



Rizzetta & Company

Wiregrass II Community Development District

**Board of Supervisors' Meeting
July 25, 2025**

**District Office:
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544
813.994.1001**

www.wiregrassllcdd.org

WIREGRASS II COMMUNITY DEVELOPMENT DISTRICT

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

Board of Supervisors	Bill Porter Colby Chandler Kyle Larsen Haley Porter Quinn Porter	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Scott Brizendine	Rizzetta & Company, Inc.
District Manager	Sean Craft	Rizzetta & Company, Inc.
District Counsel	Lindsay Whelan	Kutak Rock
District Engineer	Victor Barbosa	Atwell, LLC.

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 comments on 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 special accommodations 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 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 the appeal is to be based.

WIREFRASS II COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE – Wesley Chapel, Florida (813) 994-1001
Mailing Address - 3434 Colwell Avenue, Suite 200, Tampa, FL 33614
www.wiregrassiicdd.org

July 17, 2025

Board of Supervisors
Wiregrass II Community
Development District

AGENDA

Dear Board Members:

The audit committee and regular meetings of the Board of Supervisors of the Wiregrass II Community Development District will be held on **Friday, July 25, 2025 at 11:30 a.m.** at the offices of Rizzetta & Company Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544. The following is the agenda for this meeting:

AUDIT COMMITTEE MEETING

1. **CALL TO ORDER**
2. **BUSINESS ADMINISTRATION**
 - A. Ranking of Auditing Proposals Tab 1
3. **ADJOURNMENT**

BOS MEETING:

1. **CALL TO ORDER**
2. **AUDIENCE COMMENTS**
3. **BUSINESS ITEMS**
 - A. Consideration of Audit Committee Recommendation
 - B. Consideration of Proposal for Dog Waste Stations Tab 2
 - C. Consideration of Proposals for Plant Replacements Tab 3
4. **STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. Construction Manager
 - D. District Manager Tab 4
 - E. Landscape Inspection Services Report (Under Separate Cover)
5. **BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors Regular Meeting held on May 30, 2025 Tab 5
 - B. Consideration of Minutes of the Audit Committee Meeting held on May 30, 2025 Tab 6
 - C. Ratification of Operation & Maintenance Expenditures May 2025 Tab 7
6. **SUPERVISOR REQUESTS**
7. **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 Sean Craft at scraft@rizzetta.com.

Sincerely,

Sean Craft

Sean Craft
District Manager

Tab 1

Wiregrass II Community Development District

Proposer

DiBartolomeo, McBee, Hartley & Barnes, P.A.
Certified Public Accountants

**2222 Colonial Road, Suite 200
Fort Pierce, Florida 34950
(772) 461-8833**

**591 SE Port St. Lucie Boulevard
Port Saint Lucie, Florida 34984
(772) 878-1952**

Contact:

**Jim Hartley, CPA
Principal**

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Wiregrass II
Community Development District
Audit Selection Committee

Dear Committee Members:

We are pleased to have this opportunity to present the qualifications of DiBartolomeo, McBee, Hartley & Barnes, P.A. (DMHB) to serve as Wiregrass II Community Development District's independent auditors. The audit is a significant engagement demanding various professional resources, governmental knowledge and expertise, and, most importantly, experience serving Florida local governments. DMHB understands the services required and is committed to performing these services within the required time frame. We have the staff available to complete this engagement in a timely fashion. We audit several entities across the State making it feasible to schedule and provide services at the required locations.

Proven Track Record—Our clients know our people and the quality of our work. We have always been responsive, met deadlines, and been willing to go the extra mile with the objective of providing significant value to mitigate the cost of the audit. This proven track record of successfully working together to serve governmental clients will enhance the quality of services we provide.

Experience—DMHB has a history of providing quality professional services to an impressive list of public sector clients in Florida. We currently serve a large number of public sector entities in Florida, including cities, villages, special districts, as well as a large number of community development districts. Our firm has performed in excess of 100 community development district audits. In addition, our senior management team members have between 25 and 35 years experience in serving Florida governments. DMHB is a recognized leader in providing services to governmental and non-profit agencies within the State of Florida. Through our experience in performing audits, we have been able to increase our audit efficiency and therefore reduce cost. We have continually passed this cost saving on to our clients and will continue to do so in the future. As a result of our experience and expertise, we have developed an effective and efficient audit approach designed to meet or exceed the performance specifications in accordance with audit standards generally accepted in the United States of America, the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States with minimal disruption to your operations. Our firm has frequent technical updates to keep our personnel informed and up to date on all changes that are occurring within the industry.

Timeliness – In order to meet the Districts needs, we will perform interim internal control testing by January 31st from unaudited preliminary general ledgers provided. The remaining testing will be completed no later than May 1st. We will also review all minutes and subsequent needs related to the review of the minutes by January 31st. Follow up review will be completed as necessary.

Communication and Knowledge Sharing— Another driving force behind our service approach is frequent, candid and open communication with management with no surprises. During the course of the audit, we will communicate with management on a regular basis to provide you with a status report on the audit and to discuss any issues that arise, potential management letter comments, or potential audit differences.

In the accompanying proposal, you will find additional information upon which you can evaluate DMHB's qualifications. Our full team is in place and waiting to serve you. Please contact us at 2222 Colonial Road, Suite 200 Fort Pierce, FL 34950. Our phone number is (772) 461-8833. We look forward to further discussion on how our team can work together with you.

Very truly yours,

A handwritten signature in black ink that reads "DiBartolomeo, McBee, Hartley & Barnes". The signature is written in a cursive, flowing style.

DiBartolomeo, McBee, Hartley & Barnes, P.A.

PROFESSIONAL QUALIFICATIONS

DiBartolomeo, McBee, Hartley & Barnes, P.A. is a local public accounting firm with offices in the cities of Fort Pierce and Port St. Lucie. The firm was formed in 1982.

➤ *Professional Staff Resources*

Our services will be delivered through personnel in both our Port St. Lucie and Ft. Pierce offices, located at 591 S.E. Port St. Lucie Blvd., Port St. Lucie, FL 34984 and 2222 Colonial Road, Suite 200, Fort Pierce, Florida 34950, respectively. DMHB has a total of 19 professional staff including 9 with extensive experience serving governmental entities.

Professional Staff Classification	Number of Professionals
Partner	4
Managers	2
Senior	2
Staff	11
	19

DiBartolomeo, McBee, Hartley & Barnes provides a variety of accounting, auditing, tax litigation support, estate planning, and consulting services. Some of the governmental, non-profit accounting, auditing and advisory services currently provided to clients include:

- Annual financial and compliance audits including Single Audits of State and Federal financial assistance programs under the OMB A-133 audit criteria
- Issuance of Comfort Letters, consent letters, and parity certificates in conjunction with the issuance of tax-exempt debt obligations, including compiling financial data and interim period financial statement reviews
- Assisting in compiling historical financial data for first-time and subsequent submissions for the GFOA Certificate of Achievement for Excellence in Financial Reporting

PROFESSIONAL QUALIFICATIONS (CONTINUED)

➤ *Professional Staff Resources (Continued)*

- Audits of franchise fees received from outside franchisees
- Preparation of annual reports to the State Department of Banking and Finance
- Audits of Internal Controls – Governmental Special Project
- Assistance with Implementation of current GASB pronouncements

➤ *Current and Near Future Workload*

In order to better serve and provide timely and informative financial data, we have comprised an experienced audit team. Our present and future workloads will permit the proposed audit team to perform these audits within the time schedule required and meet all deadlines.

➤ *Identification of Audit Team*

The team is composed of people who are experienced, professional, and creative. They fully understand your business and will provide you with reliable opinions. In addition, they will make a point to maintain ongoing dialogue with each other and management about the status of our services.

The auditing firm you select is only as good as the people who serve you. We are extremely proud of the outstanding team we have assembled for your engagement. Our team brings many years of relevant experience coupled with the technical skill, knowledge, authority, dedication, and most of all, the commitment you need to meet your government reporting obligations and the challenges that will result from the changing accounting standards.

A flow chart of the audit team and brief resumes detailing individual team members' experience in each of the relevant areas follow.

Jim Hartley, CPA – Engagement Partner (resume attached)
Will assist in the field as main contact

Jay McBee, CPA – Technical Reviewer (resume attached)

Christine Kenny, CPA – Senior (resume attached)

Jim Hartley

Partner – DiBartolomeo, McBee, Hartley & Barnes

Experience and Training

Jim has over 35 years of public accounting experience and would serve as the engagement partner. His experience and training include:

- 35 years of non-profit and governmental experience.
- Specializing in serving entities ranging from Government to Associations and Special District audits.
- Has performed audits and advisory services for a variety of public sector entities.
- Has extensive experience performing audits of federal grant recipients in accordance with the Single Audit Act and the related Office of Management and Budget (OMB) guidelines.
- Experienced in maintaining the GFOA Certificate of Achievement.
- 120 hours of CPE credits over the past 3 years.

Recent Engagements

Has provided audit services on governmental entities including towns, villages, cities, counties, special districts and community development districts. Jim has assisted with financial statement preparation, system implementation, and a variety of services to a wide range of non-profit and governmental entities. Jim currently provides internal audit and consulting services to governmental entities and non-profit agencies to assist in implementing and maintaining “best practice” accounting policies and procedures. Jim provides auditing services to the Fort Pierce Utilities Authority, St. Lucie County Fire District, City of Port St. Lucie, Tradition CDD #1 – 10, Southern Groves CDD #1-6, Multiple CDD audits, Town of St. Lucie Village, Town of Sewall’s Point, Town of Jupiter Island along with several other entities, including Condo and Homeowner Associations.

Education and Registrations

- Bachelor of Science in Accounting – Sterling College.
- Certified Public Accountant

Professional Affiliations

- Member of the American Institute of Certified Public Accountants
- Member of the Florida Institute of Certified Public Accountants
- Member of the Florida Government Finance Officers Association

Volunteer Service

- Treasurer & Executive Board - St. Lucie County Chamber of Commerce
- Budget Advisory Board - St. Lucie County School District
- Past Treasurer - Exchange Club for Prevention of Child Abuse & Exchange Foundation Board
- Board of Directors – State Division of Juvenile Justice

Jay L. McBee

Partner – DiBartolomeo, McBee, Hartley & Barnes

Experience and Training

Jay has over 45 years of public accounting experience and would serve as the technical reviewer on the audit. His experience and training include:

- 45 years of government experience.
- Specializing in serving local government entities.
- Has performed audits and advisory services for a variety of public sector entities including counties, cities, special districts, and school districts.
- Has experience performing audits of federal grant recipients in accordance with the Single Audit Act and the related Office of Management and Budget (OMB) guidelines, including Circular A-133 and the Rules of the Auditor General.
- Has extensive experience in performing pension audits.
- Experienced in developing and maintaining the GFOA Certificate of Achievement.
- 120 Hours of relevant government CPE credits over the past 3 years.
- Experience in municipal bond and other governmental-financing options and offerings.

Recent Engagements

Has provided auditing services on local governmental entities including towns, villages, cities, counties, special district and community development districts. Jay has assisted with financial preparation, system implementation, and a variety of government services to a wide range of governmental entities. Jay currently provides auditing services to the City of Port St. Lucie, City of Okeechobee Pension Trust Funds, St. Lucie County Fire District Pension funds, along with several other non-profit and governmental entities.

Education and Registrations

- Bachelor of Science in Accounting and Quantitative Business Management – West Virginia University.
- Certified Public Accountant

Professional Affiliations

- Member of the American Institute of Certified Public Accountants
- Member of the Florida Institute of Certified Public Accountants
- Member of the Florida Government Finance Officers Association

Volunteer Service

- Member of the St. Lucie County Citizens Budget Committee
- Finance committee for the First United Methodist Church
- Treasurer of Boys & Girls Club of St. Lucie County

Christine M. Kenny, CPA

Senior Staff – DiBartolomeo, McBee, Hartley & Barnes

Experience and training

Christine has over 18 years of public accounting experience and would serve as a senior staff for the Constitutional Officers. Her experience and training include:

- 18 years of manager and audit experience.
- Has performed audits and advisory services for a variety of public sector entities including counties, cities, towns and special districts.
- Has experience performing audits of federal grant recipients in accordance with the Single Audit Act and the related Office of Management and Budget (OMB) guidelines, including Circular A-133 and the Rules of the Auditor General.
- 100 hours of relevant government CPE credits over the past 3 years.

Recent Engagements

Has provided audit services on governmental entities including towns, villages, cities and special districts. Christine has assisted with financial statement preparation, system implementation, and a variety of services to a wide range of non-profit and governmental entities. Christine currently provides services to multiple agencies to assist in implementing and maintaining “best practice” accounting policies and procedures.

Engagements include St. Lucie County Fire District, City of Fort Pierce, Town of Sewall’s Point, and Town of St. Lucie Village.

Education and Registrations

- Bachelor of Science in Accounting – Florida State University
- Professional Affiliations
- Active Member of the Florida Institute of Certified Public Accountants
- Active Member of the American Institute of Certified Public Accountants
- Member of the Florida Government Finance Officers Association

PROFESSIONAL QUALIFICATIONS (CONTINUED)

➤ *Governmental Audit Experience*

DiBartolomeo, McBee, Hartley & Barnes, P.A., through its principals and members, has provided continuous in-depth professional accounting, auditing, and consulting services to local government units, nonprofit organizations, and commercial clients. Our professionals have developed considerable expertise in performing governmental audits and single audits and in preparing governmental financial statements in conformance with continually evolving GASB pronouncements, statements, and interpretations. All of the public sector entities we serve annually are required to be in accordance with GASB pronouncements and government auditing standards. We currently perform several Federal and State single audits in compliance with OMB Circular A-133 and under the Florida Single Audit Act. Our professionals are also experienced in assisting their clients with preparing Comprehensive Annual Financial Reports (GFOA).

