



Rizzetta & Company

Waterset Central Community Development District

**Board of Supervisors'
Meeting
March 11, 2026**

**District Office:
2700 S. Falkenburg Road Suite 2745
Riverview, Florida 33578
813.533.2950**

www.watersetcentralcdd.org

WATERSET CENTRAL COMMUNITY DEVELOPMENT DISTRICT

Waterset Club, 7281 Paradiso Drive, Apollo Beach, Florida 33572

District Board of Supervisors	Thomas McNutt Brandon Bentley Deneen Klenke Curtis Thornton Kelly Setta	Chairman Vice - Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Stephanie DeLuna	Rizzetta & Company, Inc.
District Counsel	Erin McCormick	Erin McCormick Law, PA
District Engineer	Stephen Brletic	BDI Engineering

All cellular phones and pagers must be turned off 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) 533-2950. 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.

WATERSET CENTRAL COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 2700 S. FALKENBURG RD, STE 2745 • RIVERVIEW, FL 33578

Board of Supervisors
Waterset Central Community
Development District

March 4, 2026

FINAL AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Waterset Central Community Development District will be held on **Wednesday, March 11, 2026, at 5:30 p.m.** at **The Waterset Club** located at **7281 Paradiso Drive, Apollo Beach, Florida 33572.**

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
 - A. Aquatic Report.....Tab 1
 - B. Landscape & Irrigation
 - i. Presentation of Landscape Inspection Report.....Tab 2
 - ii. Presentation of Redtree Recap Reports.....Tab 3
 - iii. Consideration of Redtree Sod Renovation Proposals.....Tab 4
 - iv. Consideration of Redtree Plant Install at West Land Buffer of Covington Gardens Drive.....Tab 5
 - v. Consideration of New Irrigation Vendor.....USC
 - C. District Counsel
 - D. District Engineer
 - E. Clubhouse Manager
 - i. Presentation of Management Report
 - F. District Manager
 - i. Presentation of District Manager Report
- 4. BUSINESS ITEMS**
 - A. Ratification of Cooper Pools Proposal #431Tab 6
 - B. Discussion of District Counsel
 - C. Discussion of Communication to Residents
 - D. Consideration of Amenity Policy Feedback.....USC
 - E. Resolution 2026-02, Elections.....USC
 - F. Consideration of Playmore Benches #EST2939.....Tab 7
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors' Meeting held on February 11, 2026USC
 - B. Ratification of Operation and Maintenance Expenditures from January 2026.....Tab 8
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 533-2950.

