

# PRESERVE AT WILDERNESS LAKE COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (813) 994-1001  
Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614  
[www.wildernesslake.org](http://www.wildernesslake.org)

September 28, 2021

**Board of Supervisors  
Preserve at Wilderness Lake  
Community Development District**

## AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Preserve at Wilderness Lake Community Development District will be held on **Wednesday, October 6, 2021 at 9:30 a.m.** at The Preserve at Wilderness Lake Lodge, located at 21320 Wilderness Lake Boulevard, Land O' Lakes, FL 34637. The following is the agenda for this meeting:

- 1. CALL TO ORDER/PLEDGE OF ALLEGIANCE**
- 2. AUDIENCE COMMENTS / BOARD & STAFF RESPONSES**
- 3. BOARD SUPERVISOR REQUESTS AND WALK ON ITEMS**
- 4. GENERAL INTEREST ITEMS**
  - A. Landscaping Reports ..... Tab 1
  - B. District Engineer ..... Tab 2
  - C. District Counsel Report
  - D. GHS Environmental Report..... Tab 3
  - E. Lodge Manager's Report..... Tab 4
- 5. BUSINESS ITEMS**
  - A. Consideration of HVAC System for the Nature Center Proposal ..... Tab 5
  - B. Consideration of Security Camera & Monitoring Proposal ..... Tab 6
  - C. Consideration of Playground ADA Mulch Proposal ..... Tab 7
  - D. Consideration of Lodge Parking Lot Repair ..... Tab 8
  - E. Consideration of Repairs to Brick Pavers at the Roundabout and Night Heron Drive Entrances ..... Tab 9
  - F. Consideration of Resolution 2021-07; Re-Designating Officers of the District..... Tab 10
  - G. Discussion of Alsco Services ..... Tab 11
  - H. Update on CD Renewal ..... Tab 12
  - I. Discussion of Bank of Tampa Transfer ..... Tab 13

- 6. BUSINESS ADMINISTRATION**
  - A. Consideration of Minutes of the Board of Supervisors' Meeting held on September 1, 2021 ..... Tab 14
  - B. Consideration of Operation and Maintenance Expenditures for September 2021 ..... Tab 15
- 7. REVIEW OF MONTHLY FINANCIALS & RESERVE STUDY**
  - A. Financial Statements for August 2021 ..... Tab 16
  - B. Reserve Study Report..... Tab 17
- 8. STAFF REPORTS**
  - A. General Manager's Update ..... Tab 18
- 9. AUDIENCE COMMENTS/SUPERVISOR REQUESTS**
- 10. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 933-5571.

Sincerely,  
*Tish Dobson*  
General Manager

cc: John Vericker, Straley & Robin  
Greg Woodcock, Cardno  
Matthew Huber, Regional District Manager

\* **Disclosure:** Copies of invoices and proposals are available by contacting Rizzetta and Company at (813) 933-5571 and / or by email to Tish Dobson at [tdobson@wlpodge.com](mailto:tdobson@wlpodge.com).

# Tab 10

**RESOLUTION 2021-07**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE PRESERVE AT WILDERNESS LAKE COMMUNITY DEVELOPMENT DISTRICT DESIGNATING THE OFFICERS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE**

WHEREAS, The Preserve at Wilderness Lake Community Development 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 THE PRESERVE AT WILDERNESS LAKE COMMUNITY DEVELOPMENT DISTRICT:**

Section 1. Holly Ruhlig is appointed Chairman.

Section 2. Bryan Norrie is appointed Vice Chairman.

Section 3. Brian Sailer is appointed Assistant Secretary.  
Beth Edwards is appointed Assistant Secretary.  
Scott Diver is appointed Assistant Secretary.  
Tish Dobson is appointed Assistant Secretary.  
Matthew Huber is appointed Assistant Secretary.

Section 4. This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.**

**THE PRESERVE AT WILDERNESS  
LAKE COMMUNITY  
DEVELOPMENT DISTRICT**

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**CHAIRMAN/VICE CHAIRMAN**

**ATTEST:**

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**SECRETARY/ASST. SECRETARY**

# **Tab 14**

**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 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.

The regular meeting of the Board of Supervisors of the Preserve at Wilderness Lake Community Development District was held on **Wednesday September 1, 2021 at 9:30 a.m.** at The Preserve at Wilderness Lake Lodge, located at 21320 Wilderness Lake Blvd., Land O' Lakes, FL 34637.