All work performed by our firm is closely supervised by experienced certified public accountants. Only our most seasoned CPA's perform consulting services. Some of the professional accounting, auditing, and management consulting services currently provided to our local governmental clients include:

- Annual financial and compliance audits including Single Audits of State and Federal financial assistance programs under OMB A-133 audit criteria and the Florida Single Audit Act
- Assisting in compiling historical financial data for first-time and supplemental submissions for GFOA Certificate of Achievement of Excellence in Financial Reporting
- Audits of franchise fees received from outside franchisees
- Assistance with Implementation of GASB-34
- Internal audit functions
- Fixed assets review and updating cost/depreciation allocations and methods

ADDITIONAL DATA

➤ *Procedures for Ensuring Quality Control & Confidentiality*

Quality control in any CPA firm can never be taken for granted. It requires a continuing commitment to professional excellence. DiBartolomeo, McBee, Hartley & Barnes is formally dedicated to that commitment.

In an effort to continue to maintain the standards of working excellence required by our firm, DiBartolomeo, McBee, Hartley & Barnes, P.A. joined the Quality Review Program of the American Institute of Certified Public Accountants. To be a participating member firm, a firm must obtain an independent compliance review of its quality control policies and procedures to ascertain the firm's compliance with existing auditing standards on the applicable engagements. The scope of peer review is comprehensive in that it specifically reviews the following quality control policies and procedures of the participating firm:

- Professional, economic, and administrative independence
- Assignment of professional personnel to engagements
- Consultation on technical matters
- Supervision of engagement personnel
- Hiring and employment of personnel
- Professional development
- Advancement
- Acceptance and continuance of clients
- Inspection and review system

➤ *Independence*

Independence is a hallmark of our profession. We encourage our staff to use professional judgment in situations where our independence could be impaired or the perception of a conflict of interest might exist. In the governmental sector, public perception is as important as professional standards. Therefore, independent auditors must exercise utmost care in the performance of their duties.

Our firm has provided continuous certified public accounting services in the government sector for 31 years, and we are independent of the Community Development Districts as defined by the following rules, regulations, and standards:

ADDITIONAL DATA (CONTINUED)

➤ *Independence (Continued)*

- Au Section 220 – Statements on Auditing Standards issued by the American Institute of Certified Public Accountants
- ET Sections 101 and 102 – Code of Professional Conduct of the American Institute of Certified Public Accountants
- Chapter 21A-21, Florida Administrative Code
- Section 473.315, Florida Statutes
- Government Auditing Standards, issued by the Comptroller General of the United States

➤ *Computer Auditing Capabilities*

DiBartolomeo, McBee, Hartley & Barnes' strong computer capabilities as demonstrated by our progressive approach to computer auditing and extensive use of microcomputers. Jay McBee is the MIS partner for DMHB. Jay has extensive experience in auditing and evaluating various computer systems and would provide these services in this engagement.

We view the computer operation as an integral part of its accounting systems. We would evaluate the computer control environment to:

- Understand the computer control environment's effect on internal controls
- Conclude on whether aspects of the environment require special audit attention
- Make preliminary determination of comments for inclusion in our management letter

This evaluation includes:

- System hardware and software
- Organization and administration
- Access

Contracts of Similar Nature within References

Client	Years	Annual Audit In Accordance With GAAS	Engagement Partner	Incl. Utility Audit/ Consulting	GFOA Cert.	GASB 34 Implementation & Assistance	Total Hours
St. Lucie County Fire District Karen Russell, Clerk-Treasurer (772)462-2300	1984 - Current	√	Jim Hartley			√	250-300
City of Fort Pierce Johnna Morris, Finance Director (772)-460-2200	2005-current	√	Mark Barnes		√	√	800
Fort Pierce Utilities Authority Nina Hurtubise, Finance Director (772)-466-1600	2005-current	√	Jim Hartley	√	√	√	600
Town of St. Lucie Village Diane Robertson, Town Clerk (772) 595-0663	1999 – current	√	Jim Hartley			√	100
City of Okeechobee Pension Trust Funds Marita Rice, Supervisor of Finance (863)763-9460	1998 – current	√	Jay McBee				60
St. Lucie County Fire District 175 Pension Trust Fund Chris Bushman , Captain (772) 462-2300	1990 – current	√	Jay McBee				60
Tradition Community Development District 1-10 Alan Mishlove, District Finance Manager (407)382-3256	2002 - current	√	Jim Hartley			√	350
Legends Bay Community Development District Patricia Comings-Thibault (321)263-0132	2013-current	√	Jim Hartley				50
Union Park Community Development District Patricia Comings-Thibault (321)263-0132	2013-current	√	Jim Hartley				50
Deer Island Community Development District Patricia Comings-Thibault (321)263-0132	2013-current	√	Jim Hartley				50
Park Creek Community Development District Patricia Comings-Thibault (321)263-0132	2013-current	√	Jim Hartley				50
Waterleaf Community Development District Patricia Comings-Thibault (321)263-0132	2013-current	√	Jim Hartley				50

TECHNICAL APPROACH

a. *An Express Agreement to Meet or Exceed the Performance Specifications.*

1. The audit will be conducted in compliance with the following requirements:
 - a. Rules of the Auditor General for form and content of governmental audits
 - b. Regulations of the State Department of Banking and Finance
 - c. Audits of State and Local Governmental Units-American Institute of Certified Public Accountants.
2. The audit report shall contain the opinion of the auditor in reference to all financial statements, and an opinion reflecting compliance with applicable legal provisions.
3. We will also provide the required copies of the audit report, the management letter, any related reports on internal control weaknesses and one copy of the adjusting journal entries and financial work papers.
4. The auditor shall, at no additional charge, make all related work papers available to any Federal or State agency upon request in accordance with Federal and State Laws and Regulations.
5. We will work in cooperation with the District, its underwriters and bond council in regard to any bond issues that may occur during the term of the contract.
6. The financial statements shall be prepared in conformity with Governmental Accounting Standards Board Statement Number 34, 63 and 65.

We will commit to issuing the audit for each Fiscal year by June 1st of the following year. In order to ensure this we will perform interim internal control testing as required by January 31st from unaudited preliminary general ledgers provided. The remaining testing will be completed no later than May 1st. We will also review all minutes and subsequent needs related to the review of the minutes by January 30th. Follow up review will be completed as necessary.

b. A Tentative Schedule for Performing the Key phases of the Audit

Audit Phase and Tasks	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.
<i>I. Planning Phase:</i>							
Meetings and discussions with Wiregrass II Community Development District personnel regarding operating, accounting and reporting matters							
Discuss management expectations, strategies and objectives							
Review operations							
Develop engagement plan							
Study and evaluate internal controls							
Conduct preliminary analytical review							
<i>II. Detailed Audit Phase:</i>							
Conduct final risk assessment							
Finalize audit approach plan							
Perform substantive tests of account balances							
Perform single audit procedures (if applicable)							
Perform statutory compliance testing							
<i>III. Closing Phase:</i>							
Review subsequent events, contingencies and commitments							
Complete audit work and obtain management representations							
Review proposed audit adjustments with client							
<i>IV. Reporting Phase:</i>							
Review or assist in preparation of financial statement for Wiregrass II Community Development District							
Prepare management letter and other special reports							
Exit conference with Wiregrass II Community Development District officials and management							
Delivery of final reports							

b. SPECIFIC AUDIT APPROACH

Our partners are not strangers who show up for an entrance conference and an exit conference. We have developed an audit plan that allows the partners to directly supervise our staff in the field. By assigning two partners to the audit, we will have a partner on-site for a significant portion of the fieldwork. This also gives the District an additional contact individual for questions or problems that may arise during the audit.

The scope of our services will include a financial, as well as, a compliance audit of the District's financial statements. Our audit will be conducted in accordance with auditing standards generally accepted in the United States and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Additionally, our audit will be conducted in accordance with the provisions of Chapter 10.550, Rules of the Auditor General, which govern the conduct of local government entity audits performed in the State of Florida.

Our audit approach places emphasis on the accounting information system and how the data is recorded, rather than solely on the verification of numbers on a financial statement. This approach enables us to:

- Maximize our understanding of the District's operating environment
- Minimize time required conducting the audit since we start with broad considerations and narrow to specific audit objectives in critical areas

Our audit approach consists of four phases encompassing our audit process:

- Planning Phase
- Detailed Audit Phase
- Closing Phase
- Reporting

Planning Phase

Meetings and Expectations:

Our first step in this phase will be to set up a planning meeting with the financial and operating management of Wiregrass II Community Development District. Our goal here is to eliminate "surprises." By meeting with responsible officials early on we can discuss significant accounting policies, closing procedures and timetables, planned timing of our audit procedures and expectations of our work. This will also be the starting point for our discussions with management related to *SAS No. 99-Consideration of Fraud in a Financial Statement Audit*. Inquiries will be made regarding managements knowledge of fraud and on management's views regarding the risk of fraud.

Review Operations and Develop Engagement Plan

It is critical that we understand the District's operating environment. To do this we will obtain and review such items as, organizational charts, recent financial statements, budget information, major contracts and lease agreements. We will also gather other information necessary to increase our understanding of the District's operations, organization, and internal control.

Study and Evaluate Internal Control

As part of general planning, we will obtain an understanding and assessment of the District's control environment. This assessment involves a review of management's operating style, written internal control procedures, and the District's accounting system. The assessment is necessary to determine if we can rely on control procedures and thus reduce the extent of substantive testing.

We then test compliance with established control procedures by ascertaining that the significant strengths within the system are functioning as described to us. Generally, transactions are selected and reviewed in sufficient detail to permit us to formulate conclusions regarding compliance with control procedures and the extent of operation compliance with pertinent laws and regulations. This involves gaining an understanding of the District's procedures, laws and regulations, and testing systems for compliance by examining contracts, invoices, bid procedures, and other documents. After testing controls, we then evaluate the results of those tests and decide whether we can rely on controls and thus reduce other audit procedures.

Conduct Preliminary Analytical Review

Also during the planning stage, we undertake analytical procedures that aid us in focusing our energies in the right direction. We call these analytical reviews.

A properly designed analytical review can be a very effective audit procedure in audits of governmental units. Analytical reviews consist of more than just a comparison of current-year actual results to prior-year actual results. Very effective analytical review techniques include trend analysis covering a number of years and comparisons of information not maintained totally within the financial accounting system, such as per capita information, prevailing market interest rates, housing statistics, etc.

Some examples of effective analytical reviews performed together and/or individually include:

- Comparison of current-year actual results with current-year budget for the current and past years with investigation of significant differences and/or trends
- Trend analysis of the percentage of current-year revenues to current-year rates for the current and previous years with investigation of significant changes in the collection percentage
- Trend analysis of the percentage of expenditures by function for the current and previous years with investigation of significant changes in percentages by department
- Monthly analysis of receipts compared to prior years to detect trends that may have audit implications

Conclusions reached enable us to determine the nature, timing and extent of other substantive procedures.

Detailed Audit Phase

Conduct Final Risk Assessment and Prepare Audit Programs

Risk assessment requires evaluating the likelihood of errors occurring that could have a material affect on the financial statements being audited. The conclusions we reach are based on many evaluations of internal control, systems, accounts, and transactions that occur throughout the audit. After evaluating the results of our tests of control and our final risk assessment we can develop detailed audit programs.

Perform Substantive Tests of Account Balances

These tests are designed to provide reasonable assurance as to the validity of the information produced by the accounting system. Substantive tests involve such things as examining invoices supporting payments, confirmation of balances with independent parties, analytical review procedures, and physical inspection of assets. All significant accounts will be subjected to substantive procedures. Substantive tests provide direct evidence of the completeness, accuracy, and validity of data.

Perform Single Audit Procedures (if applicable)

During the planning phase of the audit we will request and review schedules of expenditures of federal awards and state financial assistance. These schedules will be the basis for our determination of the specific programs we will test.

In documenting our understanding of the internal control system for the financial statement audit, we will identify control activities that impact major federal and state programs as well. This will allow us to test certain controls for the financial audit and the single audit concurrently. We will then perform additional tests of controls for each federal and state program selected for testing. We will then evaluate the results of the test of controls to determine the nature, timing and extent of substantive testing necessary to determine compliance with major program requirements.

Perform Statutory Compliance Testing

We have developed audit programs for Wiregrass II Community Development District designed to test Florida Statutes as required by the Auditor General. These programs include test procedures such as general inquiries, confirmation from third parties, and examination of specific documents.

Closing Phase

During the closing phase we perform detail work paper reviews, request legal letters, review subsequent events and proposed audit adjustments. Communication with the client is critical in this phase to ensure that the information necessary to prepare financial statements in conformity with accounting principles generally accepted in the United States has been obtained.

Reporting Phase

Financial Statement Preparation

As a local firm, we spend a considerable amount of time on financial statement preparation and support. With this in mind, we can assist in certain portions of the preparation of financial statements or simply review a draft of financials prepared by your staff. We let you determine our level of involvement.