Sincerely,

Stephanie DeLuna

District Manager

Tab 1



MONTHLY REPORT

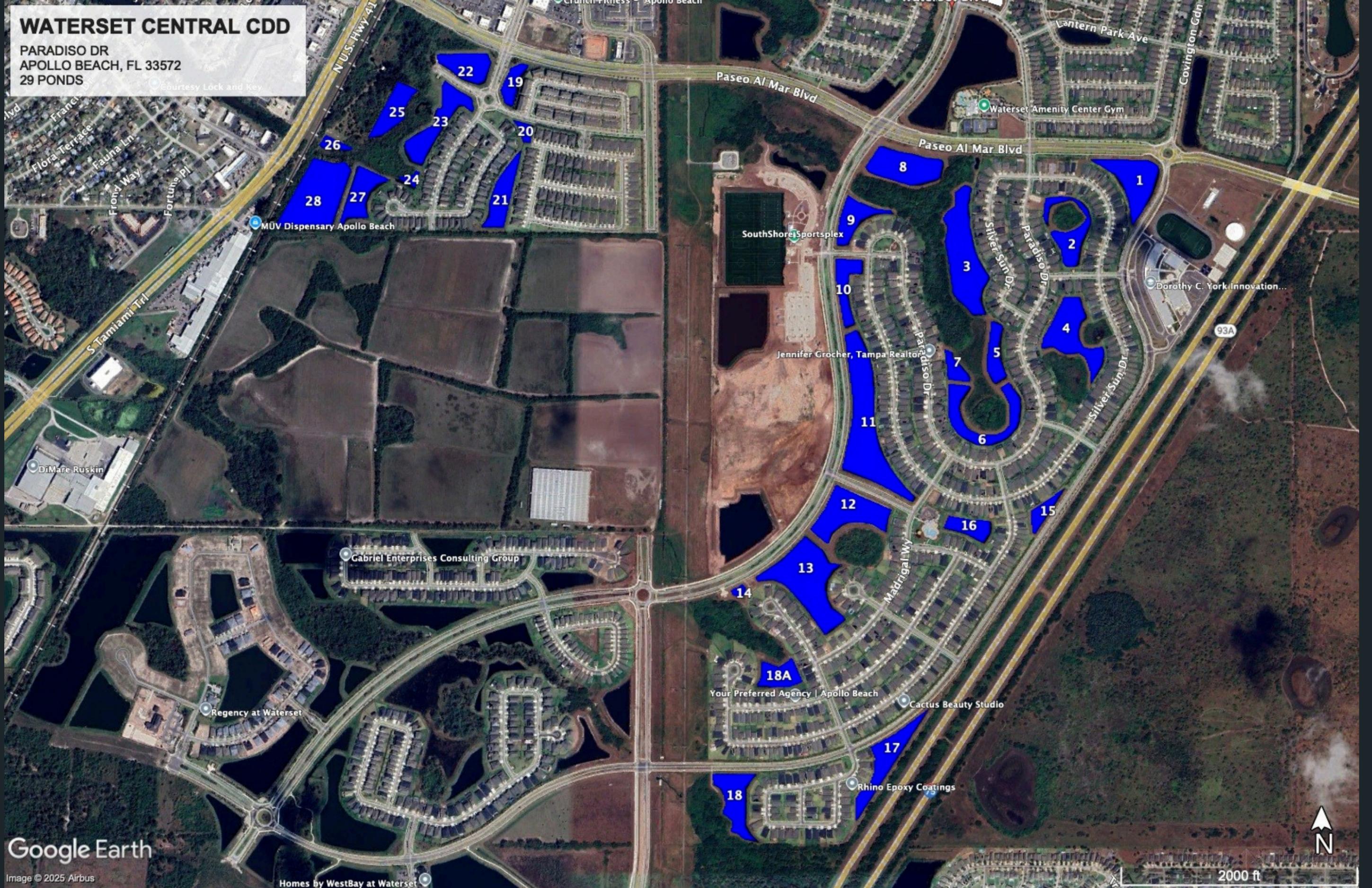
MARCH, 2026



WATERSET CENTRAL CDD

PARADISO DR
APOLLO BEACH, FL 33572
29 PONDS

Courtesy Lock and Key



Google Earth

Image © 2025 Airbus

Homes by WestBay at Waterset

2000 ft

SUMMARY:

Holding onto winter for as long as we can. Frequent algae blooms and low water levels are normal this time of year. We will see an increase in submerged vegetation as well. This vegetation has sat dormant in the deeper, colder water. This can be a great time to attack these invasive plants as the water temperature start to warm. As always we appreciate the work!



Pond #15 Treated for Algae and Shoreline Vegetation.



Pond #16 Treated for Algae and Shoreline Vegetation.



Pond #17 Treated for Algae and Shoreline Vegetation.



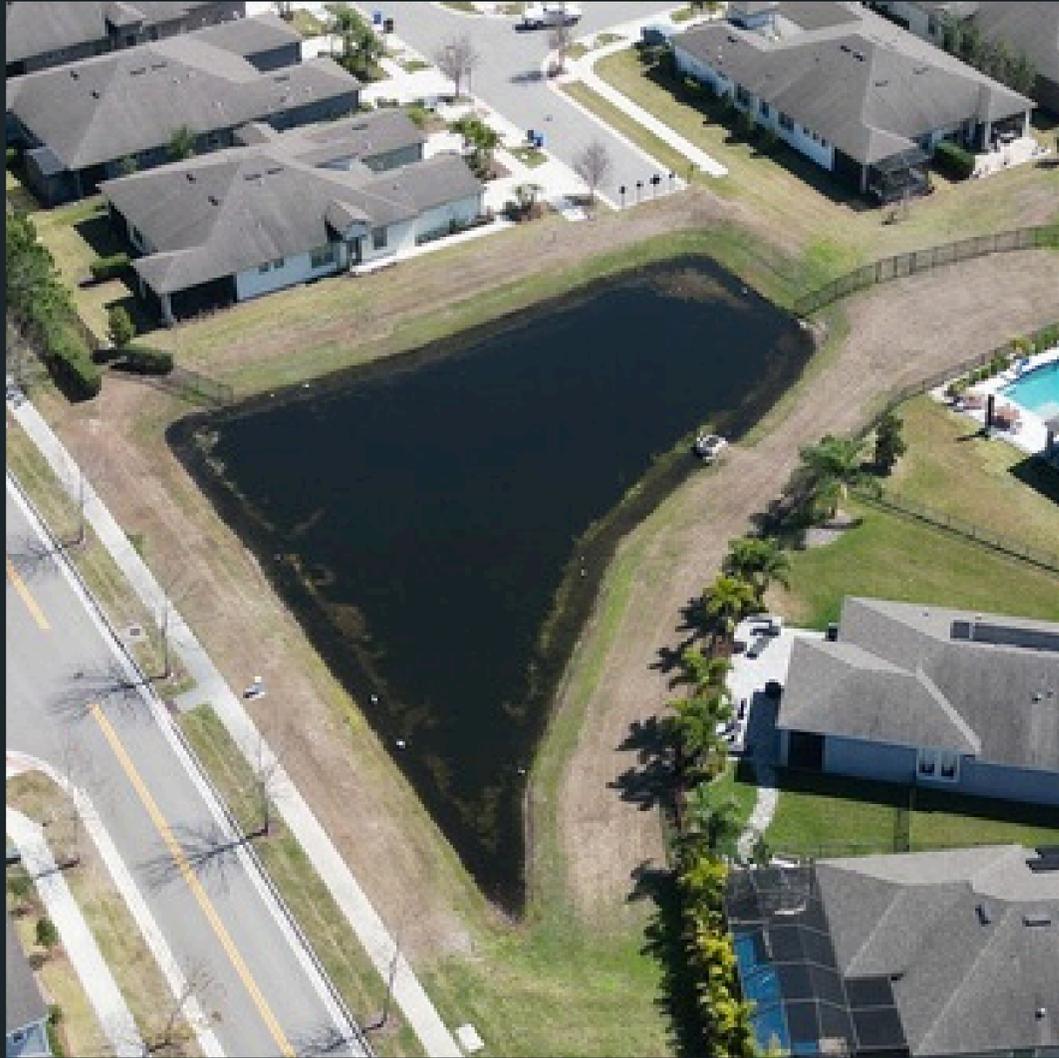
Pond #18 Treated for Algae and Shoreline Vegetation.