Present and constituting a quorum:

Brian Sailer	<b>Board Supervisor, Chairman</b>
Holly Ruhlig	<b>Board Supervisor, Vice-Chairman</b>
Scott Diver	<b>Board Supervisor, Assistant Secretary</b>
Beth Edwards	<b>Board Supervisor, Assistant Secretary (via conf. call)</b>
Bryan Norrie	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Matthew Huber	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
John Vericker	<b>District Counsel, Straley Robin &amp; Vericker (via conf. call)</b>
Greg Woodcock	<b>District Engineer, Cardno (via conf. call)</b>
Tish Dobson	<b>General Manager, Preserve at Wilderness Lake</b>
Stephen Brletic	<b>Representative, JMT Engineering</b>
Pete Lucadano	<b>Representative, Red Tree Landscape</b>
Audience	<b>None</b>

**FIRST ORDER OF BUSINESS**

**Call to Order /Pledge of Allegiance**

Ms. Dobson called the meeting to order confirming a quorum for the meeting. Ms. Dobson led the Board in the Pledge of Allegiance.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

No audience members present.

**THIRD ORDER OF BUSINESS**

**Board Supervisor Requests and Walk on Items**

Ms. Dobson asked the Board if they had requests or any walk-on items. Mr. Sailer requested Red Tree Landscape to assess the height of low hanging branches on CDD owned trees throughout the community and remediate as necessary.

47 District Staff to assess the condition of the pavers at the roundabout and at the Caliente  
48 Boulevard/Night Heron Drive intersections.

49

50 **FOURTH ORDER OF BUSINESS** **General Interest Items**

51

52 **A. Landscaping Reports**

53 Mr. Lucadano presented his reports, and he gave the Board his update. The growers are  
54 behind with the Annual selections. September 13, 2021 is the target date for the next  
55 installation of the annuals selection will include Purple Salvia as the backdrop for Orange  
56 and Yellow Marigolds. The Palm Tree trimming is scheduled for late September / early  
57 October. Mr. Sailer reminded the team to mow the sod that borders the inbound and  
58 outbound lanes along the Caliente Blvd. and Night Heron Drive. Mr. Diver requested the  
59 completion of the new irrigation pump and well by the October 6, 2021, CDD meeting,  
60 weather permitting. Also, several dead trees will be removed along the Wilderness Lake  
61 Boulevard as soon as possible.

62

63 **B. GHS Environmental Report**

64 Ms. Dobson presented the GHS report for the Board's review.

65

66 **C. District Engineer**

67 Mr. Woodcock presented his report to the Board. Mr. Woodcock stated they are in the  
68 process of assessing several structures in the ponds.

69

70 Mr. Brletic with JMT presented an assessment to repair and fortify the area around the  
71 stormwater structure.

72

73 **D. District Counsel**

74 No report.

75

76 **E. District Engineer**

77 Mr. Woodcock reported the team is in the process of assessing several structures in the  
78 ponds.

79

80 **F. Lodge Manager's Report.**

81 Ms. Dobson presented and reviewed her report.

82

83 **FIFTH ORDER OF BUSINESS** **Discussion of Pool Service Contract**

84

85 Ms. Dobson reviewed the proposals for pool services with the Board.

86

On a Motion by Mr. Sailer, seconded by Mr. Norrie, with all in favor, the Board of Supervisors approved Proteus Pool Services and Repair in the amount of \$2,000.05 monthly effective October 1, 2021, for the Preserve at Wilderness Lake Community Development District.

87

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90 **SIXTH ORDER OF BUSINESS** **Discussion of Foxgrove Drainage**

91  
92 Mr. Brletic with JMT presented an assessment to repair and fortify the area around the  
93 stormwater structure.  
94

On a Motion by Mr. Sailer, seconded by Mr. Diver, with all in favor, the Board of Supervisors approved to hire JMT to oversee the Foxgrove Drainage repair and to secure proposals, for the Preserve at Wilderness Lake Community Development District.