Management Letters

We want to help you solve problems before they become major.

Our management letters go beyond citing possible deficiencies in the District's internal control structures. They identify opportunities for increasing revenues, decreasing costs, improving management information, protecting assets and improving operational efficiency.

The diversity of experience of our personnel and their independent and objective viewpoints make the comments, observations, and conclusions presented in our management letters a valuable source of information. We have provided positive solution-oriented objective recommendations to our governmental clients regarding investments, accounting accuracy, data processing, revenue bonds, payroll, utility billing, purchasing, budgeting, risk management, and internal auditing.

This review ensures the integrity of the factual data in the management letter but does not influence or impair our independence.

Exit Conferences and Delivery of Reports

We anticipate meeting with appropriate District personnel in February and issuing the final required reports by the May meeting of each year.

PROPOSED AUDIT FEE

DiBartolomeo, McBee, Hartley & Barnes P.A. will perform the annual audit of Wiregrass II Community Development District as follows:

September 2025	\$ 2,950
September 2026	\$ 3,150
September 2027	\$ 3,300
September 2028	\$ 3,450
September 2029	\$ 3,600

In years of new debt issuance fees may be adjusted as mutually agreed upon.



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

Proposal to Provide Financial Auditing Services:

WIREFRASS II COMMUNITY DEVELOPMENT DISTRICT

Proposal Due: June 30, 2025
12:00PM

Submitted to:

Wiregrass II
Community Development District
c/o District Manager
3434 Colwell Avenue, Suite 200
Tampa, FL 33634

Submitted by:

Antonio J. Grau, Partner
Grau & Associates
1001 Yamato Road, Suite 301
Boca Raton, Florida 33431

Tel (561) 994-9299

Fax (561) 994-5823

tgrau@graucpa.com

www.graucpa.com



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

June 30, 2025

Wiregrass II Community Development District
c/o District Manager
3434 Colwell Avenue, Suite 200
Tampa, FL 33634

Re: Request for Proposal for Professional Auditing Services for the fiscal year ended September 30, 2025, with an option for four (4) additional optional annual renewals.

Grau & Associates (Grau) welcomes the opportunity to respond to the Wiregrass II Community Development District's (the "District") Request for Proposal (RFP), and we look forward to working with you on your audit. We are an energetic and robust team of knowledgeable professionals and are a recognized leader of providing services to Community Development Districts. As one of Florida's few firms to primarily focus on government, we are especially equipped to provide you an effective and efficient audit.

Government audits are at the core of our practice: **95% of our work is performing audits for local governments and of that 98% are for special districts.** With our significant experience, we are able to increase efficiency, to provide immediate and continued savings, and to minimize disturbances to your operations.

Why Grau & Associates:

Knowledgeable Audit Team

Grau is proud that the personnel we assign to your audit are some of the most seasoned auditors in the field. Our staff performs governmental engagements year-round. When not working on your audit, your team is refining their audit approach for next year's audit. Our engagement partners have decades of experience and take a hands-on approach to our assignments, which all ensures a smoother process for you.

Servicing your Individual Needs

Our clients enjoy personalized service designed to satisfy their unique needs and requirements. Throughout the process of our audit, you will find that we welcome working with you to resolve any issues as swiftly and easily as possible. In addition, due to Grau's very low turnover rate for our industry, you also won't have to worry about retraining your auditors from year to year.

Developing Relationships

We strive to foster mutually beneficial relationships with our clients. We stay in touch year-round, updating, collaborating and assisting you in implementing new legislation, rules and standards that affect your organization. We are also available as a sounding board and assist with technical questions.

Maintaining an Impeccable Reputation

We have never been involved in any litigation, proceeding or received any disciplinary action. Additionally, we have never been charged with, or convicted of, a public entity crime of any sort. We are financially stable and have never been involved in any bankruptcy proceedings.

Complying With Standards

Our audit will follow the Auditing Standards of the AICPA, Generally Accepted Government Auditing Standards, issued by the Comptroller General of the United States, and the Rules of the Auditor General of the State of Florida, and any other applicable federal, state and local regulations. We will deliver our reports in accordance with your requirements.

This proposal is a firm and irrevocable offer for 90 days. We certify this proposal is made without previous understanding, agreement or connection either with any previous firms or corporations offering a proposal for the same items. We also certify our proposal is in all respects fair, without outside control, collusion, fraud, or otherwise illegal action, and was prepared in good faith. Only the person(s), company or parties interested in the project as principals are named in the proposal. Grau has no existing or potential conflicts and anticipates no conflicts during the engagement. Our Federal I.D. number is 20-2067322.

We would be happy to answer any questions or to provide any additional information. We are genuinely excited about the prospect of serving you and establishing a long-term relationship. Please do not hesitate to call or email either of our Partners, Antonio J. Grau, CPA (tgrau@graucpa.com) or David Caplivski, CPA (dcaplivski@graucpa.com) at 561.994.9299. We thank you for considering our firm's qualifications and experience.

Very truly yours,
Grau & Associates



Antonio J. Grau

Firm Qualifications



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

Grau's Focus and Experience

Our Team



3 Partners
11 Professional Staff
2 Administrative Professionals



2005

Year founded

Services Provided



Properly registered and licensed professional corporation by the state of FLORIDA

We are proud Members of the **American Institute of Certified Public Accountants** & the **Florida Institute of Certified Public Accountants**

Quality Controls



- ⇒ External quality review program: consistently receives a pass
- ⇒ Internal: ongoing monitoring to maintain quality



AICPA | FICPA | GFOA | FASD | FGFOA

See next page for report and certificate

March 17, 2023

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on March 16, 2023, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2025. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee

850.224.2727, x5957

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

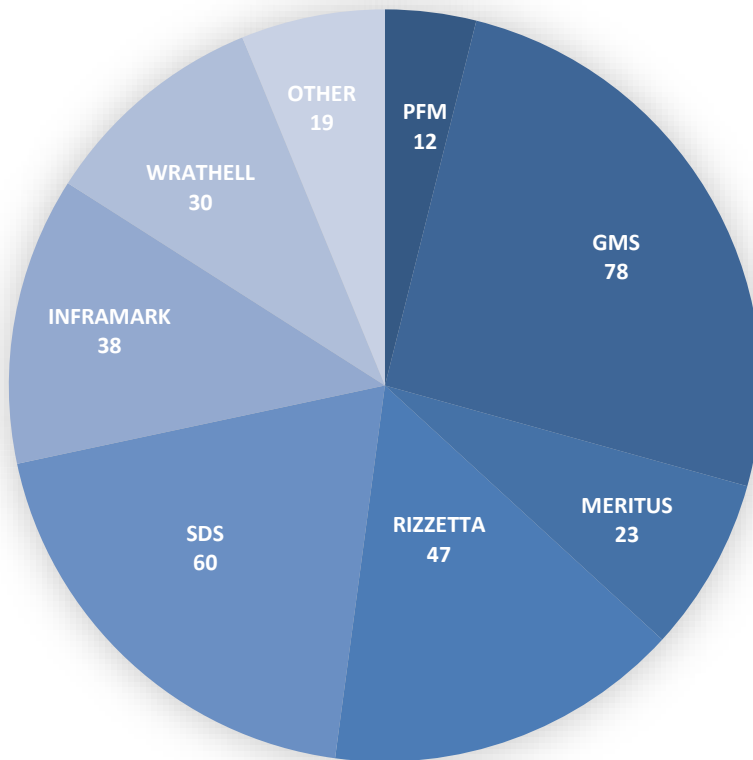
Review Number: 594791

Firm & Staff Experience



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

GRAU AND ASSOCIATES COMMUNITY DEVELOPMENT DISTRICT EXPERIENCE BY MANAGEMENT COMPANY



Profile Briefs:

Antonio J GRAU, CPA (Partner)

Years Performing Audits: 35+

CPE (last 2 years):

Government

Accounting, Auditing:

24 hours; Accounting,

Auditing and Other:

56 hours

Professional

Memberships: AICPA,

FICPA, FGFOA, GFOA

David Caplivski, CPA (Partner)

Years Performing Audits: 13+

CPE (last 2 years):

Government

Accounting, Auditing:

24 hours; Accounting,

Auditing and Other:

64 hours

Professional

Memberships: AICPA,

FICPA, FGFOA, FASD

"Here at Grau & Associates, staying up to date with the current technological landscape is one of our top priorities. Not only does it provide a more positive experience for our clients, but it also allows us to perform a more effective and efficient audit. With every changing technology available and utilized by our clients, we are constantly innovating our audit process."

- Tony Grau

"Quality audits and exceptional client service are at the heart of every decision we make. Our clients trust us to deliver a quality audit, adhering to high standards and assisting them with improvements for their organization."

- David Caplivski

YOUR ENGAGEMENT TEAM

Grau's client-specific engagement team is meticulously organized in order to meet the unique needs of each client. Constant communication within our solution team allows for continuity of staff and audit team. The Certified Information Technology Professional (CITP) Partner will bring a unique blend of IT expertise and understanding of accounting principles to the financial statement audit of the District.



The assigned personnel will work closely with the partner and the District to ensure that the financial statements and all other reports are prepared in accordance with professional standards and firm policy. Responsibilities will include planning the audit; communicating with the client and the partners the progress of the audit; and determining that financial statements and all reports issued by the firm are accurate, complete and are prepared in accordance with professional standards and firm policy.

The Engagement Partner will participate extensively during the various stages of the engagement and has direct responsibility for engagement policy, direction, supervision, quality control, security, confidentiality of information of the engagement and communication with client personnel. The engagement partner will also be involved directing the development of the overall audit approach and plan; performing an overriding review of work papers and ascertain client satisfaction.



Antonio 'Tony' J. Grau, CPA
Partner

Contact: tgrau@graucpa.com | (561) 939-6672

Experience

For over 30 years, Tony has been providing audit, accounting and consulting services to the firm's governmental, non-profit, employee benefit, overhead and arbitrage clients. He provides guidance to clients regarding complex accounting issues, internal controls and operations.

As a member of the Government Finance Officers Association Special Review Committee, Tony participated in the review process for awarding the GFOA Certificate of Achievement in Financial Reporting. Tony was also the review team leader for the Quality Review of the Office of Management Audits of School Board of Miami-Dade County. Tony received the AICPA advanced level certificate for governmental single audits.

Education

University of South Florida (1983)
Bachelor of Arts
Business Administration

Clients Served (partial list)

(>300) Various Special Districts, including:

Bayside Improvement Community Development District	St. Lucie West Services District
Dunes Community Development District	Ave Maria Stewardship Community District
Fishhawk Community Development District (I,II,IV)	Rivers Edge II Community Development District
Grand Bay at Doral Community Development District	Bartram Park Community Development District
Heritage Harbor North Community Development District	Bay Laurel Center Community Development District
Boca Raton Airport Authority	
Greater Naples Fire Rescue District	
Key Largo Wastewater Treatment District	
Lake Worth Drainage District	
South Indian River Water Control	

Professional Associations/Memberships

American Institute of Certified Public Accountants Florida Government Finance Officers Association
Florida Institute of Certified Public Accountants Government Finance Officers Association Member
City of Boca Raton Financial Advisory Board Member

Professional Education (over the last two years)

<u>Course</u>	<u>Hours</u>
Government Accounting and Auditing	24
Accounting, Auditing and Other	56
Total Hours	80 (includes of 4 hours of Ethics CPE)



David Caplivski, CPA/CITP, Partner
Contact : dcaplivski@graucpa.com / 561-939-6676

Experience

Grau & Associates	Partner	2021-Present
Grau & Associates	Manager	2014-2020
Grau & Associates	Senior Auditor	2013-2014
Grau & Associates	Staff Auditor	2010-2013

Education

Florida Atlantic University (2009)
Master of Accounting
Nova Southeastern University (2002)
Bachelor of Science
Environmental Studies

Certifications and Certificates

Certified Public Accountant (2011)
AICPA Certified Information Technology Professional (2018)
AICPA Accreditation COSO Internal Control Certificate (2022)

Clients Served (partial list)

(>300) Various Special Districts	Hispanic Human Resource Council
Aid to Victims of Domestic Abuse	Loxahatchee Groves Water Control District
Boca Raton Airport Authority	Old Plantation Water Control District
Broward Education Foundation	Pinetree Water Control District
CareerSource Brevard	San Carlos Park Fire & Rescue Retirement Plan
CareerSource Central Florida 403 (b) Plan	South Indian River Water Control District
City of Lauderdale GERS	South Trail Fire Protection & Rescue District
City of Parkland Police Pension Fund	Town of Haverhill
City of Sunrise GERS	Town of Hypoluxo
Coquina Water Control District	Town of Hillsboro Beach
Central County Water Control District	Town of Lantana
City of Miami (program specific audits)	Town of Lauderdale By-The-Sea Volunteer Fire Pension
City of West Park	Town of Pembroke Park
Coquina Water Control District	Village of Wellington
East Central Regional Wastewater Treatment Fac.	Village of Golf
East Naples Fire Control & Rescue District	

Professional Education (over the last two years)

<u>Course</u>	<u>Hours</u>
Government Accounting and Auditing	24
Accounting, Auditing and Other	64
Total Hours	88 (includes 4 hours of Ethics CPE)

Professional Associations

Member, American Institute of Certified Public Accountants
Member, Florida Institute of Certified Public Accountants
Member, Florida Government Finance Officers Association
Member, Florida Association of Special Districts

References



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

We have included three references of government engagements that require compliance with laws and regulations, follow fund accounting, and have financing requirements, which we believe are similar to the District.