Pond #18A Treated for Algae and Shoreline Vegetation.



Pond #19 Treated for Algae and Shoreline Vegetation.



Pond #20 Treated for Algae and Shoreline Vegetation.



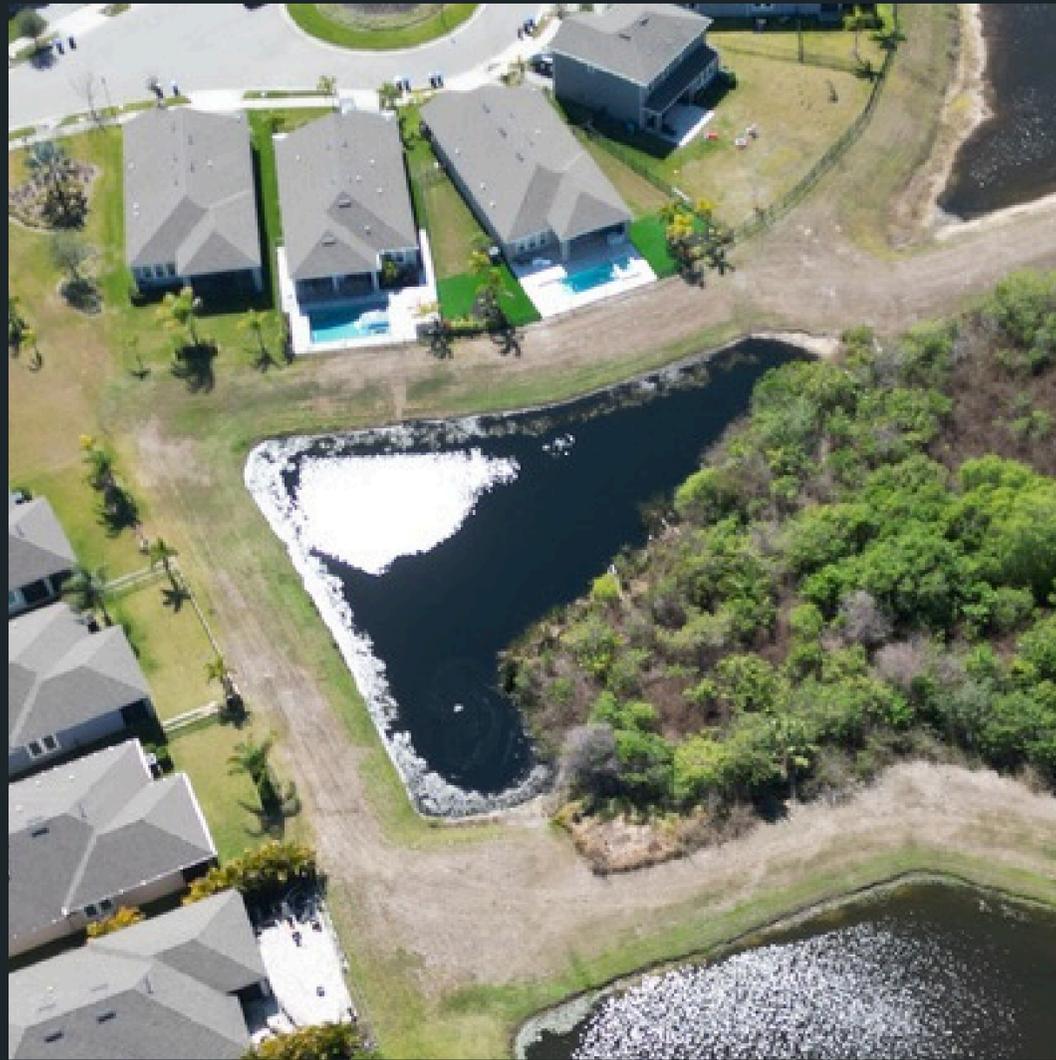
Pond #21 Treated for Algae and Shoreline Vegetation.



Pond #22 Treated for Algae and Shoreline Vegetation.



