safeguard the District's assets and ensure they are maintained and are in good condition.

Measurement: All assets have monthly and yearly maintenance contracts to protect and maintain all assets.

Standard: Clubhouse & District Staff perform regular inspections and report any items that need to be addressed.

Achieved: Yes ☐ No ☐

Chair/Vice Chair:_____ Date:_____

Print Name:_____

_____District

District Manager:_____ Date:_____

Print Name:_____

_____District

Tab 7

Egis Insurance & Risk Advisors

Is pleased to provide a

Proposal of Insurance Coverage for:

Lake Padgett Estates Independent Special 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:

Lake Padgett Estates Independent Special District
c/o Rizzetta & Company
3434 Colwell Ave, Suite 200
Tampa, FL 33614

Term: **October 1, 2026 to October 1, 2027**

Quote Number: 100126630

PROPERTY COVERAGE

SCHEDULE OF COVERAGES AND LIMITS OF COVERAGE

COVERED PROPERTY	
Total Insured Values –Building and Contents – Per Schedule on file totalling	$1,915,995
Loss of Business Income	$1,000,000
Additional Expense	$1,000,000
Inland Marine	
Scheduled Inland Marine	$160,653

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

	Valuation	**Coinsurance**
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
	Not Applicable	Golf Course Tees and Greens Deductible on all covered Perils if scheduled.

Special Property Coverages		
Coverage	**Deductibles**	**Limit**
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 **$10,745**

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	$1,250,000 in any one occurrrence
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	Glass and Sanitary Fittings Extension	$25,000 in any one occurrence
X	BB	Awnings, Gutters and Downspouts	Included
X	CC	Lock and Key Replacement	$2,500 any one occurrence
X	DD	Tracks and fields (except Lawns, Plants, Trees and Srubs covered under code K)	$250,000 any one occurrence and $500,000 in the annual aggregate in any one coverage period. or Up to the declared value if it is specifically listed as "Tracks and Fields" in the schedule of values.
X	EE	Awnings, Gutters and Downspouts	Included
X	FF	Civil or Military Authority	45 consecutive days and one mile.

CRIME COVERAGE

Description	Limit	Deductible
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	**1**	**$1,000,000**	**Included**
Personal Injury Protection	**5**	**Separately Stated In Each Personal Injury Protection Endorsement**	**Included**
Auto Medical Payments	**2**	**$2,500 Each Insured**	**Included**
Uninsured Motorists including Underinsured Motorists	**2**	**$100,000**	**Included**
Physical Damage Comprehensive Coverage	**7,8**	**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.	**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	**7,8**	**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.	**Included**
Physical Damage Towing And Labor	**7**	**$250 For Each Disablement Of A Private Passenger Auto**	**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
Abuse and Molestation Limit (Added by Claims Made Endorsement)	Not Included
Abuse and Molestation Aggregate Limit (Added by Claims Made Endorsement)	Not Included
Abuse and Molestation Retroactive Date	Not Included
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

Retroactive Date:

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

<u>Cyber Liability sublimit included under POL/EPLI</u>

Media Content Services Liability
Network Security Liability
Privacy Liability
First Party Extortion Threat
First Party Crisis Management
First Party Business Interruption
Limit: $2,000,000 each claim/annual aggregate
Fraudulent Instruction: $500,000

FLORIDA INSURANCE ALLIANCE

PREMIUM SUMMARY

Lake Padgett Estates Independent Special District
c/o Rizzetta & Company
3434 Colwell Ave, Suite 200
Tampa, FL 33614

Term: **October 1, 2026 to October 1, 2027**

Quote Number: 100126630

PREMIUM BREAKDOWN

Property (Including Scheduled Inland Marine)	$10,745
Crime	$500
Automobile Liability	$1,500
Hired Non-Owned Auto	Included
Auto Physical Damage	$805
General Liability	$3,000
Public Officials and Employment Practices Liability	$3,922
Deadly Weapon Protection Coverage	Included
TOTAL PREMIUM DUE	**$20,472**

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.