Dunes Community Development District

Scope of Work	Financial audit
Engagement Partner	Antonio J. Grau
Dates	Annually since 1998
Client Contact	Darrin Mossing, Finance Director 475 W. Town Place, Suite 114 St. Augustine, Florida 32092 904-940-5850

Two Creeks Community Development District

Scope of Work	Financial audit
Engagement Partner	Antonio J. Grau
Dates	Annually since 2007
Client Contact	William Rizzetta, President 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614 813-933-5571

Journey's End Community Development District

Scope of Work	Financial audit
Engagement Partner	Antonio J. Grau
Dates	Annually since 2004
Client Contact	Todd Wodraska, Vice President 2501 A Burns Road Palm Beach Gardens, Florida 33410 561-630-4922

Specific Audit Approach



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

AUDIT APPROACH

Grau's Understanding of Work Product / Scope of Services:

We recognize the District is an important entity and we are confident our firm is eminently qualified to meet the challenges of this engagement and deliver quality audit services. ***You would be a valued client of our firm and we pledge to commit all firm resources to provide the level and quality of services (as described below) which not only meet the requirements set forth in the RFP but will exceed those expectations.*** Grau & Associates fully understands the scope of professional services and work products requested. Our audit will follow the Auditing Standards of the AICPA, *Generally Accepted Government Auditing Standards*, issued by the Comptroller General of the United States, and the Rules of the Auditor General of the State of Florida and any other applicable Federal, State or Local regulations. **We will deliver our reports in accordance with your requirements.**

Proposed segmentation of the engagement

Our approach to the audit engagement is a risk-based approach which integrates the best of traditional auditing techniques and a total systems concept to enable the team to conduct a more efficient and effective audit. The audit will be conducted in three phases, which are as follows:



Phase I - Preliminary Planning

A thorough understanding of your organization, service objectives and operating environment is essential for the development of an audit plan and for an efficient, cost-effective audit. During this phase, we will meet with appropriate personnel to obtain and document our understanding of your operations and service objectives and, at the same time, give you the opportunity to express your expectations with respect to the services that we will provide. Our work effort will be coordinated so that there will be minimal disruption to your staff.

During this phase we will perform the following activities:

- » Review the regulatory, statutory and compliance requirements. This will include a review of applicable federal and state statutes, resolutions, bond documents, contracts, and other agreements;
- » Read minutes of meetings;
- » Review major sources of information such as budgets, organization charts, procedures, manuals, financial systems, and management information systems;
- » Obtain an understanding of fraud detection and prevention systems;
- » Obtain and document an understanding of internal control, including knowledge about the design of relevant policies, procedures, and records, and whether they have been placed in operation;
- » Assess risk and determine what controls we are to rely upon and what tests we are going to perform and perform test of controls;
- » Develop audit programs to incorporate the consideration of financial statement assertions, specific audit objectives, and appropriate audit procedures to achieve the specified objectives;
- » Discuss and resolve any accounting, auditing and reporting matters which have been identified.

Phase II – Execution of Audit Plan

The audit team will complete a major portion of transaction testing and audit requirements during this phase. The procedures performed during this period will enable us to identify any matter that may impact the completion of our work or require the attention of management. Tasks to be performed in Phase II include, but are not limited to the following:

- » Apply analytical procedures to further assist in the determination of the nature, timing, and extent of auditing procedures used to obtain evidential matter for specific account balances or classes of transactions;
- » Perform tests of account balances and transactions through sampling, vouching, confirmation and other analytical procedures; and
- » Perform tests of compliance.

Phase III - Completion and Delivery

In this phase of the audit, we will complete the tasks related to year-end balances and financial reporting. All reports will be reviewed with management before issuance, and the partners will be available to meet and discuss our report and address any questions. Tasks to be performed in Phase III include, but are not limited to the following:

- » Perform final analytical procedures;
- » Review information and make inquiries for subsequent events; and
- » Meeting with Management to discuss preparation of draft financial statements and any potential findings or recommendations.

You should expect more from your accounting firm than a signature in your annual financial report. Our concept of truly responsive professional service emphasizes taking an active interest in the issues of concern to our clients and serving as an effective resource in dealing with those issues. In following this approach, we not only audit financial information with hindsight but also consider the foresight you apply in managing operations.

Application of this approach in developing our management letter is particularly important given the increasing financial pressures and public scrutiny facing today's public officials. We will prepare the management letter at the completion of our final procedures.

In preparing this management letter, we will initially review any draft comments or recommendations with management. In addition, we will take necessary steps to ensure that matters are communicated to those charged with governance.

In addition to communicating any recommendations, we will also communicate the following, if any:

- » Significant audit adjustments;
- » Significant deficiencies or material weaknesses;
- » Disagreements with management; and
- » Difficulties encountered in performing the audit.

Our findings will contain a statement of condition describing the situation and the area that needs strengthening, what should be corrected and why. Our suggestions will withstand the basic tests of corrective action:

Is the recommendation cost effective?

Is the recommendation the simplest to effectuate in order to correct a problem?

Is the recommendation at the heart of the problem and not just correcting a symptomatic matter?

Is the corrective action taking into account why the deficiency occurred?

To assure full agreement with facts and circumstances, we will fully discuss each item with Management prior to the final exit conference. This policy means there will be no “surprises” in the management letter and fosters a professional, cooperative atmosphere.

Communications

We emphasize a continuous, year-round dialogue between the District and our management team. We regularly communicate through personal telephone calls and electronic mail throughout the audit and on a regular basis.

Our clients have the ability to transmit information to us on our secure client portal with the ability to assign different staff with separate log on and viewing capability. This further facilitates efficiency as all assigned users receive electronic mail notification as soon as new information has been posted into the portal.

Cost of Services



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

Our proposed all-inclusive fees for the financial audit for the fiscal years ended September 30, 2025-2029 are as follows:

<u>Year Ended September 30,</u>	<u>Fee</u>
2025	\$4,800
2026	\$4,900
2027	\$5,000
2028	\$5,100
2029	<u>\$5,200</u>
TOTAL (2025-2029)	<u>\$25,000</u>

The above fees are based on the assumption that the District maintains its current level of operations. Should conditions change or Bonds are issued the fees would be adjusted accordingly upon approval from all parties concerned. If Bonds are issued the fee would increase by \$1,500. The fee for subsequent annual renewals would be agreed upon separately.

Supplemental Information



Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

PARTIAL LIST OF CLIENTS

SPECIAL DISTRICTS	Governmental Audit	Single Audit	Utility Audit	Current Client	Year End
Boca Raton Airport Authority	✓	✓		✓	9/30
Captain's Key Dependent District	✓			✓	9/30
Central Broward Water Control District	✓			✓	9/30
Collier Mosquito Control District	✓			✓	9/30
Coquina Water Control District	✓			✓	9/30
East Central Regional Wastewater Treatment Facility	✓		✓		9/30
Florida Green Finance Authority	✓				9/30
Greater Boca Raton Beach and Park District	✓			✓	9/30
Greater Naples Fire Control and Rescue District	✓	✓		✓	9/30
Green Corridor P.A.C.E. District	✓			✓	9/30
Hobe-St. Lucie Conservancy District	✓			✓	9/30
Indian River Farms Water Control District	✓			✓	9/30
Indian River Mosquito Control District	✓				9/30
Indian Trail Improvement District	✓			✓	9/30
Key Largo Wastewater Treatment District	✓	✓	✓	✓	9/30
Lake Asbury Municipal Service Benefit District	✓			✓	9/30
Lake Padgett Estates Independent District	✓			✓	9/30
Lake Worth Drainage District	✓			✓	9/30
Lealman Special Fire Control District	✓			✓	9/30
Loxahatchee Groves Water Control District	✓				9/30
Old Plantation Water Control District	✓			✓	9/30
Pal Mar Water Control District	✓			✓	9/30
Pinellas Park Water Management District	✓			✓	9/30
Pine Tree Water Control District (Broward)	✓			✓	9/30
Pinetree Water Control District (Wellington)	✓				9/30
Port of The Islands Community Improvement District	✓		✓	✓	9/30
Ranger Drainage District	✓	✓		✓	9/30
Renaissance Improvement District	✓			✓	9/30
San Carlos Park Fire Protection and Rescue Service District	✓			✓	9/30
Sanibel Fire and Rescue District	✓				9/30
South Central Regional Wastewater Treatment and Disposal Board	✓				9/30
South Indian River Water Control District	✓	✓		✓	9/30
South Trail Fire Protection & Rescue District	✓			✓	9/30
Spring Lake Improvement District	✓			✓	9/30
St. Lucie West Services District	✓		✓	✓	9/30
Sunrise Lakes Phase IV Recreation District	✓			✓	9/30
Sunshine Water Control District	✓			✓	9/30
Sunny Hills Units 12-15 Dependent District	✓			✓	9/30
West Villages Improvement District	✓			✓	9/30
Various Community Development Districts (452)	✓			✓	9/30
TOTAL	491	5	4	484	

ADDITIONAL SERVICES

CONSULTING / MANAGEMENT ADVISORY SERVICES

Grau & Associates also provide a broad range of other management consulting services. Our expertise has been consistently utilized by Governmental and Non-Profit entities throughout Florida. Examples of engagements performed are as follows:

- Accounting systems
- Development of budgets
- Organizational structures
- Financing alternatives
- IT Auditing
- Fixed asset records
- Cost reimbursement
- Indirect cost allocation
- Grant administration and compliance

ARBITRAGE

The federal government has imposed complex rules to restrict the use of tax-exempt financing. Their principal purpose is to eliminate any significant arbitrage incentives in a tax-exempt issue. We have determined the applicability of these requirements and performed the rebate calculations for more than 150 bond issues, including both fixed and variable rate bonds.

73

Current
Arbitrage
Calculations

We look forward to providing Wiregrass II Community Development District with our resources and experience to accomplish not only those minimum requirements set forth in your Request for Proposal, but to exceed those expectations!

**For even more information on Grau & Associates
please visit us on www.graucpa.com.**

Tab 2

Jayman Enterprises, LLC

1020 HILL FLOWER DR
Brooksville, FL 34604

Phone # (813)333-3008 jaymanenterprises@live.com

Estimate

Date	Estimate #
6/3/2025	1241

Name / Address
Wiregrass II C/O Rizzetta and Company 5844 Old Pasco Rd Wesley Chapel, Fl 33544

			Project
Description	Qty	Rate	Total
Purchase and Install 4 Dog stations within community at desired locations decided by BOD or Management. Price includes all labor and materials Note: Servicing for 4 stations provided once a week can be contracted for \$250.00 per month. This service includes all materials so the community will never have to buy any dog bags or liners for the unit installed.	4	400.00	1,600.00
Client Signature		Total	\$1,600.00









Tab 3



Proposal #5942

Wiregrass 2 CDD BLVD Plant Replacements 5-25

Date 5/14/2025

Customer Wiregrass II CDD | Rizzetta & Co. | 13739 Lakemont Drive | Hudson, FL 34669

Property Wiregrass II CDD | 3434 Colwell Ave , Suite 200 | Tampa, FL 33614

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

Replace Dead or Missing Plant Material along Wiregrass Ranch Blvd.

Plant Material Install

Plant Material Install

Items	Quantity	Unit	Price
Labor Enhancement	150.00	Hr	\$13,618.80
Live Oak - 30gal	20.00	EA	\$5,200.00
Slash Pine - 30gal	2.00	EA	\$500.00
Sable Palm - 16' to 20' CT	5.00	EA	\$1,750.00
Dahoon Holly - 30gal	5.00	EA	\$1,250.00
Dwarft Bottle Brush	5.00	EA	\$125.00
Cord Grass - 3gal	8.00	EA	\$124.00
Pacific Juniper - 3gal	11.00	EA	\$148.50
Fakahatchee Grass - 3gal	36.00	EA	\$486.00
Wintergreen Boxwood - 3gal	543.00	EA	\$7,602.00
Dwarf Podocarpus - 3gal	392.00	EA	\$5,488.00
Illex Shcillings - 3gal	166.00	EA	\$2,324.00

Plant Material Install: \$38,616.30

PROJECT TOTAL: \$38,616.30

Optional Services

Initial next to the Optional Services you would like to accept.

_____ **Install Missing Liriope - 110 1gal** **\$1,331.34**

Terms & Conditions

Terms & Conditions

Payment Terms

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

Payments made via credit card will be accepted up to \$4,750 and will include an additional 3% credit card fee.

Interest will accrue on all invoices over thirty days old. Past due amounts will accrue interest at a rate of 1.5% per month (18% APR). Client agrees to pay any costs associated with collection, including but not limited to court and attorney's fees as additional sums owed.

Exclusions

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

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

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

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

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

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

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

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

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

MOT for temporary traffic control

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

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

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

Backflow Connection

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

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

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

Has been started by Pine Lake Nursery and Landscape and/or its subcontractors and is interrupted, delayed, impeded, or prohibited, by others from being worked on continuously until the landscape and irrigation project is completed. Pine Lake Nursery and Landscaper and its subcontractors are excluded.

Upon completion of the landscape and irrigation installation project as specified in the landscape and irrigation plan sets is considered complete but will not be accepted as completed until the project as a whole is accepted as complete.