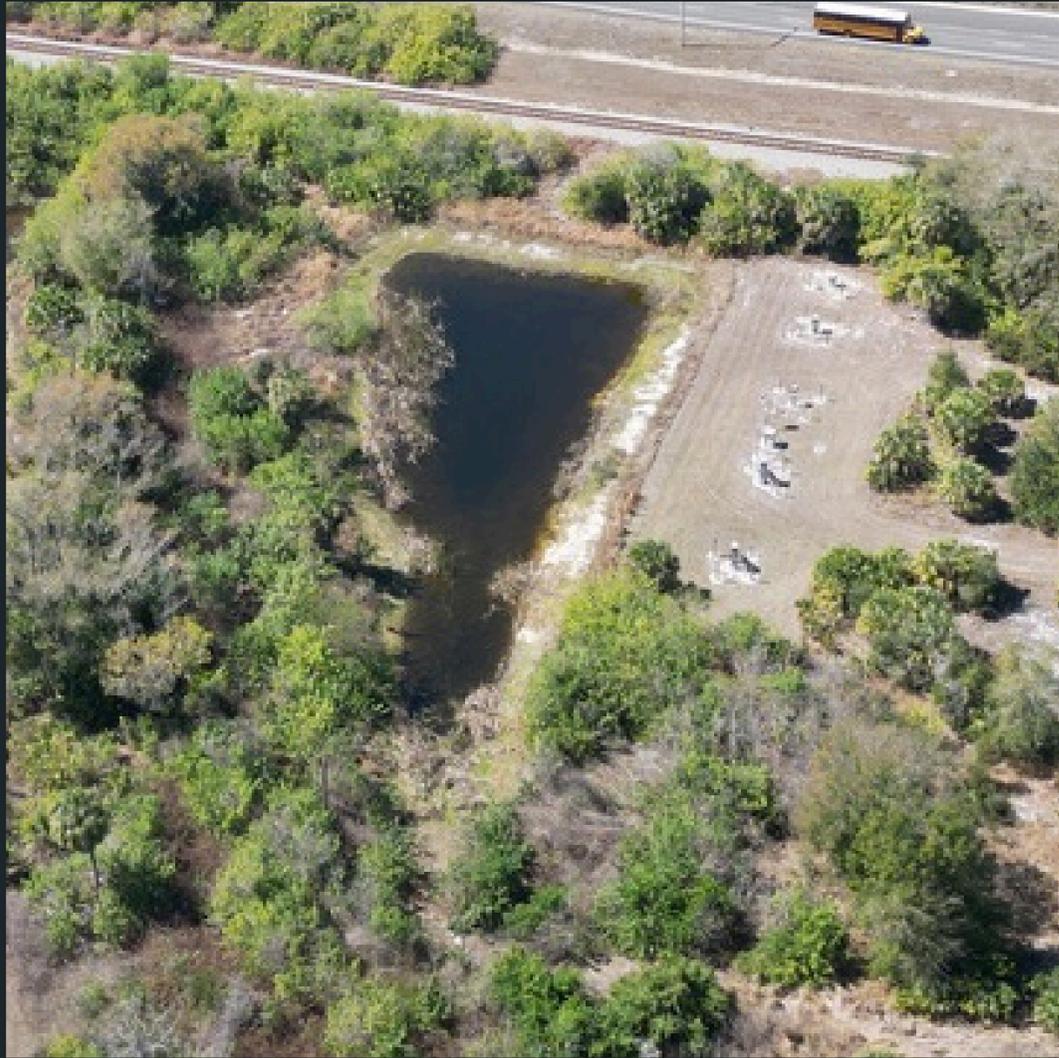
Pond #23 Treated for Algae and Shoreline Vegetation.



Pond #24 Treated for Algae and Shoreline Vegetation.



Pond #25 Treated for Shoreline Vegetation.



Pond #26 Treated for Shoreline Vegetation.



Pond #27 Treated for Algae and Shoreline Vegetation.



Pond #28 Treated for Pond weed and Shoreline Vegetation.

- 1: Shoreline vegetation has been treated.
- 2: Shoreline vegetation and Algae has been treated.
- 3: Shoreline vegetation has been treated.
- 4: Shoreline vegetation and Algae has been treated.
- 5: Shoreline vegetation has been treated.
- 6: Shoreline vegetation and Algae has been treated.
- 7: Shoreline vegetation and Algae has been treated.
- 8: Shoreline vegetation and Algae has been treated.
- 9: Shoreline vegetation and Algae has been treated.
- 10: Shoreline vegetation and Algae has been treated.
- 11: Shoreline vegetation and Algae has been treated.
- 12: Shoreline vegetation and Algae has been treated.
- 13: Shoreline vegetation has been treated.

- 14: Shoreline vegetation has been treated.
- 15: Shoreline vegetation and Algae has been treated.
- 16: Shoreline vegetation and algae has been treated.
- 17: Shoreline vegetation and Algae has been treated.
- 18: Shoreline vegetation and Algae has been treated.
- 19: Shoreline vegetation and Algae has been treated.
- 20: Shoreline vegetation and Algae has been treated.
- 21: Shoreline vegetation and Algae has been treated.
- 22: Shoreline vegetation and Algae has been treated.
- 23: Shoreline vegetation and Algae has been treated.
- 24: Shoreline vegetation and Algae has been treated.
- 25: Shoreline vegetation has been treated.
- 26: Shoreline vegetation has been treated.

27: Shoreline vegetation and Algae has been treated.

28: Shoreline vegetation and Algae has been treated.