2 Year Coverage Agreement Option:

This quote covers two (2) annual twelve month periods, from 10/01/2026 12:00:00 AM to 10/01/2027 12:00:00 AM and from 10/01/2027 12:00:00 AM to 10/01/2028 12:00:00 AM. The following conditions apply in addition to all other conditions of this quote:

A. All Aggregate limits reset for the period 10/01/2027 12:00:00 AM to 10/01/2028 12:00:00 AM. Losses applying to one annual coverage period will not erode the Aggregate Limits of another Annual Coverage Period.
B. The premium for the period 10/01/2027 12:00:00 AM to 10/01/2028 12:00:00 AM will be determined based upon updated exposures for this period.
C. Rates for the period 10/01/2027 12:00:00 AM to 10/01/2028 12:00:00 AM will be identical to those for the period commencing 10/01/2026 12:00:00 AM, with Premiums subject to the following:
    1) Changes to Scheduled Property, Inland Marine and Automobile
    2) Number of Employees

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., 10/01/2026, 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 the Applicant desire to cancel coverage; it will give not less than ninety (90) days prior written notice of cancellation;

(e) That if the Fund desire to cancel coverage; it will give not less than thirty (30) days prior written notice of cancellation;

(f) 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.

Lake Padgett Estates Independent Special District

Lake Padgett Estates
(Name of Local Governmental Entity)

By: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)
Signature

Steve Yarbrough
Print Name

Witness By: Lisa Castoria
Signature

Lisa Castoria
Print Name

IS HEREBY APPROVED FOR MEMBERSHIP IN THIS FUND, AND COVERAGE IS EFFECTIVE October 1, 2026

By: _____
Administrator

FLORIDA INSURANCE ALLIANCE

PROPERTY VALUATION AUTHORIZATION

Lake Padgett Estates Independent Special District
c/o Rizzetta & Company
3434 Colwell Ave, Suite 200
Tampa, FL 33614

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	$1,915,995	As per schedule attached
☑	Inland Marine	$160,653	As per schedule attached
☑	Auto Physical Damage	$87,500	As per schedule attached

Signature: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT) Date: 27/09/2026

Name: Steve Yarbrough

Title: Chairman

PUBLIC ENTITY
FLORIDA UNINSURED MOTORISTS COVERAGE SELECTION OF LOWER LIMITS OR REJECTION OF COVERAGE

YOU ARE ELECTING NOT TO PURCHASE CERTAIN VALUABLE COVERAGE WHICH PROTECTS YOU OR YOU ARE PURCHASING UNINSURED MOTORIST LIMITS LESS THAN YOUR LIABILITY LIMITS WHEN YOU SIGN THIS FORM. PLEASE READ CAREFULLY.

Quote Number: 100126630	Term: **October 1, 2026 to October 1, 2027**
Insurer: Florida Insurance Alliance	
Applicant/Named Insured: **Lake Padgett Estates Independent Special District**	

Florida law permits you to make certain decisions regarding Uninsured Motorists Coverage provided under your policy. This document describes this coverage and various options available.

You should read this document carefully and contact us or your agent if you have any questions regarding Uninsured Motorists Coverage and your options with respect to this coverage.

This document includes general descriptions of coverage. However, no coverage is provided by this document. You should read your policy and review your Declarations Page(s) and/or Schedule(s) for complete information on the coverages you are provided.

Uninsured Motorists Coverage provides for payment of certain benefits for damages caused by owners or operators of uninsured motor vehicles because of bodily injury or death resulting therefrom. Such benefits may include payments for certain medical expenses, lost wages, and pain and suffering, subject to limitations and conditions contained in the policy. For the purpose of this coverage, an uninsured motor vehicle may include a motor vehicle as to which the bodily injury limits are less than your damages.

Florida law requires that automobile liability policies include Uninsured Motorists Coverage at limits equal to the Liability Coverage in your policy, unless you select a lower limit offered by the company or reject Uninsured Motorists Coverage entirely.

Please indicate by initialing below whether you entirely reject Uninsured Motorists Coverage or whether you select this coverage at limits lower than the Liability Coverage of your policy.

_____	I reject Uninsured Motorists Coverage entirely.
_____X____	I reject Combined Single Limit for Liability Coverage and I select a lower limit of $100,000.

Includes copyrighted material of Insurance Services Office, Inc. with its permission

I understand and agree that selection of any of the above options applies to my liability insurance policy and future renewals or replacements of such policy which are issued at the same Liability limits. If I decide to select another option at some future time, I must let the Insurer or my agent know in writing.

Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Applicant's/Named Insured's Signature

Steve Yarbrough

Applicant's/Named Insured's Printed Name

27/09/2026

Date

Includes copyrighted material of Insurance Services Office, Inc. with its permission

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
1	Tennis Courts & Chain Link Fence 3125 Lake Padgett Dr Land O Lakes FL 34639			1986 Non-Combustible	10/01/2026 10/01/2027	$16,232				$16,232
2	Pier Lake Joyce Park 3521 Lake Breeze Dr Land O Lakes FL 34639			1995 Waterfront structures	10/01/2026 10/01/2027	$10,822				$10,822
3	Picnic Shelter Lake Joyce Park 3521 Lake Breeze Dr Land O Lakes FL 34639	Simple hip		1990 Frame	10/01/2026 10/01/2027	$4,356 $1,082	Metal panel			$5,438
4	Playground Equipment Lake Joyce Park 3521 Lake Breeze Dr Land O Lakes FL 34639			2004 Non combustible	10/01/2026 10/01/2027	$8,437				$8,437
5	Boat Dock Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639			2004 Waterfront structures	10/01/2026 10/01/2027	$10,822				$10,822
6	Picnic Shelter Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639	Simple hip		1990 Joisted masonry	10/01/2026 10/01/2027	$4,356 $1,082	Metal panel			$5,438
7	Picnic Shelter Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639	Simple hip		1990 Joisted masonry	10/01/2026 10/01/2027	$4,356 $1,082	Metal panel			$5,438

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
8	Picnic Shelter Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639	Simple hip		1990 Joisted masonry	10/01/2026 10/01/2027	$4,356 $1,082	Metal panel			$5,438
9	Playground Equipment Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639			2022 Non combustible	10/01/2026 10/01/2027	$26,369				$26,369
10	Basketball Goal East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639			2004 Non-Combustible	10/01/2026 10/01/2027	$2,165				$2,165
11	Boat Dock East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639			1995 Waterfront structures	10/01/2026 10/01/2027	$5,411				$5,411
12	Maintenance Shed East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Gable		2017 Non-Combustible	10/01/2026 10/01/2027	$10,578	Asphalt shingles			$10,578
13	Maintenance Shed East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Gable		2004 Joisted masonry	10/01/2026 10/01/2027	$10,578 $5,411	Asphalt shingles			$15,989
14	Women's Restroom East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Pyramid hip		2013 Joisted masonry	10/01/2026 10/01/2027	$71,422	Metal panel			$71,422

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
15	**Men's Restroom** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		2013 Joisted masonry	10/01/2026 10/01/2027	$71,422	Metal panel			$71,422
16	**Pavilion** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Gable		1986 Frame	10/01/2026 10/01/2027	$50,861 $3,246	Asphalt shingles			$54,107
17	**Picnic Shelter** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$6,493 $1,082	Metal panel			$7,575
18	**Picnic Shelter** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
19	**Picnic Shelter** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
20	**Picnic Shelter** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
21	**Picnic Shelter** **East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639**	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
22	Picnic Shelter East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
23	Picnic Shelter East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
24	Picnic Shelter East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
25	Picnic Shelter East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639	Pyramid hip		1986 Frame	10/01/2026 10/01/2027	$7,467 $1,082	Metal panel			$8,549
26	Playground Equipment East Lake II Park/Laird Park 3661 Parkway Blvd. Land O Lakes FL 34639			2004 Non-Combustible	10/01/2026 10/01/2027	$55,922				$55,922
27	Pier East Lake I Park 3556 East Lake Dr. Land O Lakes FL 34639			2004 Waterfront structures	10/01/2026 10/01/2027	$10,822				$10,822
28	Picnic Shelter East Lake I Park 3556 East Lake Dr. Land O Lakes FL 34639	Gable		1986 Frame	10/01/2026 10/01/2027	$6,223 $5,411	Metal panel			$11,634

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
29	Playground Equipment East Lake I Park 3556 East Lake Dr. Land O Lakes FL 34639			2004 Non-Combustible	10/01/2026 10/01/2027	$30,679				$30,679
30	Boat Dock Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639			2004 Waterfront structures	10/01/2026 10/01/2027	$10,822				$10,822
31	Maintenance Sheds (3) Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639			1988 Non-Combustible	10/01/2026 10/01/2027	$21,643				$21,643
32	Basketball Goal Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639			1986 Non-Combustible	10/01/2026 10/01/2027	$2,165				$2,165
33	Restrooms Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Gable		2012 Joisted masonry	10/01/2026 10/01/2027	$80,642 $16,232	Asphalt shingles			$96,874
34	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Simple hip		1986 Joisted masonry	10/01/2026 10/01/2027	$3,734 $1,082	Metal panel			$4,816
35	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Simple hip		1986 Joisted masonry	10/01/2026 10/01/2027	$8,088 $1,082	Metal panel			$9,170