95  
96 **SEVENTH ORDER OF BUSINESS** **Consideration of HVAC Proposals**

97  
98 The Board of Supervisors reviewed the proposals presented by Ms. Dobson. Mr. Sailer  
99 requested additional information and the Board requested the remaining warranties on all the  
100 HVAC units.  
101

102 **EIGHTH ORDER OF BUSINESS** **Consideration of Entryway Monument**  
103 **Repainting Proposals**

104 Ms. Dobson presented proposals from A/C Painting and Romaner Graphics.  
105  
106

On a Motion by Mr. Sailer, seconded by Mr. Diver, with all in favor, the Board of Supervisors approved the A/C Painting proposal in the amount of \$4,400.00, for the Preserve at Wilderness Lake Community Development District.

107  
108 **NINTH ORDER OF BUSINESS** **Discussion of Pool Resurfacing Update**

109  
110 Mr. Brletic provided an update on the pool resurfacing to the Board.  
111

112 **TENTH ORDER OF BUSINESS** **District Engineering Services Rates**

113  
114 No formal Board action was taken.  
115

116 **ELEVENTH ORDER OF BUSINESS** **Discussion of Board vs. Website Agenda**

117  
118 Ms. Dobson discussed with the Board the Website Agenda's. The District is currently  
119 posting the invoices and proposals to the website, by eliminating these from the website agenda  
120 the District can potentially save approximately \$100.00 to \$150.00 per month.  
121

On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors approved a blanket statement to be added to the Final Agenda stating, "Copies of invoices and proposals are available by contacting Rizzetta and Company at (813) 933-5571 and / or by email to Tish Dobson at [tdobson@wplodge.com](mailto:tdobson@wplodge.com).", for the Preserve at Wilderness Lake Community Development District.



124 **TWELFTH ORDER OF BUSINESS** **Discussion of Tablets Used for Board of**  
125 **Supervisors CDD Meetings**  
126

On a Motion by Mr. Sailer, seconded by Mr. Norrie, with all in favor, the Board of Supervisors approved the purchase of 2 Levono Tablets at a not-to-exceed of \$450.00 each the Preserve at Wilderness Lake Community Development District.

127  
128 **THIRTEENTH ORDER OF BUSINESS** **Public Hearing for Amenities Rules and**  
129 **Rates**  
130

On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors opened the public hearing, for the Preserve at Wilderness Lake Community Development District.

131  
132  
133 Ms. Dobson reviewed the current rates of Adult - \$25.00 and Child - \$10.00 and the  
134 proposed rates Adult – \$50.00 and Child - \$25.00.

135  
136 No audience comments.  
137

On a Motion by Mr. Sailer, seconded by Mr. Diver, with all in favor, the Board of Supervisors closed the public hearing, for the Preserve at Wilderness Lake Community Development District.

138  
139 **FOURTEENTH ORDER OF BUSINESS** **Consideration of Resolution 2021-06;**  
140 **Approving Non-Resident Rates for Room**  
141 **Rentals and Day Passes**  
142

On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors approved Resolution 2021-06; Approving Non-Resident Rates for Room Rentals and Day Passes, for the Preserve at Wilderness Lake Community Development District.

143  
144 **FIFTEENTH ORDER OF BUSINESS** **Consideration of the Minutes of the Board of**  
145 **Supervisors' meeting held on August 4, 2021**  
146

147 Ms. Dobson presented the minutes of the Board of Supervisors' meeting held on August  
148 4, 2021. There were minor changes made to the meeting minutes.  
149

On a Motion by Mr. Diver, seconded by Ms. Ruhlig, with all in favor, the Board of Supervisors approved the Minutes of the Board of Supervisors' meeting held on August 4, 2021 as amended for the Preserve at Wilderness Lake Community Development District.

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155 **SIXTEENTH ORDER OF BUSINESS**

**Consideration of the Operation & Maintenance Expenditures for July 2021**

156  
157  
158 Ms. Dobson presented the Operation & Maintenance Expenditures for July 2021.  
159

On a Motion by Mr. Sailer, seconded by Mr. Norrie, with all in favor, the Board of Supervisors approved the Operation & Expenditures Report for July 2021 (\$152,346.41) for the Preserve at Wilderness Lake Community Development District.

160  
161 **SEVENTEENTH ORDER OF BUSINESS**

**District Manager's Report**

162  
163 Ms. Dobson presented the Financial Statements for July 2021 and the Reserve Study  
164 Report. Mr. Diver mentioned \$25,000.00 has been spent on District Engineering Services and  
165 the budget is only \$10,000.00.