Tab 2

WATERSET CENTRAL

LANDSCAPE INSPECTION REPORT



February 4, 2026
Rizzetta & Company
John R. Toborg – Division Manager
Landscape Inspection Services



Rizzetta & Company
Professionals in Community Management

Updates, Waterset Club

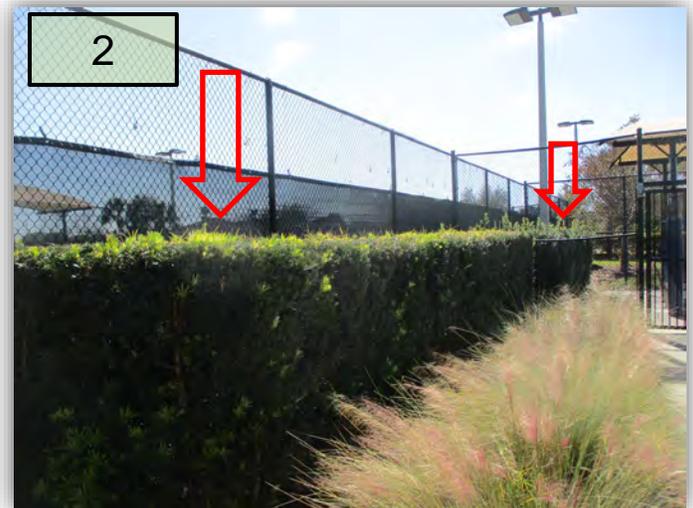
General Updates, Recent & Upcoming Maintenance Events:

- During the month of February, all Bahia turf shall receive an application of 300 lbs. (20 - 50 lb. bags) of 19-3-7 fertilizer with a pre-emergent herbicide. Additionally, all St. Augustine turf shall receive an application of 1950 lbs. (39 – 50 lb. bags) of 19-3-7 fertilizer with a pre-emergent herbicide. Also in February, all Celebration Bermudagrass shall receive an application of 750 lbs. (15 – 50 lb. bags) of 19-3-7 fertilizer with a pre-emergent herbicide. And finally, all Zoysia turf shall receive an application of 750 lbs. (15 – 50 lb. bags) of 19-3-7 fertilizer with a pre-emergent herbicide.
- Responses such as “noted” or “in progress” do not provide enough information to STAFF and the BOS to inform us of timelines and plans of action, etc. and are unacceptable. Please provide timelines and diagnosis as instructed within the email that accompanies the report when it is distributed. (see below)

Attached is the _____ landscape inspection report for _____. Please prepare your response, including all diagnoses, treatment plans, action plan for maintenance items as well as all requested proposals and return it to me in one email within 7 days or by November 6th. Please CC: District Manager, & Admin Assistant, on your response.

The following are action items for RedTree, Ballenger & Co. to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Bold, underlined is info. or questions for the BOS.** **Orange** is for STAFF.

1. The change out of the mistakenly installed wrong type of Bougainvillea is unclear as the response states “work order in progress” and few, if any, blooms remain after the recent freezes. Please provide a date! And please inspect these plants for Bougainvillea Looper and treat, if present. (Pic 1)
2. Make sure these Podocarpus (in the background) on the inside of the basketball courts are being maintained. **If access is needed, please visit the Waterset Club staff. Eradicate Torpedograss from the Podocarpus in the foreground.. (Pic 2)**



Waterset Club, Milestone, Goldcoast

3. Still monitoring this thinned bed of Copperleaf Plant on the lap pool deck. I see no instance of insects. **Has it been confirmed irrigation is 100% here? I assume it is since the Pringle's Podocarpus looks fine.** (Pic 3)



7. There are defoliating Bougainvillea as well as chewed leaves on the Bougainvillea on the Milestone median. Inspect and treat for Bougainvillea Looper.

8. Eradicate this fine-textured weed within the Variegated Confederate Jasmine surrounding the Goldcoast roundabout. (Pic 8)



4. Remove any dead Variegated Ginger along the fence line between the two pools.
5. Has the Gold Mound been examined between the Waterset Club sport courts and Paseo Al Mar? (PAM) More and more are defoliating.
6. Continuing to document the failed (and continuing to fail) Variegated Confederate Jasmine and the Confederate Jasmine on both the Milestone median as well as the green trellis monuments. (partially a holdover) (Pics 6a & b>)

9. Inspect the thinning Variegated Confederate Jasmine in the open lawn between the homes on Milestone and Sea Air. Treat. (see below)



30th Street, Paseo Al Mar, Covington Garden Drive

10. As a reminder, do not cut any freeze damaged plant material back until at least mid-March, although the full moon is March 3rd. (Farmer's Almanac)

11. Make sure the beds under the Wax Myrtles along 30th Street are being kept weed-free. Remove any Brazilian Peppers in these plants.

12. There is still a street sign leaning into the bike lane southbound on 30th Street.

13. Making no further photo documentations, I will continue to verify the large amounts of dead areas of turf on 30th Street median and ROWs, mostly the east. Most are holdovers from the previous contractor however I have seen areas continue to grow. Under the current contractor's tenure.

14. While some Bougainvillea in areas was minimally affected by the cold weather, the Bougainvillea on 30th Street was frozen. Leave in place until mid-March.

15. Remove broken tree straps along the south side of PAM between 30th Street and Waterset Blvd. WS Blvd.)

16. Although it is still being reported that the dead/dying Ixora on the south side of PAM east of WS Blvd., have been removed, THEY HAVE NOT!

17. Eradicate weeds in the crowns of the ornamental grasses on the east side of Covington Garden Drive (CGD) south of Betel Palm. (Pic 17>)

18. There remains a STOP for PEDESTRIANS street sign on the west side of CGD north of Mainland that is leaning into the bike path. (Pic 18>)

19. Is the irrigation frequency and duration the same on both sides of CGD south of Wayfarer? The Sweet Viburnum hedge on the east side is much thinner than that on the west side.