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: _____

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
36	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Joisted masonry	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
37	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Joisted masonry	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
38	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Joisted masonry	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
39	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Joisted masonry	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
40	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Joisted masonry	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
41	Picnic Shelter Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		1986 Non combustible	10/01/2026 10/01/2027	$12,445 $1,082	Asphalt shingles			$13,527
42	Playground Equipment Lake Padgett Park 3125 Lake Padgett Dr Land O Lakes FL 34639	Complex		2008 Non-Combustible	10/01/2026 10/01/2027	$32,465	Asphalt shingles			$32,465

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Property Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description / Address	Roof Shape	Roof Pitch	Year Built / Const Type	Eff. Date / Term Date	Building Value / Contents Value	Roof Covering	Covering Replaced	Roof Yr Blt	Total Insured Value
43	Split Rail Wood Fencing (throughout) 3614 Stable Ridge Ln Land O Lakes FL 34639			2008 Frame	10/01/2026 10/01/2027	$108,214				$108,214
44	Large Stable 3614 Stable Ridge Ln Land O Lakes FL 34639	Simple hip		2008 Frame	10/01/2026 10/01/2027	$380,482 $147,713	Metal panel			$528,195
45	Meeting Room 3614 Stable Ridge Ln Land O Lakes FL 34639	Gable		1986 Frame	10/01/2026 10/01/2027	$57,494	Metal panel			$57,494
46	Hay Barn 3614 Stable Ridge Ln Land O Lakes FL 34639	Gable		1986 Joisted masonry	10/01/2026 10/01/2027	$76,161	Metal panel			$76,161
47	6 Stable Barn 3614 Stable Ridge Ln Land O Lakes FL 34639	Gable		1984 Frame	10/01/2026 10/01/2027	$89,926	Metal panel			$89,926
48	Block Barn 3614 Stable Ridge Ln Land O Lakes FL 34639	Simple hip		1984 Joisted masonry	10/01/2026 10/01/2027	$194,353 $27,054	Metal panel			$221,407
49	Bathroom Bldg Frank George/Lake Saxon Park 3169 Lake Saxon Dr. Land O Lakes FL 34639	Gable		2017 Joisted masonry	10/01/2026 10/01/2027	$64,929	Metal panel			$64,929

Total:	Building Value	Contents Value	Insured Value
	$1,688,206	$227,789	$1,915,995

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2926

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Inland Marine Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Item #	Department / Description	Serial Number	Classification Code	Eff. date / Term Date	Value	Deductible
1	Contractor's/Mobile Equipment	BUJ15549K415	Mobile equipment	10/01/2026 / 10/01/2027	$7,000	$1,000
2	2021 John Deer 815 E Gator HPX815E	1M0815EAVMM040825	Mobile equipment	10/01/2026 / 10/01/2027	$13,000	$1,000
3	Kubota Riding Mower	KBGGDCA0KKJ40148	Mobile equipment	10/01/2026 / 10/01/2027	$13,593	$1,000
4	2019 Tractor 3025	1lv3025ejjj124708	Mobile equipment	10/01/2026 / 10/01/2027	$20,000	$1,000
6	Gate & Bathroom Access Controls		Other inland marine	10/01/2026 / 10/01/2027	$107,060	$1,000
				Total	**$160,653**	

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Date: 27/09/2026

FLORIDA INSURANCE ALLIANCE

Schedule Items Effective As of: 10/01/2026

Vehicle Schedule

Lake Padgett Estates Independent Special District

Policy No.: 100126630
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Make	Model-Description	Department	AL Eff	Comp Ded	Comp Eff	Term	VALUE	
Qty	Year	VIN #	Vehicle Type	AL Term	Coll Ded	Coll Eff	Coll Term	Valuation Type	APD Rptd
1	Dodge	RAM		10/01/2026	$1,000	10/01/2026	10/01/2026	**$22,800**	
1	2012	3C6JD6DP6CG244083	Light Truck	10/01/2027	$1,000	10/01/2026	10/01/2027	Actual cash value	$22,800
2	Trailstar	Trailer		10/01/2026	$500	10/01/2026	10/01/2026	**$1,000**	
1	2015	4TM19HJ1XFBOO1409	Trailer	10/01/2027	$500	10/01/2026	10/01/2027	Actual cash value	$1,000
3	Triple Crown	7x16TA2		10/01/2026	$500	10/01/2026	10/01/2026	**$3,600**	
1	2020	1F9BE1629L1509174	Trailer	10/01/2027	$500	10/01/2026	10/01/2027	Actual cash value	$3,600
4	Chevrolet	Silverado		10/01/2026	$1,000	10/01/2026	10/01/2026	**$48,705**	
1	2024	1GC5WLE72RF179597	Light Truck	10/01/2027	$1,000	10/01/2026	10/01/2027	Actual cash value	$48,705
5	Norstar Trailers	Black 16’ Dump Bumper Pull		10/01/2026	$500	10/01/2026	10/01/2026	**$11,395**	
1	2025	3EUDB1627S1089860	Light Truck	10/01/2027	$500	10/01/2026	10/01/2027	Actual cash value	$11,395