166 Mr. Huber gave his report and mentioned the next regular meeting date of October 6,  
167 2021 at 9:30 a.m.

168  
169 **EIGHTEENTH ORDER OF BUSINESS**

**Audience Comments**

170  
171 No audience comments.  
172

173 **NINETEENTH ORDER OF BUSINESS**

**Supervisors Requests**

174  
175 Mr. Diver stated speeding at the front entrance was higher than the entrance off Caliente  
176 Boulevard.  
177

178 Mr. Sailer announced his departure from The Preserve at Wilderness Lake CDD Board  
179 and resigned the post as Chairman and will formally resign from the CDD Board during the  
180 November 3, 2021 CDD meeting.  
181

On a Motion by Mr. Sailer, seconded by Mr. Diver, with all in favor, the Board of Supervisors appointed Ms. Holly Ruhlig as Chairman, for the Preserve at Wilderness Lake Community Development District.

182  
On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors appointed Mr. Brian Norrie as Vice-Chairman, for the Preserve at Wilderness Lake Community Development District.

183  
184 Ms. Dobson will prepare a vacant seat (Seat 5) announcement to eblast and publish in  
185 the newsletter.  
186  
187  
188  
189

190 **TWENTIETH ORDER OF BUSINESS**                      **Adjournment**

191  
192            Ms. Dobson stated that if there was no further business to come before the Board then a  
193 motion to adjourn would be in order.  
194

On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors adjourned the meeting at 11:11 a.m. for the Preserve at Wilderness Lake Community Development District.

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196  
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198  
199 \_\_\_\_\_  
Assistant Secretary

\_\_\_\_\_

Chairman/Vice Chairman

# **Tab 15**

# The Preserve at Wilderness Lake Community Development District

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District Office · Citrus Park, Florida · (813) 933-5571  
Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614  
[www.wildernesslakecdd.org](http://www.wildernesslakecdd.org)

## Operation and Maintenance Expenditures August 2021 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from August 1, 2021 through August 31, 2021.

The total items being presented:           **\$111,437.68**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairperson

\_\_\_\_\_ Vice Chairperson

\_\_\_\_\_ Assistant Secretary

**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
A Total Solution, Inc. (ATS)	012925	0000156564	Service Call - Security System 07/21	Security System Maintenance	\$ 3,256.61	1
A Total Solution, Inc. (ATS)	012879	00018516	Monthly Service Maintenance Agreement 07/21	Security System Monitoring	\$ 600.00	3
Admit One Products, Inc.	012887	314504	Clubhouse Wristbands 07/21	Resident Services	\$ 276.41	4
AlSCO, Inc.	012880	LTAM908243	Linen & Mat Service 07/21	Facility Supplies - Spa	\$ 133.93	5
AlSCO, Inc.	012880	LTAM910013	Linen & Mat Service 07/21	Facility Supplies - Spa	\$ 133.93	6
AlSCO, Inc.	012916	LTAM911778	Linen & Mat Service 08/21	Facility Supplies - Spa	\$ 140.64	7
Beth Edwards	012908	BE080421	Board of Supervisors Meeting 08/04/21	Supervisor Fee	\$ 200.00	8
Brian P Sailer	012915	BS080421	Board of Supervisors Meeting 08/04/21	Supervisor Fee	\$ 200.00	8
Bryan D Norrie	012912	BN080421	Board of Supervisors Meeting 08/04/21	Supervisor Fee	\$ 200.00	8
City Electric Supply Company	012888	LOL/151944	Landscape Lighting Replacement 07/21	Landscape Lighting Replacement	\$ 46.38	9
Cool Coast Heating & Cooling Inc	012881	6508	AC Maintenance 07/21	Maintenance & Repair - Lodge	\$ 629.00	10
Cool Coast Heating & Cooling Inc	012881	6527	AC Repair 07/21	Maintenance & Repair - Lodge	\$ 218.00	11
Cool Coast Heating & Cooling Inc	012889	6548	AC Repair 07/21	Maintenance & Repair - Lodge	\$ 218.00	13
Duke Energy	012917	60574 01168 07/21	Herons Glen Sign 07/21	Electric Utility Service	\$ 16.75	15
Duke Energy	012917	83196 80556 07/21	Herons Wood Sign 07/21	Electric Utility Service	\$ 16.26	18