20. Remove this Wax Myrtles completely from the NW corner of the pond south of Wayfarer on the east side of CGD. (Pic 20>)

21. I did not receive a proposal for the substitution of Variegated Confederate Jasmine to Pringle's Podocarpus at the Golden Sky mail kiosk.

22. Is the irrigation working properly in this section of turf on Silver Sun adjacent to the wetland? Turf appears drier than all other turf. (see >)



Saguaro Park, Waterset Blvd., Waterline, Waterline Station



28. Also please plan on selectively pruning all *Jatropha* on the WS Blvd. (and elsewhere) by at least a third to promote a full, compact crown.
29. Eradicate weeds in the WS Blvd median Bougainvillea bed at Waterline.
30. Remove broken tree straps from any trees on Waterline.
31. Please cut all Blue My Mind / Blue Daze (*Evolvulus* – and there is a lot of it.) back to within a few inches of the ground in early spring after the last freeze has passed to promote bushier, healthier growth and to remove dead, brown, or leggy, frost-damaged stems. They will quickly regrow from the base and begin blooming again. Wait until the danger of frost has passed (mid-March) before cutting the plant back to about 2" – 4" inches above the ground to remove all dead, brown foliage. After cutting, provide water and a light, balanced, slow-release fertilizer to encourage new, vigorous growth.

23. There is no reduction in the amount of browning Juniper in Saguaro Park. Has RedTree inspected, diagnose and treated this yet?

24. There is still defoliated Bougainvillea in the WS Blvd. beds from PAM to and beyond Reservoir. There is also Torpedograss that needs to be eradicated.

25. There are some areas within the WS Blvd. beds where two drip lines are actually lying on top of each other. This is not a proper disbursement of the water.

26. RedTree to treat all active fire ant mounds throughout the property. Once the mound is dead, crews must return to re-expose all turf or mulch covered by the displaced soil.

27. Make sure all Crape Myrtles 15' and lower are scheduled to be pencil-pruned and demossed during the dormant season.

32. Do not leave irrigation drip lines exposed above ground. I can sometimes understand it being above the mulch, but a lot of it is being left several inches above the mulch. This needs to be placed back below the mulch and pinned. (Pic 32)



Wayfarer, Del Coronado

33. What is the irrigation frequency and duration on the Wayfarer cul-de-sac? Why does it appear so much drier than all surrounding residential turf?

34. Most of the Del Coronado cul-de-sac turf needs to be replaced. Holdover (Pic 34)



Tab 3



The New Standard in Landscape Maintenance

RECAP REPORT

Client:	Waterset Central CDD
Week Of:	February 09, 2026

Recipient Group			
Client Contacts		RedTree Contacts	
John Toborg	JToborg@rizzetta.com	David Lucadano	daveluke@redtreelandscape.systems
Stephanie DeLuna	sdeluna@rizzetta.com	Pete Lucadano	peteluke@redtreelandscape.systems
Katiria Parodi	kparodi@castlegroup.com	Rafael Rosario	rrosario@redtreelandscape.systems
Derrick Evans	devans@rizzetta.com	Service Desk	service@redtreelandscape.systems
		Office Admin	bchristensen@redtreelandscape.systems

Service	ReCap
Mowing	<ul style="list-style-type: none"> Mowing proceeded according to schedule.
Detailing	<ul style="list-style-type: none"> Detailing proceeded according to schedule.
Pest Control & Fertilization	<ul style="list-style-type: none"> IPM applications are being performed as needed.
Arbor Care	<ul style="list-style-type: none"> No arbor care was completed at this time.
Landscape	<ul style="list-style-type: none"> No landscape projects have been started at this time.
Enhancements	<ul style="list-style-type: none"> Proposals have been submitted and are pending approval.



The New Standard in Landscape Maintenance

RECAP REPORT

Client:	Waterset Central CDD
Week Of:	February 16, 2026

Recipient Group			
Client Contacts		RedTree Contacts	
John Toborg	JToborg@rizzetta.com	David Lucadano	daveluke@redtreelandscape.systems
Stephanie DeLuna	sdeluna@rizzetta.com	Pete Lucadano	peteluke@redtreelandscape.systems
Katiria Parodi	kparodi@castlegroup.com	Rafael Rosario	rrosario@redtreelandscape.systems
Derrick Evans	devans@rizzetta.com	Service Desk	service@redtreelandscape.systems
		Office Admin	bchristensen@redtreelandscape.systems

Service	ReCap
Mowing	<ul style="list-style-type: none"> Mowing proceeded according to schedule.
Detailing	<ul style="list-style-type: none"> Detailing proceeded according to schedule.
Pest Control & Fertilization	<ul style="list-style-type: none"> IPM applications are being performed as needed. Fertilizer and IPM applications were performed 2.18.26
Arbor Care	<ul style="list-style-type: none"> No arbor care was completed at this time.
Landscape	<ul style="list-style-type: none"> No landscape projects have been started at this time.
Enhancements	<ul style="list-style-type: none"> Proposals have been submitted and are pending approval.