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

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

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

Warranty on transplanted plant material from the project site

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

Procedure for Extra Work, Changes and Escalation

If it shall become necessary for the Contractor to make changes in any designs, drawings, plans, or specifications for any part of the project or reasons over which we have no control, or we are put to any extra work, cost or expense by reason of any act or matter over which it has no control, the Customer will pay to the Contractor a fee for such changed or extra Work calculated on a time and materials basis. All changes to Work or pricing or the terms of this Agreement will be read and understood within the context and meanings of this Agreement unless stated explicitly to the contrary.

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

Escalation Clause

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

Warranty and Tolerances

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

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

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

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

Client will be responsible. Client can avoid such risks by permitting the Contractor to do appropriate soil and ground tests, review the site, and to secure additional required site information from appropriate government and other authorities.

Damaged Utilities: Should damage occur to utilities during construction, the Contractor is only liable for the cost of the repair. the Contractor is not liable in any way for inconvenience to the Client caused by damage to the utilities

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

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

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

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

Material Tolerances

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


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

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

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

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

Client Responsibilities: The Client recognizes and agrees that they have a responsibility to maintain constructions, plants, bushes, trees, and other installations in keeping with standard quality maintenance requirements for the Warranty to remain in effect. Failure to properly maintain materials or horticulture installations will void the warranty. Client further recognizes and agrees that damage to construction, materials, horticulture elements and other warrantable items of the project will not be warranted if the damage or loss is due to elements beyond the control of the Contractor. For example, flooding eaves, troughs that damage plants, fallen branches, animal caused damage, damaged/ burst irrigation or drainage pipes that were not maintained properly, use of improper chemicals, improper maintenance, extreme or unusual weather conditions, and similar and/or related situations – void all warranties provided by the Contractor

By  _____
Terry McLane
Date 5/14/2025
Pine Lake Services, LLC

By _____
Wiregrass II CDD
Date _____

Tab 4



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** August 22, 2025 @ 11:30 AM

July 25

District
Manager's
Report

2025

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FINANCIAL SUMMARY**6/30/2025**

General Fund Cash & Investment Balance: \$149,828

Irrigation Fund Cash & Investment Balance: \$176,645

Debt Service Fund Investment Balance: \$1,365,966**Total Cash and Investment Balances: \$1,692,439****General Fund Expense Variance: \$31,092 Under Budget**

Tab 5

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.

WIREGRASS II COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors meeting of the Wiregrass II Community Development District was held on **Friday, May 30, 2025, at 11:34 a.m.** at the offices of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544.

Present and Constituting a Quorum were:

Bill Porter
Colby Chandler
Quinn Porter

Board Supervisor, Chairman
Board Supervisor, Vice-Chairman
Board Supervisor, Assistant Secretary

Also Present were:

Sean Craft
Lindsay Whelan
Kubra Metin
Scott Sheridan
Victor Barbosa

District Manager, Rizzetta & Company, Inc.
District Counsel, Kutak Rock LLC (via call)
District Counsel, Kutak Rock LLC (via call)
Developer, Locust Branch
District Engineer, Atwell LLC (via call)

FIRST ORDER OF BUSINESS**Call to Order**

Mr. Craft called the meeting to order and conducted roll call, confirming that a quorum was present.

SECOND ORDER OF BUSINESS**Audience Comments**

There were no audience members present for comments.

THIRD ORDER OF BUSINESS**Presentation of FY 2025/2026 Proposed Budget**

Mr. Craft reviewed the FY 2025/2026 Proposed Budget with the Board.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2025-04;
Approving FY 2025/2026 Proposed Budget &
Setting Public Hearing**

On a motion by Mr. Chandler, and seconded by Ms. Quinn Porter, with all in favor, the Board of Supervisors approved Resolution 2025-04; Approving FY 2025/2026 Proposed Budget and setting the public hearing for August 22, 2025, for the Wiregrass II Community Development District.

FIFTH ORDER OF BUSINESS**Staff Reports****A. District Counsel**

No report

B. District Engineer

No report.

C. Construction Manager

No report

D. District Manager

Mr. Craft presented the District Manager's report to the Board of Supervisors and announced that the next meeting is scheduled to be held on June 27, 2025, at 11:30 a.m. at the offices of Rizzetta & Company, 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544. The Board approved to have this meeting cancelled.

On a motion by Mr. Chandler, and seconded by Ms. Quinn Porter, with all in favor, the Board of Supervisors approved to cancel the next regular meeting of the Board of Supervisors scheduled for June 27, 2025 at 11:30 a.m., for the Wiregrass II Community Development District.

Mr. Craft reviewed the Voter Registration Statistics with the Board and informed them that as of April 15, 2025, there were 742 registered voters residing in the district.

Mr. Craft also reviewed the 1st Quarter Website Compliance Report with the Board stating that the report showed no negative findings.

E. Landscape Inspection Services Report

The Board reviewed the report and asked for an update on the RFP process for landscaping vendors and stated that if the weeds are not being sprayed on a regular basis that they would have to be removed by hand.

SIXTH ORDER OF BUSINESS

Consideration of Proposal for Plant Replacements

This proposal was tabled until the July meeting.

SEVENTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors Meeting held on April 25, 2025

On a motion by Mr. Bill Porter, and seconded by Ms. Quinn Porter, with all in favor, the Board of Supervisors approved the April 25, 2025, Board of Supervisors Regular Meeting Minutes, as presented, for the Wiregrass II Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of the Operation and Maintenance Expenditures for April 2025

On a motion by Mr. Bill Porter and seconded by Ms. Quinn Porter, with all in favor, the Board of Supervisors approved the April 2025 (\$ 48,157.85), Operation and Maintenance Expenditures, for the Wiregrass II Community Development District.

NINTH ORDER OF BUSINESS

Supervisors Requests

Supervisor Chandler requested proposals to add four (4) pet waste stations to the community along with regular services.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Craft stated that if there was no further business to come before the Board of Supervisors, then a motion to adjourn would be in order.

On a motion by Mr. Bill Porter and seconded by Ms. Quinn Porter, with all in favor, the Board of Supervisors adjourned the meeting at 12:02 p.m., for the Wiregrass II Community Development District.

116
117
118
119

Assistant Secretary/Secretary

Chair/Vice Chair

DRAFT

Tab 6

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.

WIREGRASS II COMMUNITY DEVELOPMENT DISTRICT

The audit committee meeting of the Board of Supervisors meeting of the Wiregrass II Community Development District was held on **Friday, May 30, 2025, at 11:30 a.m.** at the offices of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544.

Present and Constituting a Quorum were:

Bill Porter	Audit Committee Member
Colby Chandler	Audit Committee Member
Quinn Porter	Audit Committee Member

Also Present were:

Sean Craft	District Manager, Rizzetta & Company, Inc.
Lindsay Whelan	District Counsel, Kutak Rock LLC <i>(via call)</i>
Kubra Metin	District Counsel, Kutak Rock LLC <i>(via call)</i>
Scott Sheridan	Developer, Locust Branch
Victor Barbosa	District Engineer, Atwell LLC <i>(via call)</i>

FIRST ORDER OF BUSINESS

Call to Order

The Audit Committee Meeting was called to order and Mr. Craft conducted roll call, confirming that a quorum was present.

SECOND ORDER OF BUSINESS

Consideration of Audit Proposal Instructions

Mr. Craft reviewed the audit proposal instructions with the Audit Committee.

On a Motion by Mr. Bill Porter, seconded by Ms. Quinn Porter, with all in favor, the Audit Committee approved the audit proposal instructions, as presented, for the Wiregrass II Community Development District.

THIRD ORDER OF BUSINESS **Consideration of Audit Evaluation Criteria**

Mr. Craft reviewed the audit evaluation criteria with the Audit Committee.

On a Motion by Ms. Quinn Porter, seconded by Mr. Chandler, with all in favor, the Audit Committee approved the audit evaluation criteria, as presented, for the Wiregrass II Community Development District.

FOURTH ORDER OF BUSINESS **Consideration of RFP for Audit Services Advertisement**

Mr. Craft reviewed the audit services advertisement with the Audit Committee.

On a Motion by Mr. Chandler, seconded by Ms. Quinn Porter, with all in favor, the Audit Committee approved the audit services advertisement, as presented, for the Wiregrass II Community Development District.

FIFTH ORDER OF BUSINESS **Adjournment**

On a motion by Mr. Bill Porter and seconded by Ms. Quinn Porter, with all in favor, the Audit Committee adjourned the meeting at 11:34 a.m., for the Wiregrass II Community Development District.

Assistant Secretary/Secretary

Chair/Vice Chair

Tab 7

Wiregrass II Community Development District

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

Operations and Maintenance Expenditures May 2025 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2025 through May 31, 2025. This does not include expenditures previously approved by the Board.

The total items being presented: **\$54,836.67**

Approval of Expenditures:

_____Chairperson

_____Vice Chairperson

_____Assistant Secretary

Wiregrass II Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2025 Through May 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Atwell, LLC	300025	0000403908	Engineering Services 04/25	\$ 480.00
Kutak Rock, LLP	300026	3567551	Legal Services 03/25 & 04/25	\$ 1,565.00
Pine Lake Services, LLC	300024	7405	Irrigation Repairs 05/25	\$ 344.40
Rizzetta & Company, Inc.	300023	INV0000098906	District Management Services 05/25	\$ 4,787.75
Sunrise Landscape	300028	11 35672	Landscape Maintenance 05/25	\$ 3,753.74
Terra Crafters Environmental LLC	300022	1161	Monthly Mitigation Maintenance 04/25	\$ 3,995.00
The Observer Group, Inc.	300027	25-00953P	Legal Advertising 05/16/25	\$ 65.63
Wiregrass Irrigation, LLC	6000006	55	Irrigation Fees 04/25	\$ 36,247.59
Withlacoochee River Electric Cooperative, Inc.	20250529-1	Area Lighting 05/25	Area Lighting 05/25	\$ 3,597.56
Total				<hr/> <hr/> \$ 54,836.67

**INVOICE**

Wiregrass II CDD
5844 Old Pasco Rd
Suite 100
Tampa, FL 33544

May 13, 2025

Project No: 21050780-500-01

Invoice No: 0000403908

Invoice Total \$480.00

Payment: [Atwell Online Payment Portal](#)

Reference #:

Project 21050780-500-01 Esp at Wiregrass CDD
Professional Services Rendered from April 1, 2025 to April 30, 2025

Task 010:00 Master Engineering Report

Professional Personnel

	Hours	Rate	Amount	
Project Manager II				
Barbosa, Victor	2.00	240.00	480.00	
Total	2.00		480.00	
Total Labor				480.00
		Total this Task		\$480.00
		Total this Invoice		\$480.00

Methods of Payment accepted:

- **ACH or Wire (Preferred)** — Remittance information available upon request.
- Check
- Credit Card

Check Payments to:

Atwell, LLC
Two Towne Square; Suite 700
Southfield, MI 48076
Phone: 248-447-2000

Payment due in accordance with terms of agreement. Accounts past due are subject to 1½% per month (18% annual) service charge.
Remittance notifications or questions can be directed to atwellar@atwell-group.com or by calling the phone number listed above.

KUTAK ROCK LLP**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

May 19, 2025

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

ACH/Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3567551

Client Matter No. 22723-1

Notification Email: eftgroup@kutakrock.com

Lynn Hayes
Wiregrass II CDD
c/o Rizzetta & Company, Inc.
Suite 200
3434 Colwell Avenue
Tampa, FL 33614

Invoice No. 3567551
22723-1

Re: General Counsel

For Professional Legal Services Rendered

03/07/25	L. Whelan	0.10	32.00	Review February financial statements
03/16/25	J. Johnson	0.50	202.50	Monitor legislative process relating to matters impacting special districts
03/17/25	J. Gillis	0.10	17.00	Review Capitol Conversations distribution list and update same
03/17/25	L. Whelan	0.10	32.00	Review notice of meeting cancellation
04/08/25	L. Whelan	0.10	32.00	Review March financial statements
04/10/25	L. Whelan	0.10	32.00	Confer with Brijmohan regarding items for April agenda
04/13/25	G. Lovett	0.50	132.50	Monitor legislative process relating to matters impacting special districts
04/14/25	L. Whelan	0.10	32.00	Review engineering work authorization for Chancey Phase 3 irrigation connection
04/22/25	K. Metin	0.80	228.00	Prepare for April Board meeting
04/24/25	L. Whelan	0.20	64.00	Prepare for April Board meeting
04/25/25	L. Whelan	0.50	160.00	Attend April Board meeting
04/28/25	J. Gillis	0.10	17.00	Follow up from Board meeting

KUTAK ROCK LLP

Wiregrass II CDD

May 19, 2025

Client Matter No. 22723-1

Invoice No. 3567551

Page 2

04/28/25	K. Metin	1.00	285.00	Prepare draft agreement for mitigation maintenance services
04/28/25	L. Whelan	0.20	64.00	Follow up from April Board meeting
04/30/25	K. Metin	0.60	171.00	Revise mitigation maintenance service agreement
04/30/25	L. Whelan	0.20	64.00	Review draft mitigation maintenance services agreement

TOTAL HOURS	5.20
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TOTAL FOR SERVICES RENDERED	\$1,565.00
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TOTAL CURRENT AMOUNT DUE	<u>\$1,565.00</u>
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12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
05/14/25	7405
Terms	Due Date
Net 30	06/13/25

BILL TO
Wiregrass II CDD 3434 Colwell Ave Ste 200 Tampa, FL 33614

PROPERTY
Wiregrass 2 CDD 3434 Colwell Ave Suite 200 Tampa, FL 33614

Amount Due	Enclosed
\$344.40	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$344.40	\$0.00	\$344.40

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

Repaired 2" Reclaimed Main
line that was discovered on 5-
9 to be leaking.