**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
Duke Energy	012890	91468 53580 07/21	Summary Bill 07/21	Electric Utility Service	\$ 12,224.45	21
Duke Energy	012917	94409 44391 07/21	Summary Bill 07/21	Electric Utility Service	\$ 981.87	24
Fitness Logic, Inc.	012891	102414	Monthly Maintenance 07/21	Fitness Equipment Preventative	\$ 110.00	32
Florida Department of Revenue	012918	61-8014999201-4 07/21	Sales & Use Tax 07/21	Sales Tax Payable	\$ 234.20	34
Frontier Communications	012909	239-159-2085-030513-5 07/21	Fios Internet 07/21	Telephone, Fax & Internet	\$ 95.98	35
Frontier Communications	012882	813-929-9402-041519-5 07/21	813-929-9402 Phone Service 07/21	Telephone, Fax & Internet	\$ 85.98	38
Frontier Communications	012882	813-995-2437-061803-5 07/21	813-995-2437 Phone Service 07/21	Telephone, Fax & Internet	\$ 785.00	41
GHS Environmental	012883	2021-411	Monthly Aquatic Weed Control Program 07/21	Lake & Wetlands Management	\$ 4,165.00	45
Harris Romaner Graphics	012892	20668	Install Cap on Monument at Egret Cove	Maintenance & Repair - Lodge	\$ 125.00	46
Harris Romaner Graphics	012910	20682	Replacement of Cracked & Missing Concrete 08/21	Maintenance & Repair - Lodge	\$ 7,800.00	47
Himes Electrical Service, Inc.	012911	22118	Troubleshoot Landscapes Lights not Working 06/21	Maintenance & Repair - Lodge	\$ 131.25	48
Himes Electrical Service, Inc.	012893	22158	Troubleshoot Landscapes Lights not Working 07/21	Maintenance & Repair - Lodge	\$ 270.00	49
Holly C Ruhlig	012914	HR080421	Board of Supervisors Meeting 08/04/21	Supervisor Fee	\$ 200.00	8
Jerry Richardson	012884	1516	Monthly Hog Removal Service 07/21	Wildlife Management Services	\$ 1,200.00	50

**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
Jerry Richardson	012926	1527	Monthly Hog Removal Service 08/21	Wildlife Management Services	\$ 1,200.00	51
McNatt Plumbing Company, Inc.	012927	8505907	Maintenance & Repairs 07/21	Maintenance & Repair - Lodge	\$ 135.00	52
Pasco County Utilities	012919	Summary Water 07/21	Summary Water Billing 07/21	Water Utility Service	\$ 1,231.08	53
Pasco Sheriff's Office	012894	I-5/28/2021-05965	Off Duty Detail 07/21	Deputy	\$ 2,792.00	61
PBSS Inc./American Lock	012885	11112	Site Service, Equipment, Material, Supplies & Labor	Maintenance & Repair - Lodge	\$ 666.00	63
PBSS Inc./American Lock	012920	11133	Site Service, Equipment, Material, Supplies & Labor	Maintenance & Repair - Lodge	\$ 260.00	64
Preserve at Wilderness Lake CDD	CD269	CD269	Debit Card Replenishment			
			McNatt's Cleaners	Various	\$ 119.00	67
			Publix	Special Events	\$ 55.08	70
			Amazon	Nature Center & Office Supplies	\$ 40.96	72
			Amazon	Various	\$ 118.56	75
			Lowe's	Various	\$ 402.38	80
			Sam's Club	Resident Services	\$ 17.96	81
			Publix	Special Events	\$ 77.59	82
			Constant Contact	Special Events	\$ 378.00	83



**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
			Stanley Steamer	Maintenance & Repair - Lodge	\$ 420.00	85
			Amazon	Resident Services	\$ 13.07	89
			Amazon	Office Supplies	\$ 192.35	91
			Sam's Club	General Store & Janitorial Supplies	\$ 233.60	94
			Extra Space Rental	Special Events	\$ 235.00	95
			Lowe's	Maintenance & Repair - Lodge	\$ 43.36	97
			Publix	**	\$ 25.05	98
			Go Daddy	Office Supplies	\$ 143.40	99
			Lowe's	Maintenance & Repair - Lodge	\$ (24.52)	101
			Lowe's	Maintenance & Repair - Lodge	\$ 150.56	102
			Publix	**	\$ 15.65	103
			One Beat Medical	Resident Services	\$ 72.00	104
			McNatt's Cleaners	Various	\$ 119.00	106
ProPet Distributors, Inc.	012895	135559	Dogipot Smart Litter Pick Up Bags 07/21	Dog Waste Station Supplies	\$ 676.35	109