The New Standard in Landscape Maintenance

RECAP REPORT

Client:	Waterset Central CDD
Week Of:	February 23, 2026

Recipient Group			
Client Contacts		RedTree Contacts	
John Toborg	JToborg@rizzetta.com	David Lucadano	daveluke@redtreelandscape.systems
Stephanie DeLuna	sdeluna@rizzetta.com	Pete Lucadano	peteluke@redtreelandscape.systems
Katiria Parodi	kparodi@castlegroup.com	Rafael Rosario	rrosario@redtreelandscape.systems
Derrick Evans	devans@rizzetta.com	Service Desk	service@redtreelandscape.systems
		Office Admin	bchristensen@redtreelandscape.systems

Service	ReCap
Mowing	<ul style="list-style-type: none"> Mowing proceeded according to schedule.
Detailing	<ul style="list-style-type: none"> Detailing proceeded according to schedule.
Pest Control & Fertilization	<ul style="list-style-type: none"> IPM applications and fertilization completed 2.23.26
Arbor Care	<ul style="list-style-type: none"> No arbor care was completed at this time.
Landscape	<ul style="list-style-type: none"> No landscape projects have been started at this time.
Enhancements	<ul style="list-style-type: none"> Proposals have been submitted and are pending approval.

Tab 4



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Waterset Club





- Cut out declining turf with sod cutter and haul away debris
- Install 2,000 sq ft Fresh Floratam St Augustine Sod
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$4,500.00

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.systems / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

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www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sabal Palm Replacement Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

30th Street East/West ROW

















- Cut out declining turf with sod cutter and haul away debris
- Install 7,250 sq ft Fresh Floratam St Augustine Sod
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$16,312.50

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.systems / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

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www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Covington Garden Dr





- Cut out declining turf with sod cutter and haul away debris
- Install 750 sq ft Fresh Floratam St Augustine Sod
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$1,687.50

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.systems / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

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www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Goldcoast South ROW







- Cut out declining turf with sod cutter and haul away debris
- Install 2,500 sq ft Fresh Floratam St Augustine Sod
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$5,625.00

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.systems / Cell phone: (727) 426.3679



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www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Milestone West ROW





- Cut out declining turf with sod cutter and haul away debris
- Install 1,750 sq ft Fresh Floratam St Augustine Sod
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$3,937.50

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.systems / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 19, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Waterline Station and Madrigal



- Cut out declining turf with sod cutter and haul away debris
- Install 800 sq ft Fresh Floratam St Augustine Sod
- Top dress with ¼" layer of Command Soil prior to installation
- Apply application of Milaorganite and Moisture manager to aid in establishment
- Includes all materials, labor, hauling and dump fees

Total: \$2,300.00

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

July 21, 2025

Sod Renovation Proposal

For

Waterset Central CDD

Attn: John Toborg

JToborg@rizzetta.com

Sod Renovation Breakdown

- Waterset Club \$4,500.00
- 30th Street East/West ROW \$16,312.50
- Covington Garden Dr \$1,687.50
- Goldcoast South ROW \$5,625.00
- Milestone West ROW \$3,937.50
- Waterline Station and Madrigal \$2,300.00

Total: \$34,362.50

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.com / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday, FL 34690

Sod Replacement Proposal

FOR

Waterset Central CDD

(Del Coronado cul-de-sac)

Attention: John Toborg, District Manager

jtoborg@rizzetta.com

February 12, 2026

Scope of Work

- Replace (4,500) square feet of St. Augustine sod at the (Del Coronado cul-de-sac).
- Includes all labor, materials, hauling, and dumping fees.



PRICE: \$10,125.00

Authorized Signature to Proceed

_____/_____/_____
Date of Authorization

Proposal submitted by Rafael Rosario, Account Manager
rrosario@redtreelandscape.systems / Cell phone: (727) 477-4829

Tab 5



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

February 11, 2026

**West Land Buffer of Covington Gardens Drive (Across From School) Plant
Installation Proposal**

For

Waterset Central

Attn: John Toborg

johntoborg@rizzetta.com

- Remove approximately 100 sq ft of turf for planting bed preparation and haul away debris (\$700.00) at 7 locations.
- Install 21 Viburnum Odoratissimum 7-gal (\$1,575.00) at 7 locations.
- Install 35 Fakahatchee Grass 3-gal (\$980.00) at 7 locations.
- Install 35 Dwarf Firebush 3-gal (\$980.00) at 7 locations.
- Install 7-yard Pine Bark Mini Nuggets (\$525.00) at 7 locations.

Total: \$4,760.00 - \$980.00 DISCOUNT

TOTAL: \$3,780.00

Authorized By:

Date:

The above-stated quantities are approximate totals based upon the area in question. If additional plant material is needed to accomplish the screening objective, then the additional plant material used will be invoiced at the same unit price on this proposal.