Total **$87,500**
APD Rptd **$87,500**

Sign: Steve Yarbrough
Steve Yarbrough (Sep 27, 2026 08:13:20 EDT)

Print Name: Steve Yarbrough

Date: 27/09/2026

Tab 8

MARC SECURITY SERVICES INC
5118 N 56th Street, Suite 107 • Tampa, FL 33610
877-262-6372 • info@marcss.com

October 8, 2026

Lake Padgett Estates Independent Special District
Attention: Management and Accounts Payable
3614 Stable Ridge Lane
Land O' Lakes, FL 34639

Notice of Company Conversion

Dear Management and Accounts Payable:

We are writing to notify you that Marc Security Services LLC has converted to Marc Security Services Inc., a Florida corporation. The Florida Division of Corporations recorded the conversion on October 2, 2026, under document number P26000047392.

Please update the Client's contract, vendor, accounts payable, purchase order, and insurance records to reflect the following information:

Legal company name: MARC SECURITY SERVICES INC
New federal EIN: 43-2229430
Business address: 5118 N 56th Street, Suite 107, Tampa, FL 33610
Telephone: 877-262-6372
Email: info@marcss.com

We will continue providing your contracted security services under the existing agreement. This conversion notice does not change the agreed rates, service schedule, scope of work, payment terms, or contract term. Existing contract rights, obligations, and liabilities continue with the converted corporation.

The accompanying addendum documents the updated contractor name and vendor information. Please arrange execution by the Client's authorized representative and return a signed copy for our records. An updated Form W-9 and supporting conversion documentation will be provided for your vendor file; updated insurance documentation will be supplied as available.

Thank you for your continued business and the opportunity to serve Lake Padgett Estates Independent Special District.

Sincerely,

Jean Marc Joseph
Operations Manager
Marc Security Services Inc.

Attachment: Contract Addendum for Company Conversion

MARC SECURITY SERVICES INC
5118 N 56th Street, Suite 107 • Tampa, FL 33610
877-262-6372 • info@marcss.com

Contract Addendum for Company Conversion

Lake Padgett Estates Independent Special District

This Addendum is entered into by Lake Padgett Estates Independent Special District (the "Client") and Marc Security Services Inc., formerly Marc Security Services LLC (the "Contractor"), and amends their existing security services agreement, including its renewals and prior amendments (the "Agreement").

1 Company conversion

The Contractor's conversion from Marc Security Services LLC to Marc Security Services Inc. was recorded by the Florida Division of Corporations on October 2, 2026, under document number P26000047392. All references to Marc Security Services LLC in the Agreement shall refer to Marc Security Services Inc. following the conversion.

2 Continuing contract obligations

The Contractor confirms that all rights, duties, debts, obligations, and liabilities under the Agreement continue with Marc Security Services Inc. The conversion does not release either party from accrued obligations or claims. This Addendum acknowledges the conversion and does not replace the Agreement or create a new service term.

3 Vendor and payment records

The Client shall update its vendor records to MARC SECURITY SERVICES INC, EIN 43-2229430, at 5118 N 56th Street, Suite 107, Tampa, FL 33610. Future invoices and payments shall identify the converted corporation. Existing balances remain subject to the Agreement. Banking changes, if any, shall be communicated separately and verified through the Client's usual procedures.

4 Existing service and compliance requirements

All existing rates, schedules, services, payment terms, fees, insurance requirements, licensing requirements, and termination provisions remain in effect. This Addendum creates no rate increase, new fee, or renewal. The Contractor remains responsible for maintaining the licensing and insurance required by the Agreement and applicable law.

5 Effective date and controlling terms

This Addendum becomes effective on the date of the last signature below. It controls only as to the company name and vendor information addressed here; all other provisions of the Agreement remain in force. The parties acknowledge the continuity of the converted entity under section 607.11935, Florida Statutes.

MARC SECURITY SERVICES INC

Signature: _____ Date: _____
Name: Jean Marc Joseph Title: Operations Manager

LAKE PADGETT ESTATES INDEPENDENT SPECIAL DISTRICT

Signature: _____ Date: _____
Printed name: _____ Title: _____