Mainline Repair	\$344.40	\$0.00	\$344.40
Total	\$344.40	\$0.00	\$344.40

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

Invoice

Date	Invoice #
5/2/2025	INV0000098906

Bill To:

Wiregrass II CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
May	Upon Receipt	00508

[illegible]



5100 W Kennedy Blvd
Ste 325
Tampa, FL 33609

Invoice 11 35672

PO#	Date
	05/01/2025
Sales Rep	Terms
Paul Vlna	Net 30

Bill To
Wiregrass II CDD C/O Rizzetta & Company 3434 Colwell Avenue Suite 200 Tampa, FL 33614

Property Address
Wiregrass II CDD Wiregrass Ranch Blvd. 3B Wesley Chapel, FL 33544

Item	Qty / UOM	Rate	Ext. Price	Amount
#13350 - Landscape Maintenance Contract - Wiregrass 2 CDD May 2025				\$3,753.74

Total	\$3,753.74
Credits/Payments	(\$0.00)
Balance Due	\$3,753.74

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$3,753.74	\$0.00	\$0.00	\$0.00	\$0.00

INVOICE

Terra Crafters Environmental LLC

2220 Springrain Dr

Clearwater, FL 33763

justin@terrecraftersenvironmental.com

m

+1 (727) 643-1562



Wiregrass CDD c/o Rizetta & Company, Inc.

Bill to

Wiregrass CDD II c/o Rizetta & Company, Inc.

5844 Old Pasco Road, Suite 100

Wesley Chapel, Florida 33544

United States

Ship to

Wiregrass CDD c/o Rizetta & Company, Inc.

5844 Old Pasco Road, Suite 100

Wesley Chapel, Florida 33544

United States

Invoice details

Invoice no.: 1161
Terms: Net 30
Invoice date: 04/30/2025
Due date: 05/30/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Mitigation Maintenance	Task 2: Monthly Mitigation Maintenance (April Event)	1	\$3,995.00	\$3,995.00

Total

\$3,995.00

Ways to pay



View and pay

Business Observer

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

INVOICE

Legal Advertising

Invoice # 25-00953P

Date 05/16/2025

Attn:
Wiregrass II CDD Rizzetta
3434 COLWELL AVENUE SUITE 200
TAMPA FL 33614

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

Description

Amount

Serial # 25-00953P

\$65.63

Notice of Audit Committee Meeting

RE: Wiregrass II CDD Notice of Audit Committee Meeting

Published: 5/16/2025

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid

()

Total

\$65.63

Payment is expected within 30 days of the
first publication date of your notice.

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 AUDIT COMMITTEE MEETING AND NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS OF WIREGRASS II COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Wiregrass II Community Development District will hold an Audit Committee Meeting and its regular meeting of the Board of Supervisors on Friday May 30, 2025 at 11:30 a.m. at the offices of Rizzetta & Company, located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544. The Audit Committee will review, discuss and establish evaluation criteria for any proposals the District receives pursuant to solicitations for auditing services. Immediately following the Audit Committee meeting, the Board of Supervisors of the District will hold its regular meeting to consider any business that properly comes before it.

The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. One or both meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager, c/o Rizzetta and Company, Inc. at 3434 Colwell Avenue, Suite 200, Tampa, FL 33634. There may be an occasion where one or more supervisors will participate by speaker telephone.

Pursuant to provisions of the American 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 hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 or 711 for aid in contacting the District Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such 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 the appeal is to be based.

Sean Craft
District Manager
May 16, 2025

25-00953P

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.

3717 Turman Loop, Suite 102
Wesley Chapel, FL 33544
P: 813-973-7491

Invoice No. 55
Invoice Date: 5/1/25

Wiregrass CDD II
3844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544

Make all checks payable to WIREGRASS IRRIGATION, LLC

PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MONTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17-26-20-0080-0000-0010	1	41'- 50'	4217	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0020	2	41'- 50'	4225	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0030	3	51'- 60'	4233	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0040	4	51'- 60'	4249	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0050	5	41'- 50'	4257	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0060	6	41'- 50'	4271	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0070	7	41'- 50'	4279	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0080	8	50'	4287	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0090	9	41'- 50'	4295	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0100	10	51'- 60'	4303	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0110	11	41'- 50'	4311	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0120	12	41'- 50'	4319	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0130	13	51'- 60'	4333	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0140	14	51'- 60'	4341	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0150	15	41'- 50'	4349	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0160	16	41'- 50'	4357	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0170	17	41'- 50'	4363	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0180	18	41'- 50'	4389	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0190	19	41'- 50'	4352	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0200	20	51'- 60'	4344	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0210	21	51'- 60'	4338	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0220	22	51'- 60'	4316	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0230	23	51'- 60'	4308	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0240	24	51'- 60'	4294	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0250	25	41'- 50'	4286	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0260	26	41'- 50'	4278	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0270	27	41'- 50'	4270	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0280	28	51'- 60'	4256	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0290	29	51'- 50'	4248	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0300	30	41'- 50'	4232	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0310	31	41'- 50'	4224	CAIROLI COURT	\$	35.73	\$ 54.96
17-26-20-0080-0000-0320	32	51'- 60'	4216	CAIROLI COURT	\$	39.00	\$ 58.23
17-26-20-0080-0000-0330	33	51'- 60'	4239	ROSATTI ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-0340	34	41'- 50'	4251	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0350	35	41'- 50'	4257	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0360	36	41'- 50'	4263	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0370	37	41'- 50'	4279	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0380	38	41'- 50'	4293	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0390	39	50'	4305	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0400	40	41'- 50'	4309	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0410	41	41'- 50'	4313	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0420	42	41'- 50'	4325	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0430	43	71'- 80'	4331	ROSATTI ROAD	\$	45.55	\$ 64.78
17-26-20-0080-0000-0440	44	51'- 60'	4234	ROSATTI ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-0450	45	41'- 50'	4246	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0460	46	51'- 60'	4268	ROSATTI ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-0470	47	51'- 60'	4280	ROSATTI ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-0480	48	51'- 60'	4292	ROSATTI ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-0490	49	61'- 70'	4304	ROSATTI ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-0500	50	51'- 60'	4316	ROSATTI ROAD	\$	45.55	\$ 64.78
17-26-20-0080-0000-0510	51	61'- 70'	4322	ROSATTI ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-0520	52	71'- 80'	4337	ROSATTI ROAD	\$	45.55	\$ 64.78
17-26-20-0080-0000-0530	53	41'- 50'	4361	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0540	54	41'- 50'	4373	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0550	55	41'- 50'	4385	ROSATTI ROAD	\$	35.73	\$ 54.96
17-26-20-0080-0000-0560	467		4294	CAIROLI COURT	\$		\$ -
17-26-20-0080-0000-0680	468	51'- 60'	4264	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0690	469	51'- 60'	4250	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0700	470	51'- 60'	4242	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0710	471	51'- 60'	4228	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0720	472	51'- 60'	4220	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0730	473	51'- 60'	4206	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0740	474	51'- 60'	4198	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0750	475	51'- 60'	4263	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0760	476	51'- 60'	4251	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0770	477	51'- 60'	4239	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0780	478	51'- 60'	4227	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-0790	479	51'- 60'	4221	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4800	480	51'- 60'	4209	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4810	481	51'- 60'	4197	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4820	482	51'- 60'	4191	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4830	483	41'- 50'	4179	ISONZO WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-4840	484	51'- 60'	4167	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4850	485	51'- 60'	4155	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4860	486	51'- 60'	4143	ISONZO WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-4870	487	51'- 60'	4230	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4880	488	51'- 60'	4222	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4890	489	61'- 70'	4210	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-4900	490	61'- 70'	4198	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-4910	491	51'- 60'	4186	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4920	492	51'- 60'	4174	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4930	493	51'- 60'	4168	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4940	494	51'- 60'	4156	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4950	495	51'- 60'	4148	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4960	496	51'- 60'	4134	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4970	497	61'- 70'	4126	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-4980	498	51'- 60'	4231	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-4990	499	51'- 60'	4219	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5000	500	61'- 70'	4213	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-5010	501	61'- 70'	4201	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-5020	502	51'- 60'	4188	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5030	503	51'- 60'	4177	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5040	504	51'- 60'	4165	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5050	505	51'- 60'	4159	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5060	506	51'- 60'	4147	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5070	507	51'- 60'	4133	SAN SEVERO ROAD	\$	39.00	\$ 58.23
17-26-20-0080-0000-5080	508	61'- 70'	4125	SAN SEVERO ROAD	\$	42.27	\$ 61.50
17-26-20-0080-0000-5090	509	41'- 50'	4218	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5100	510	41'- 50'	4210	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5110	511	41'- 50'	4204	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5120	512	41'- 50'	4192	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5130	513	41'- 50'	4186	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5140	514	41'- 50'	4174	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5150	515	41'- 50'	4166	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5160	516	41'- 50'	4158	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5170	517	41'- 50'	4150	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5180	518	41'- 50'	4142	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5190	519	41'- 50'	4134	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5200	520	41'- 50'	4122	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5210	521	51'- 60'	4110	MONTTEGRAPPA WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-5220	522	51'- 60'	4219	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5230	523	51'- 60'	4211	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5240	524	41'- 50'	4203	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5250	525	51'- 60'	4195	MONTTEGRAPPA WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-5260	526	51'- 60'	4183	MONTTEGRAPPA WAY	\$	39.00	\$ 58.23
17-26-20-0080-0000-5270	527	41'- 50'	4169	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5280	528	41'- 50'	4161	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5290	529	41'- 50'	4153	MONTTEGRAPPA WAY	\$	35.73	\$ 54.96
17-26-20-0080-0000-5300	530	51'- 60'	29447	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5310	531	51'- 60'	29439	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5320	532	51'- 60'	29431	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5330	533	51'- 60'	29423	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5340	534	51'- 60'	29410	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5350	535	51'- 60'	29422	GINNETTO DRIVE	\$	39.00	\$ 58.23
17-26-20-0080-0000-5360	536	51'- 60'	29434	GINNETTO DRIVE	\$	39.00	\$ 58.23