**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
PSA Horticultural	012896	1228	October 11th Inspection 10/18	Field Operations	\$ 1,100.00	110
ReadyRefresh by Nestle	012886	11E0006240923	Bottled Water Service 04/21	Resident Services	\$ 63.96	111
ReadyRefresh by Nestle	012921	11F0006240923	Bottled Water Service 05/21	Resident Services	\$ 106.87	112
ReadyRefresh by Nestle	012886	11G0006240923	Bottled Water Service 06/21	Resident Services	\$ 64.89	113
ReadyRefresh by Nestle	012921	11H0006240923	Bottled Water Service 07/21	Resident Services	\$ 30.69	114
RedTree Landscape Systems, LLC	012898	7804	Landscape Maintenance/Irrigation	Various Landscape	\$ 15,000.00	115
RedTree Landscape Systems, LLC	012928	8050	Landscape Maintenance/Irrigation	Various Landscape	\$ 15,000.00	116
RedTree Landscape Systems, LLC	012913	8163	Monthly Pest Control 07/21	Landscape Pest Control	\$ 1,165.00	117
RedTree Landscape Systems, LLC	012913	8164	St. Augustine Turf Fertilization 07/21	Landscape Fertilization	\$ 1,500.00	118
Rentalex of Hudson, Inc.	012899	1-121295	Equipment Rental 07/21	Equipment Lease	\$ 585.00	119
Rizzetta & Company, Inc.	012897	INV0000060366	District Management Fees 08/21	District Management	\$ 6,299.67	120
Rizzetta & Company, Inc.	012897	INV0000060450	Mass Mail 08/21	Miscellaneous Mailings	\$ 900.99	121
Rizzetta Amenity Services, Inc.	012922	INV00000000008957	Amenity Management 07/23/21	Management Contract Payroll	\$ 13,608.24	122
Rizzetta Technology Services	012923	INV0000007690	Website Hosting Services 07/21	Website Fees & Maintenance	\$ 175.00	123
Rizzetta Technology Services	012900	INV0000007839	Website Hosting Services 08/21	Website Fees & Maintenance	\$ 175.00	124

**The Preserve at Wilderness Lake Community Development District**

Paid Operation & Maintenance Expenditures

August 1, 2021 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>	<u>Page #</u>
Robert Scott Diver	012907	SD080421	Board of Supervisors Meeting 08/04/21	Supervisor Fee	\$ 200.00	8
Royce Bravo Security and Access Control,	012929	33198042121	Repair 2 Sections of Fence 08/21	Maintenance & Repair - Lodge	\$ 928.00	125
Site Masters of Florida, LLC	012930	081321-2	Replaced Clogged Drain Pipe - Lodge 08/21	Maintenance & Repair - Lodge	\$ 400.00	126
Straley Robin Vericker	012901	20052	Legal Services 06/21	District Counsel	\$ 674.00	127
Suncoast Pool Service	012902	7444	Pool & Spa Service 07/21	Pool Service Contract	\$ 2,400.00	129
Sysco West Coast Florida, Inc.	012903	337925940-5	Food/Beverage/Resident Services Supplies 07/21	Various	\$ 672.67	130
Telsouth Communications, Inc.	012904	72630	Add New Keypad to System 07/21	Office Supplies	\$ 360.00	131
Times Publishing Company	012924	0000172792 08/01/21	Acct #117565 Legal Advertising 07/21	Legal Advertising	\$ 410.00	132
US Bank	012905	6203317	Trustee Fee Series 2013 07/01/2021-06/30/2022	Trustee Fees	\$ 3,555.75	134
Vanguard Cleaning Systems of Tampa Bay	012931	97694	Monthly Service Charge 08/21	Lodge - Janitorial Services	\$ 1,500.00	136
Verizon Wireless	012906	9884576101	Cell Phone Service 07/21	Telephone, Fax & Internet	\$ <u>58.83</u>	137
<b>Report Total</b>					<b>\$ <u>111,437.68</u></b>	

**The Preserve at Wilderness Lake Community Development District**  
**Reserve Fund Expenditures**  
 October 1, 2020 Through August 31, 2021

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice</u>	<u>Invoice Description</u>	<u>Code</u>	<u>Invoice Amount</u>
Cool Coast Heating & Cooling Inc	012341	5521	A/C Installation of York 5 Ton Handler 10/20	Capital Reserves	\$ 4,400.00
Ferguson Enterprises	012356	8817856	Lodge Faucets 10/20	Capital Reserves	\$ 1,211.64
Upbeat Inc.	012355	623414	Contour Bench -Black 10/20	Capital Reserves	\$ 1,757.33
Upbeat Inc.	012369	623514	Replacement Poolside Grill 08/20	Capital Reserves	\$ 360.00
Welch Tennis Courts, Inc.	012328	58752	WTC Premium 6' Vents	Capital Reserves	\$ 643.43
A Total Solution, Inc. (ATS)	012382	0000150209	Service Call - CCTV System 10/20	Capital Reserves	\$ 1,908.64
Challenger Pools	012371	Wilderness-2	Coping Repair - Lap Pool & Lagoon Pool Draw 2 09/20	Capital Reserves	\$ 5,743.33
Challenger Pools	012371	Wilderness-3R	Coping Repair - Lap Pool & Lagoon Pool Final Payment	Capital Reserves	\$ 13,073.34
Site Masters of Florida, LLC	012410	111120-3	Repair Erosion, Removed Screen & High Spots 11/20	Capital Reserves	\$ 1,400.00
Welch Tennis Courts, Inc.	012400	59213	Playmate Portable Volley 11/20	Capital Reserves	\$ 2,269.99
Site Masters of Florida, LLC	012474	121720-1	Removed & Repair Sidewalk-Reserves 12/20	Capital Reserves	\$ 4,000.00
Site Masters of Florida, LLC	012474	121720-2	Removed & Repair Sidewalk-Reserves Low Priority 12/20	Capital Reserves	\$ 4,000.00
Bay Area Environmental Services, Inc.	012496	92370	Jet Rodded & Vacuumed Storm System 10/20	Capital Reserves	\$ 2,280.00
Bay Area Environmental Services, Inc.	012496	92371	Jet Hose Installed 10/20	Capital Reserves	\$ 1,480.00

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Bayside Roofing Professionals	012522	42437	Maintenance Shed 01/21	Capital Reserves	\$ 3,025.00
Patio Land USA, Inc	012509	11824	Sling Replacement Chaise Lounges 01/21	Capital Reserves	\$ 768.00
Patio Land USA, Inc	012510	11825	50% Deposit - Chaise Lounges 01/21	Capital Reserves	\$ 2,449.50
Tylo Helo	CD261	CD261	Men's Sauna - Heat Sensor	Capital Reserves	\$ 300.66
Tylo Helo	CD261	CD261	Men's Sauna - Timer Kit	Capital Reserves	\$ 221.50
Patio Land USA	CD261	CD261	Umbrellas	Capital Reserves	\$ 999.99
Site Masters of Florida, LLC	012507	010821-2	Excavated Depressed Area 01/21	Capital Reserves	\$ 2,400.00
Advanced Recreational Concepts, LLC	012551	5264	Replacement Materials 02/21	Capital Reserves	\$ 330.00
AIC Painting, Inc.	012550	18350	Prep & Paint Metal Doors 02/21	Capital Reserves	\$ 1,950.00
Florida Courts, Inc.	012536	4185	50% Deposit Refurbish Tennis Courts 01/21	Capital Reserves	\$ 6,950.00
PBSS Inc./American Lock	012588	10878	Site Service, Equipment, Material, Supplies & Labor 01/21	Capital Reserves	\$ 1,525.00
Lowe's	CD262	CD262	Class Room Screen Door Replacement	Capital Reserves	\$ 360.00
RedTree Landscape Systems, LLC	012591	6229	Irrigation Install Control Box & Tank for Caliente 11/20	Capital Reserves	\$ 3,568.00
RedTree Landscape Systems, LLC	012542	6668	Irrigation Install Caliente Project 01/21	Capital Reserves	\$ 12,255.00