INVOICE
ESPLANADE
WIREGRASS IRRIGATION TO CDD II

5/1/2025

PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MONTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17-26-20-0080-00000-5370	537	61' - 70'	29450	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5380	538	61' - 70'	29466	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5390	539	61' - 70'	29488	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5400	540	51' - 60'	29510	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5410	541	61' - 70'	29522	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5420	542	51' - 60'	29534	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5430	543	51' - 60'	29546	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5440	544	51' - 60'	29552	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5450	545	51' - 60'	29568	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5460	546	51' - 60'	29576	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5470	547	61' - 70'	29584	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5480	548	61' - 70'	29598	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5490	549	51' - 60'	29610	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5500	550	51' - 60'	29622	GINNETTO DRIVE	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0080-00000-5510	551	61' - 70'	29630	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5520	552	61' - 70'	29644	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5530	553	80+	29656	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5540	554	80+	29670	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5550	555	61' - 70'	29686	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5560	556	80+	29690	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5570	557	71' - 80'	29171	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0080-00000-5580	558	80+	29175	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5590	559	71' - 80'	29183	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0080-00000-5600	560	71' - 80'	29197	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0080-00000-5610	561	80+	29211	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5620	562	80+	29235	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5630	563	71' - 80'	29257	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
20-26-20-0080-00000-5640	564	61' - 70'	29271	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0080-00000-5650	565	71' - 80'	29196	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0080-00000-5660	566	80+	29212	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0080-00000-5670	567	80+	29226	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5680	568	80+	29238	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5690	569	61' - 70'	29250	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
20-26-20-0080-00000-5700	570	61' - 70'	29262	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
20-26-20-0080-00000-5710	571	61' - 70'	29274	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
20-26-20-0080-00000-5720	572	80+	29286	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5730	573	80+	29290	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5740	574	71' - 80'	29298	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
20-26-20-0080-00000-5750	575	61' - 70'	29306	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
20-26-20-0080-00000-5760	576	71' - 80'	29322	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
20-26-20-0080-00000-5770	577	80+	29330	GINNETTO DRIVE	\$ 49.00	\$ 19.23	\$ 68.23
20-26-20-0080-00000-5780	578	71' - 80'	29344	GINNETTO DRIVE	\$ 45.55	\$ 19.23	\$ 64.78
20-26-20-0080-00000-5790	579	61' - 70'	29356	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
20-26-20-0080-00000-5800	580	61' - 70'	29368	GINNETTO DRIVE	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-1180	118	71' - 80'	4641	CARELLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-1090	109	71' - 80'	4647	CARELLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-1180	118	71' - 80'	4660	CARELLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-1100	110	71' - 80'	4661	CARELLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-1110	111	71' - 80'	4675	CARELLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-1170	117	80+	4676	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-1160	116	80	4692	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-1120	112	80+	4693	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-1130	113	80+	4707	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-1150	115	80+	4710	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-1140	114	80+	4738	CARELLA ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-2200	220	51' - 60'	29634	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-1960	196	51' - 60'	29635	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2190	219	51' - 60'	29646	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-1970	197	51' - 60'	29647	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-1980	198	51' - 60'	29655	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2180	218	51' - 60'	29658	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2170	217	51' - 60'	29664	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-1990	199	51' - 60'	29667	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2160	216	61' - 70'	29678	CASSINO COURT	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2000	200	61' - 70'	29679	CASSINO COURT	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2010	201	51' - 60'	29691	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2150	215	61' - 70'	29692	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2020	202	51' - 60'	29703	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2140	214	71' - 80'	29706	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2030	203	51' - 60'	29711	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2040	204	51' - 60'	29719	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2050	205	51' - 60'	29727	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2130	213	71' - 80'	29728	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2060	206	61' - 70'	29735	CASSINO COURT	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2070	207	61' - 70'	29749	CASSINO COURT	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2120	212	71' - 80'	29750	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2110	211	71' - 80'	29766	CASSINO COURT	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-2100	210	61' - 70'	29778	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2090	209	51' - 60'	29786	CASSINO COURT	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2080	208	61' - 70'	29800	CASSINO COURT	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2870	287	51' - 60'	4513	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3510	351	51' - 60'	4520	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2880	288	51' - 60'	4525	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2890	289	51' - 60'	4531	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3350	335	51' - 60'	4532	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3490	349	51' - 60'	4540	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2900	290	51' - 60'	4545	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3480	348	51' - 60'	4548	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2910	291	51' - 60'	4553	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3470	347	61' - 70'	4560	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2920	292	51' - 60'	4565	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3460	346	61' - 70'	4574	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-2930	293	51' - 60'	4577	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-2940	294	51' - 60'	4585	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3450	345	51' - 60'	4586	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3440	344	51' - 60'	4598	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3430	343	51' - 60'	4606	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3420	342	51' - 60'	4614	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3410	341	51' - 60'	4628	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3400	340	51' - 60'	4636	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3390	339	51' - 60'	4644	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3380	338	51' - 60'	4658	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3370	337	51' - 60'	4670	FRECCIA LOOP	\$ 39.00	\$ 19.23	\$ 58.23
17-26-20-0090-00000-3360	336	61' - 70'	4678	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3340	334	61' - 70'	4685	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3340	334	61' - 70'	4692	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3150	315	61' - 70'	4705	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3160	316	61' - 70'	4727	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3170	317	61' - 70'	4739	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3180	318	61' - 70'	4747	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3330	333	80+	4748	FRECCIA LOOP	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-3190	319	61' - 70'	4759	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3320	332	80+	4770	FRECCIA LOOP	\$ 49.00	\$ 19.23	\$ 68.23
17-26-20-0090-00000-3200	320	61' - 70'	4771	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3210	321	61' - 70'	4783	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3310	331	71' - 80'	4784	FRECCIA LOOP	\$ 45.55	\$ 19.23	\$ 64.78
17-26-20-0090-00000-3220	322	61' - 70'	4795	FRECCIA LOOP	\$ 42.27	\$ 19.23	\$ 61.50
17-26-20-0090-00000-3300	330	71' - 80'	4798	FRECCIA LOOP	\$ 45.55	\$ 19.23	

PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MOTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17 26 20 0090 00000 3050	305	61'-70"	4894	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3060	306	61'-70"	4899	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3040	304	61'-70"	4908	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3070	307	61'-70"	4911	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3030	303	61'-70"	4920	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3080	308	61'-70"	4923	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3020	302	61'-70"	4932	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3090	309	61'-70"	4937	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3010	301	61'-70"	4944	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3100	310	71'-80"	4951	FRECCIA LOOP	\$	45.55 \$	19.23 \$
17 26 20 0090 00000 3000	300	61'-70"	4956	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 2990	299	61'-70"	4968	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3110	311	71'-80"	4969	FRECCIA LOOP	\$	45.55 \$	19.23 \$
17 26 20 0090 00000 2980	298	61'-70"	4976	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3120	312	61'-70"	4985	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 2970	297	61'-70"	4988	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3130	313	61'-70"	4997	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 2960	296	61'-70"	5002	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 3140	314	61'-70"	5009	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 2950	295	61'-70"	5014	FRECCIA LOOP	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 4150	415	51'-60"	4391	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4160	416	51'-60"	4399	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4130	413	41'-50"	4400	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4120	412	41'-50"	4406	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4170	417	51'-60"	4407	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4110	411	41'-50"	4418	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4180	418	51'-60"	4419	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4100	410	41'-50"	4424	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4190	419	61'-70"	4431	GAROFALO ROAD	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 4090	409	51'-60"	4436	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4200	420	61'-70"	4443	GAROFALO ROAD	\$	42.27 \$	19.23 \$
17 26 20 0090 00000 4080	408	51'-60"	4448	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4210	421	51'-60"	4455	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4070	407	41'-50"	4456	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4060	406	41'-50"	4464	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4220	422	51'-60"	4467	GAROFALO ROAD	\$	39.00 \$	19.23 \$
17 26 20 0090 00000 4050	405	41'-50"	4472	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4230	423	51'-60"	4475	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4040	404	41'-50"	4480	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4240	424	41'-50"	4483	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4030	403	41'-50"	4494	GAROFALO ROAD	\$	35.73 \$	19.23 \$
17 26 20 0090 00000 4020	402	41'-50"	4502	GAROFALO ROAD	\$	35.73 \$	19.23 \$

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ESPLANADE
WIREGRASS IRRIGATION TO CDD II

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PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MONTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17 26 20 0090 83300 0000			4481	GRATICOLA ROAD		\$	-
17 26 20 0090 00000 4260	426	71'-80'	4492	GRATICOLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17 26 20 0090 00000 4250	425	71'-80'	4514	GRATICOLA ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17 26 20 0090 00000 2320	232	51'-60'	4408	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2310	231	61'-70'	4420	ISONZO WAY	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 2300	230	51'-60'	4428	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2290	229	51'-60'	4436	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2280	228	51'-60'	4448	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2270	227	51'-60'	4460	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2260	226	51'-60'	4468	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2250	225	51'-60'	4476	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2240	224	51'-60'	4488	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1840	184	51'-60'	4503	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2230	223	61'-70'	4504	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1850	185	51'-60'	4511	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2220	222	61'-70'	4516	ISONZO WAY	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1860	186	51'-60'	4519	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 2210	221	61'-70'	4532	ISONZO WAY	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1870	187	61'-70'	4533	ISONZO WAY	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1880	188	51'-60'	4545	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1890	189	51'-60'	4557	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1900	190	51'-60'	4563	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1910	191	51'-60'	4575	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1920	192	51'-60'	4587	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1930	193	51'-60'	4593	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1940	194	51'-60'	4605	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1950	195	51'-60'	4617	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1440	144	51'-60'	4618	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1430	143	51'-60'	4626	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1420	142	51'-60'	4640	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1410	141	61'-70'	4652	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1400	140	61'-70'	4668	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1200	120	51'-60'	4671	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1210	121	51'-60'	4679	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1390	139	61'-70'	4684	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1220	122	61'-70'	4687	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1380	138	51'-60'	4696	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1370	137	51'-60'	4704	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1230	123	80+	4709	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1360	136	61'-70'	4712	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1350	135	71'-80'	4724	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1240	124	80+	4733	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1340	134	51'-60'	4736	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1330	133	51'-60'	4742	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1250	125	51'-60'	4751	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1320	132	51'-60'	4754	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1260	126	51'-60'	4759	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1310	131	51'-60'	4762	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1270	127	51'-60'	4771	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1300	130	51'-60'	4774	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1290	129	51'-60'	4782	ISONZO WAY	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 1280	128	51'-60'	4783	ISONZO WAY	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0560	56	41'-50'	4391	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0570	57	41'-50'	4399	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0580	58	41'-50'	4407	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0590	59	41'-50'	4415	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0600	60	41'-50'	4423	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0610	61	41'-50'	4431	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0620	62	41'-50'	4439	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0630	63	41'-50'	4447	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0640	64	41'-50'	4455	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0650	65	61'-70'	4469	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0660	66	80+	4487	ROSATTI ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17 26 20 0090 00000 0670	67	80+	4515	ROSATTI ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17 26 20 0090 00000 0680	68	41'-50'	4537	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0690	69	41'-50'	4549	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1750	175	41'-50'	4550	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1740	174	51'-60'	4558	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0700	70	61'-70'	4561	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1730	173	51'-60'	4570	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 1720	172	51'-60'	4578	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0710	71	61'-70'	4579	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1710	171	41'-50'	4586	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0720	72	41'-50'	4593	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1700	170	41'-50'	4594	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1690	169	41'-50'	4602	ROSATTI ROAD	\$	\$ 19.23	\$ 19.23
17 26 20 0090 00000 0730	73	41'-50'	4605	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1680	168	41'-50'	4610	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0740	74	41'-50'	4611	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1670	167	41'-50'	4618	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0750	75	41'-50'	4619	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 0760	76	41'-50'	4627	ROSATTI ROAD	\$ 35.73	\$ 19.23	\$ 54.96
17 26 20 0090 00000 1660	166	61'-70'	4632	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0770	77	51'-60'	4635	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0780	78	61'-70'	4643	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1650	165	80+	4650	ROSATTI ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17 26 20 0090 00000 0790	79	61'-70'	4651	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0800	80	61'-70'	4659	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0810	81	61'-70'	4671	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1640	164	80+	4672	ROSATTI ROAD	\$ 49.00	\$ 19.23	\$ 68.23
17 26 20 0090 00000 0820	82	71'-80'	4683	ROSATTI ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17 26 20 0090 00000 1630	163	51'-60'	4690	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0830	83	61'-70'	4691	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0840	84	61'-70'	4703	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1620	162	51'-60'	4704	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0850	85	51'-60'	4717	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0860	86	51'-60'	4731	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0870	87	51'-60'	4743	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0880	88	51'-60'	4755	ROSATTI ROAD	\$ 39.00	\$ 19.23	\$ 58.23
17 26 20 0090 00000 0890	89	71'-80'	4767	ROSATTI ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17 26 20 0090 00000 0900	90	61'-70'	4781	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 1000	100	61'-70'	4786	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0910	91	61'-70'	4795	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0990	99	61'-70'	4798	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0920	92	61'-70'	4807	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0980	98	61'-70'	4810	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0930	93	61'-70'	4819	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0970	97	61'-70'	4822	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50
17 26 20 0090 00000 0940	94	71'-80'	4831	ROSATTI ROAD	\$ 45.55	\$ 19.23	\$ 64.78
17 26 20 0090 00000 0950	95	61'-70'	4837	ROSATTI ROAD	\$ 42.27	\$ 19.23	\$ 61.50

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WIREFRASS IRRIGATION TO CDD II