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RedTree Landscape Systems, LLC	012542	6671	Irrigation Install New Pump Caliente Project 01/21	Capital Reserves	\$ 12,753.75
RedTree Landscape Systems, LLC	012578	6864	Irrigation Install Under Road & Sidewalk 02/21	Capital Reserves	\$ 3,926.50
Site Masters of Florida, LLC	012563	012921-2	Replaced 5.5 Sidewalk Panels 01/21	Capital Reserves	\$ 2,750.00
Site Masters of Florida, LLC	012581	021021-2	Removed & Replaced Paver Path at Lodge 02/21	Capital Reserves	\$ 3,950.00
Suncoast Pool Service	012582	6995	Replace Pool Heater 02/21	Capital Reserves	\$ 3,400.00
Suncoast Pool Service	012582	6996	Replace Pump for Hot Tub 02/21	Capital Reserves	\$ 660.00
Upbeat Inc.	012593	625324	Playground Part Stoneleigh/Foxgrove - 02/21	Capital Reserves	\$ 1,285.41
Cool Coast Heating & Cooling Inc	012649	6033	AC Repair 03/21	Capital Reserves	\$ 2,800.00
Florida Courts, Inc.	012599	4149	Refurbish 2 Tennis Courts 02/21	Capital Reserves	\$ 7,750.00
Gulf Coast Tractor & Equipment	012652	200-2011364	Backpack Blower 03/20	Capital Reserves	\$ 359.99
Harris Romaner Graphics	012640	20472	Repairs 03/21	Capital Reserves	\$ 500.00
Himes Electrical Service, Inc.	012614	21760	Boring Underground Conduit 03/21	Capital Reserves	\$ 1,925.00
RedTree Landscape Systems, LLC	012602	6894	Irrigation Repair - New Pump & Well 02/21	Capital Reserves	\$ 130.15
Tierra, Inc.	012658	42341	Geotechnical Engineering Services 12/20	Capital Reserves	\$ 5,000.00

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Tierra, Inc.	012658	42490	Geotechnical Engineering Services 02/21	Capital Reserves	\$ 1,000.00
Upbeat, Inc.	012647	625645	46 Inch Steel Table 03/21	Capital Reserves	\$ 1,202.33
Welch Tennis Courts, Inc.	012632	60813	Replace Canopy 03/21	Capital Reserves	\$ 856.00
Welch Tennis Courts, Inc.	012660	61008	6' WTC Premium Widescreen 03/21	Capital Reserves	\$ 1,858.76
Patio Land USA, Inc	012669	11847-A	Balance Due - Chaise Lounges 03/21	Capital Reserves	\$ 2,449.50
Site Masters of Florida, LLC	012672	032921-2	Re-Constructed Geoweb Erosion - Deer Path Lane 03/21	Capital Reserves	\$ 4,200.00
Site Masters of Florida, LLC	012699	04121-1	Drainage Maintenance 04/21	Capital Reserves	\$ 4,200.00
Lowe's	CD264	CD264	Poolside Chairs	Capital Reserves	\$ 319.68
Cardno, Inc.	012734	529214	Engineering Services Pond Coping Repairs 04/21	Capital Reserves	\$ 5,709.51
Nautical Pressure Washing LLC	012742	042921	Roof Pressure Washing 04/21	Capital Reserves	\$ 5,400.00
Patio Land USA, Inc	012774	11918-A	Umbrella Bases 05/21	Capital Reserves	\$ 700.00
Patio Land USA, Inc	012775	11919-A	50% Deposit - Poolside Dining Chair Replacements 05/21	Capital Reserves	\$ 1,579.50
Patio Land USA, Inc	012776	11920-A	50% Deposit - Poolside High Back Chair Replacements 05/21	Capital Reserves	\$ 1,668.00

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Site Masters of Florida, LLC	012728	042321-1	Berm Restoration 04/21	Capital Reserves	\$ 2,300.00
Sun Pavers of Florida, Inc	012751	R21649	Campus Pavers 04/21	Capital Reserves	\$ 1,941.75
Site Masters of Florida, LLC	012792	052621-4	Sidewalk Replacements 05/21	Capital Reserves	\$ 4,000.00
Florida Jetclean - Jetclean America	012856	14154	Jetvac Truck for Desilting & Vacuum Removal Debris 06/21	Capital Reserves	\$ <u>1,600.00</u>
<b>Reserve Expenditure Total</b>					<b>\$ <u>169,806.18</u></b>