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PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MONTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17-26-20-0090-00000-0960	96	61'-70"	4848	ROSATTI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1010	101	61'-70"	29423	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1610	161	61'-70"	29426	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1020	102	61'-70"	29435	TORICELLI ROAD	\$	\$	19.23
17-26-20-0090-00000-1060	106	61'-70"	29444	TORICELLI ROAD	\$	\$	19.23
17-26-20-0090-00000-1030	103	61'-70"	29447	TORICELLI ROAD	\$	\$	19.23
17-26-20-0090-00000-1040	104	61'-70"	29459	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1590	159	61'-70"	29460	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1580	158	71'-80"	29468	TORICELLI ROAD	\$ 45.55	\$	64.78
17-26-20-0090-00000-1050	105	61'-70"	29471	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1570	157	61'-70"	29484	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1060	106	61'-70"	29485	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1560	156	61'-70"	29498	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1070	107	61'-70"	29499	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1550	155	61'-70"	29510	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1080	108	61'-70"	29513	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1540	154	61'-70"	29522	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1530	153	61'-70"	29534	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1520	152	61'-70"	29546	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1510	151	61'-70"	29558	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1500	150	61'-70"	29572	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1490	149	61'-70"	29584	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1480	148	61'-70"	29596	TORICELLI ROAD	\$ 42.27	\$	19.23
17-26-20-0090-00000-1470	147	51'-60"	29608	VELLETRI LANE	\$ 39.00	\$	58.23
17-26-20-0090-00000-1460	146	51'-60"	29620	VELLETRI LANE	\$ 39.00	\$	58.23
17-26-20-0090-00000-1450	145	51'-60"	29632	VELLETRI LANE	\$ 39.00	\$	58.23
17-26-20-0090-00000-2450	245	41'-50"	29455	VELLETRI LANE	\$ 35.73	\$	54.96
17-26-20-0090-00000-2720	272	41'-50"	29456	VELLETRI LANE	\$ 35.73	\$	54.96
17-26-20-0090-00000-2460	246	41'-50"	29463	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2710	271	41'-50"	29464	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2700	270	41'-50"	29472	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2470	247	51'-60"	29477	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2690	269	41'-50"	29484	VELLETRI LANE	\$ 35.73	\$	54.96
17-26-20-0090-00000-2480	248	51'-60"	29485	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2680	268	41'-50"	29492	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2490	249	41'-50"	29493	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2670	267	41'-50"	29500	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2500	250	41'-50"	29505	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2660	266	41'-50"	29508	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2510	251	41'-50"	29513	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2650	265	41'-50"	29520	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2520	252	51'-60"	29525	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2640	264	41'-50"	29528	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2630	263	51'-60"	29536	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2530	253	51'-60"	29537	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2620	262	51'-60"	29544	VELLETRI LANE	\$ 39.00	\$	58.23
17-26-20-0090-00000-2540	254	41'-50"	29551	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2610	261	41'-50"	29558	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2550	255	41'-50"	29563	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2600	260	41'-50"	29566	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2560	256	41'-50"	29571	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2590	259	41'-50"	29574	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2570	257	41'-50"	29579	VELLETRI LANE	\$	\$	19.23
17-26-20-0090-00000-2580	258	41'-50"	29582	VELLETRI LANE	\$ 35.73	\$	54.96
17-26-20-0100-00000-2440	244	41'-50"	29575	ZUPETTA LANE	\$ 42.27	\$	61.50
17-26-20-0090-00000-1760	176	41'-50"	29507	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2430	243	41'-50"	29508	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1770	177	41'-50"	29515	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2420	242	41'-50"	29516	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1780	178	51'-60"	29523	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2410	241	51'-60"	29524	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2400	240	51'-60"	29536	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1790	179	51'-60"	29537	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2390	239	41'-50"	29548	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1800	180	41'-50"	29549	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2380	238	41'-50"	29554	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1810	181	41'-50"	29555	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2370	273	41'-50"	29566	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1820	182	51'-60"	29567	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2360	236	41'-50"	29570	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2350	235	41'-50"	29578	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-1830	183	71'-80"	29583	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2340	234	41'-50"	29586	ZUPETTA LANE	\$	\$	19.23
17-26-20-0090-00000-2330	233	51'-60"	29594	ZUPETTA LANE	\$	\$	19.23
17-26-20-0100-00000-4450	445	61'-70"	29875	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4460	446	61'-70"	29889	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4470	447	61'-70"	29901	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4480	448	71'-80"	29917	RUSCO COURT	\$ 45.55	\$	64.78
17-26-20-0100-00000-4490	449	71'-80"	29933	RUSCO COURT	\$ 45.55	\$	64.78
17-26-20-0100-00000-4500	450	61'-70"	29947	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4510	451	61'-70"	29959	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4520	452	71'-80"	29965	RUSCO COURT	\$ 45.55	\$	64.78
17-26-20-0100-00000-4530	453	80+	29977	RUSCO COURT	\$ 49.00	\$	68.23
17-26-20-0100-00000-4540	454	61'-70"	29874	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4550	455	61'-70"	29886	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4560	456	61'-70"	29900	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4570	457	61'-70"	29912	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4580	458	61'-70"	29924	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4590	459	61'-70"	29936	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4600	460	61'-70"	29950	RUSCO COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4610	461	61'-70"	29899	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4620	462	61'-70"	29913	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4630	463	61'-70"	29929	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4640	464	71'-80"	29945	RADICE COURT	\$ 45.55	\$	64.78
17-26-20-0100-00000-4650	465	61'-70"	29957	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4730	473	61'-70"	29894	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4720	472	61'-70"	29906	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4710	471	61'-70"	29918	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4700	470	61'-70"	29930	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4690	469	71'-80"	29946	RADICE COURT	\$ 45.55	\$	64.78
17-26-20-0100-00000-4680	468	61'-70"	29958	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4670	467	61'-70"	29970	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0100-00000-4660	466	61'-70"	29976	RADICE COURT	\$ 42.27	\$	61.50
17-26-20-0000-00100-000W1			COMMON	WRB - 1			
17-26-20-0000-00100-000W2			COMMON	WRB - 2			
18-26-20-0000-00100-0000			COMMON	WRB - 3			
18-26-20-0000-00100-0000			COMMON	WRB - 4			
07-26-20-0000-00200-0050			COMMON	WRB - 5			
17-26-20-0000-49900-0010			COMMON	WRB - 6			
17-26-20-0000-49900-0010			COMMON	WRB - 7			
17-26-20-0080-01200-0000			COMMON	PROVINCIALE GATE 1			
17-26-20-0080-01200-0000			COMMON	PROVINCIALE GATE 2			
17-26-20-0080-01200-0000			COMMON	PROVINCIALE GATE 3			
17-26-20-0080-0R100-0000			COMMON	PROVINCIALE A			
17-26-20-0080-0R100-0000			COMMON	PROVINCIALE B			
17-26-20-0080-0R100-0000			COMMON	PROVINCIALE C			
17-26-20-0080-0A100-0000			COMMON	AMENITY A			
17-26-20-0080-0A100-0000			COMMON	AMENITY B			
17-26-20-0080-1L800-0000			COMMON	GINNETTO A			
17-26-20-0080-P1000-0000			COMMON	GINNETTO B			
17-26-20-0080-0P900-0000			COMMON	GINNETTO C			
17-26-20-0080-P1300-0000			COMMON	GINNETTO D			
17-26-20-0080-0L800-0000			COMMON	ROSATTI A			
17-26-20-0090-0R200-0000			COMMON	ROSATTI B			
17-26-20-0090-0R600-0000			COMMON	ROSATTI C			

PARCEL	LOT	LOT SIZE	ADDRESS	STREET NAME	BASE MONTHLY RATE	COMMON AREA PER MONTH	MONTHLY RATE
17-26-20-0090-08900-0000			COMMON	ISONZO WAY A			
17-26-20-0090-B1600-0000			COMMON	ISONZO WAY B			
17-26-20-0090-B1200-0000			COMMON	TORICELLI ROAD A			
17-26-20-0090-B2000-0000			COMMON	CASSINO COURT			
17-26-20-0090-B2700-0000			COMMON	GAROFALO ROAD A			
17-26-20-0090-B3000-0000			COMMON	GAROFALO ROAD B			
17-26-20-0090-B3200-0000			COMMON	GRATICOLA ROAD A			
17-26-20-0090-B3300-0000			COMMON	GRATICOLA ROAD B			
17-26-20-0090-B2300-0000			COMMON	FRECCIA LOOP			

Invoice Date: 5/1/25

VOLUME CHARGES CALCULATIONS							
METER NUMBER	PREVIOUS METER READ	NEW METER READ	AMOUNT USED	PRE-TRIM CREDIT (GALLONS)	SUBTOTAL (GALLONS)/1000	OPERATIONAL RATE	SUBTOTAL
1	1,130,200	1,214,700	84,500	0	1,901.365	\$ 2.75	\$ 5,228.75
2	171,600	184,300	12,700				
3	1,323,100	1,348,400	25,300				
4	994,000	1,003,300	9,300				
5	975,200	975,200	0				
6	6,942,907	7,076,755	133,848				
7	622,000	623,000	1,000				
8	463,600	492,600	29,000				
9	5,465,000	5,663,000	198,000				
10	4,154,000	4,322,000	168,000				
11	7,148,000	7,694,000	546,000				
12	1,231,600	1,266,400	34,800				
13	356,100	369,300	13,200				
14	1,541,000	1,567,600	26,600				
15	1,523,100	1,553,700	30,600				
16	1,617,700	1,677,800	60,100				
17	836,200	837,300	1,100				
18	848,100	859,200	11,100				
19	1,533,300	1,535,900	2,600				
20	578,100	609,700	31,600				
21	1,403,900	1,419,700	15,800				
22	1,630,500	1,659,400	28,900				
23	5,089,000	5,254,000	165,000				
24	138,900	158,000	19,100				
25	221,600	269,300	47,700				
26	4,895,000	5,083,000	188,000				
27	582,779	600,296	17,517				

EXISTING ACCOUNTS	\$	31,018.84
VOLUME CHARGES	\$	5,228.75
TOTAL DUE	\$	36,247.59

Wiregrass II CDD
05/31/25

<u>Account</u>	<u>Billing Date</u>	<u>Rate</u>	<u>Code</u>	<u>Amount</u>	
2167077	5/27/2025	Public Lighting	001-53100-4307	\$ 598.88	Street Lights
2227047	5/27/2025	Public Lighting	001-53100-4307	\$ 2,794.76	Street Lights
2259613	5/27/2025	Irrigation	001-53600-4310	\$ 40.59	Utility - Reclaimed
2259615	5/27/2025	Irrigation	001-53600-4310	\$ 40.59	Utility - Reclaimed
2259617	5/27/2025	Irrigation	001-53600-4310	\$ 40.70	Utility - Reclaimed
2259618	5/27/2025	Irrigation	001-53600-4310	\$ 40.70	Utility - Reclaimed
2259619	5/27/2025	Irrigation	001-53600-4310	\$ 41.34	Utility - Reclaimed
TOTAL				\$ 3,597.56	

Summary			
Street Lights	001-53100-4307	\$	3,393.64
Recreation	001-53100-4310	\$	203.92
TOTAL		\$	3,597.56



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2167077** Cycle **17**
Meter Number
Customer Number 20098410
Customer Name **WIREGRASS II CDD**

Bill Date **05/27/2025**
Amount Due **598.88**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information

Average kWh

Period	Days	Per Day
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BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance	585.82
Payment	585.82CR
Balance Forward	0.00

Light Energy Charge	5.04
Light Support Charge	10.98
Light Maintenance Charge	167.04
Light Fixture Charge	206.10
Light Fuel Adj 450 KWH @ 0.04400	19.80
Poles(QTY 18)	189.00
FL Gross Receipts Tax	0.92

Total Current Charges	598.88
Total Due	Please Pay 598.88

Lights/Poles	Type/Qty	Type/Qty
	212 18	960 18



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2167077 **OP17**
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	598.88
Total Charges Due After Due Date	607.86

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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2227047** Cycle 17
Meter Number
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **2,794.76**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address PUBLIC LIGHTING
Service Description PUBLIC LIGHTING
Service Classification Public Lighting

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used

Comparative Usage Information

Average kWh
Period Days Per Day

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 2,733.81
Payment 2,733.81CR
Balance Forward 0.00

Light Energy Charge	23.52
Light Support Charge	51.24
Light Maintenance Charge	779.52
Light Fixture Charge	961.80
Light Fuel Adj 2,100 KWH @ 0.04400	92.40
Poles(QTY 84)	882.00
FL Gross Receipts Tax	4.28

Total Current Charges 2,794.76
Total Due Please Pay 2,794.76

Lights/Poles	Type/Qty	Type/Qty
	212 84	960 84



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2227047
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

OP17

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	2,794.76
Total Charges Due After Due Date	2,836.68

000222704700027947600028366806



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2259613** Cycle 17
Meter Number 342994945
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **40.59**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address 5242 WIREGRASS RANCH BLVD
Service Description IRRIGATION
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/21	85	05/21	89				4

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 40.63
Payment 40.63 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 4 KWH @ 0.06090 0.24
Fuel Adjustment 4 KWH @ 0.04400 0.18
FL Gross Receipts Tax 1.01

Total Current Charges 40.59
Total Due Please Pay 40.59



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2259613 OP17
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	40.59
Total Charges Due After Due Date	45.59

000225961300000405900000455909



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2259615** Cycle 17
Meter Number 342994943
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **40.59**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address 4844 WIREGRASS RANCH BLVD
Service Description IRRIGATION
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/21	77	05/21	81				4

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 40.63
Payment 40.63 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 4 KWH @ 0.06090 0.24
Fuel Adjustment 4 KWH @ 0.04400 0.18
FL Gross Receipts Tax 1.01

Total Current Charges 40.59
Total Due Please Pay 40.59



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2259615 OP17
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	40.59
Total Charges Due After Due Date	45.59

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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2259617** Cycle 17
Meter Number 342994946
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **40.70**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address 5176 WIREGRASS RANCH BLVD
Service Description IRRIGATION
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/21	84	05/21	89				5

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

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Previous Balance 40.53
Payment 40.53CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 5 KWH @ 0.06090 0.30
Fuel Adjustment 5 KWH @ 0.04400 0.22
FL Gross Receipts Tax 1.02

Total Current Charges 40.70
Total Due Please Pay 40.70



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2259617
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

OP17

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	40.70
Total Charges Due After Due Date	45.70

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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2259618** Cycle 17
Meter Number 76859499
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **40.70**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address 4390 WIREGRASS RANCH BLVD
Service Description IRRIGATION
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/21	92	05/21	97				5

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 40.63
Payment 40.63 CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 5 KWH @ 0.06090 0.30
Fuel Adjustment 5 KWH @ 0.04400 0.22
FL Gross Receipts Tax 1.02

Total Current Charges 40.70
Total Due Please Pay 40.70



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2259618 OP17
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	40.70
Total Charges Due After Due Date	45.70

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Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2259619** Cycle 17
Meter Number 342994944
Customer Number 20098410
Customer Name WIREGRASS II CDD

Bill Date **05/27/2025**
Amount Due **41.34**
Current Charges Due **06/17/2025**

District Office Serving You
One Pasco Center

Service Address 4690 WIREGRASS RANCH BLVD
Service Description IRRIGATION
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
04/21	197	05/21	208				11

Comparative Usage Information
Average kWh

Period	Days	Per Day
May 2025	30	0
Apr 2025	31	0
May 2024	32	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 8 4 1 0

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 855-938-3431. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 41.18
Payment 41.18CR
Balance Forward 0.00

Customer Charge 39.16
Energy Charge 11 KWH @ 0.06090 0.67
Fuel Adjustment 11 KWH @ 0.04400 0.48
FL Gross Receipts Tax 1.03

Total Current Charges 41.34
Total Due Please Pay 41.34



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 05/27/2025

District: OP17

2259619 OP17
WIREGRASS II CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to W.R.E.C. MUST BE IN BLACK OR BLUE INK.

Current Charges Due Date	06/17/2025
TOTAL CHARGES DUE	41.34
Total Charges Due After Due Date	46.34

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