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.com / Cell phone: (727) 426.3679

Tab 6



Cooper Pools Inc DBA
 Cooper Pools Remodeling
 4740B Allen Rd PMB
 Zephyrhills, FL 33541

info@cooperpoolsinc.com
 www.cooperpoolsinc.com
 License No. CPC1459240

QUOTE No. 431

Order No.
 Valid for 30 days

Waterset Central

Site: 7281 Paradiso Dr Apollo Beach

3434 Colwell Avenue Suite 200
 Tampa, FL,33614

Site Contact:

Salesperson: Andrew Burkett

Date: 02/16/2026

Gas Shocks Lap Pool, Safety Concern for the equipment enclosure

10985 - Commercial Installation / Repairs

Item	Quantity	Unit Price	Total
Stainless Steel Roof Jack 20" Length 13mm Ball Stand	4.00	\$204.24	\$816.96
Commercial installation / Labor	1.00 hrs	\$250.00	\$250.00
Sub-Total ex Tax			\$1,066.96
Tax			\$0.00
Total inc Tax			\$1,066.96

DISCLOSURE STATEMENT

1. I understand that state law requires construction to be done by a licensed contractor and have applied for an owner-builder permit under an exemption from the law. The exemption specifies that I, as the owner of the property listed, may act as my own contractor with certain restrictions even though I do not have a license.
2. I understand that building permits are not required to be signed by a property owner unless he or she is responsible for the construction and is not hiring a licensed contractor to assume responsibility.
3. I understand that, as an owner-builder, I am the responsible party of record on a permit. I understand that I may protect myself from potential financial risk by hiring a licensed contractor and having the permit filed in his or her name instead of my own name. I also understand that a contractor is required by law to be licensed in Florida and to list his or her license numbers on permits and contracts.
4. I understand that I may build or improve a one-family or two-family residence or a farm outbuilding. I may also build or improve a commercial building if the costs do not exceed \$75,000. The building or residence must be for my own use or occupancy. It may not be built or substantially improved for sale or lease, unless I am completing the requirements of a building permit where the contractor listed on the permit substantially completed the project. If a building or residence that I have built or substantially improved myself is sold or leased within 1 year after the construction is complete, the law will presume that I built or substantially improved it for sale or lease, which violates the exemption.

5. I understand that, as the owner-builder, I must provide direct, onsite supervision of the construction.
6. I understand that I may not hire an unlicensed person to act as my contractor or to supervise persons working on my building or residence. It is my responsibility to ensure that the persons whom I employ have the licenses required by law and by county or municipal ordinance.
7. I understand that it is a frequent practice of unlicensed persons to have the property owner obtain an owner-builder permit that erroneously implies that the property owner is providing his or her own labor and materials. I, as an owner-builder, may be held liable and subjected to serious financial risk for any injuries sustained by an unlicensed person or his or her employees while working on my property. My homeowner's insurance may not provide coverage for those injuries. I am willfully acting as an owner-builder and am aware of the limits of my insurance coverage for injuries to workers on my property.
8. I understand that I may not delegate the responsibility for supervising work to a licensed contractor who is not licensed to perform the work being done. Any person working on my building who is not licensed must work under my direct supervision and must be employed by me, which means that I must comply with laws requiring the withholding of federal income tax and social security contributions under the Federal Insurance Contributions Act (FICA) and must provide workers' compensation for the employee. I understand that my failure to follow these laws may subject me to serious financial risk.
9. I agree that, as the party legally and financially responsible for this proposed construction activity, I will abide by all applicable laws and requirements that govern owner-builders as well as employers. I also understand that the construction must comply with all applicable laws, ordinances, building codes, and zoning regulations.
10. I understand that I may obtain more information regarding my obligations as an employer from the Internal Revenue Service, the United States Small Business Administration, the Florida Department of Financial Services, and the Florida Department of Revenue. I also understand that I may contact the Florida Construction Industry Licensing Board at (telephone number) or (Internet website address) for more information about licensed contractors.
11. I am aware of, and consent to, an owner-builder building permit applied for in my name and understand that I am the party legally and financially responsible for the proposed construction activity at the following address: (address of property).
12. I agree to notify (issuer of disclosure statements) immediately of any additions, deletions, or changes to any of the information that I have provided on this disclosure.

Licensed contractors are regulated by laws designed to protect the public. If you contract with a person who does not have a license, the Construction Industry Licensing Board and Department of Business and Professional Regulation may be unable to assist you with any financial loss that you sustain as a result of a complaint. Your only remedy against an unlicensed contractor may be in civil court. It is also important for you to understand that, if an unlicensed contractor or employee of an individual or firm is injured while working on your property, you may be held liable for damages. If you obtain an owner-builder permit and wish to hire a licensed contractor, you will be responsible for verifying whether the contractor is properly licensed and the status of the contractor's workers' compensation coverage.

Before a building permit can be issued, this disclosure statement must be completed and signed by the property owner and returned to the local permitting agency responsible for issuing the permit. A copy of the property owner's driver license, the notarized signature of the property owner, or other type of verification acceptable to the local permitting agency is required when the permit is issued.

Please contact us if you have any queries regarding this quote.

Theresa Bonnell

Tab 7



Proposal

#EST2939

Bill To

Waterset Central CDD
3434 Colwell Avenue Suite 200
Apollo Beach FL 33572

Ship To

Waterset Club
7281 Paradiso Drive
Apollo Beach FL 33572

Proposal Date 2/13/2026	Project Manager Christopher Harrison
-----------------------------------	--

Title:

Memo: *Must be purchased and installed with #EST2946.

Project Name		Project ID	Terms
Castle Group : Waterset Central CDD		23855	
Quantity	Description	Unit Price	Total Extended
2	Wabash Valley FA440N Urbanscape - Fairmount - 69" Park Bench with Back - Inground	\$1,273.00	\$2,546.00
1	Freight Wabash Valley	\$500.00	\$500.00
1	Site Furnishings Installation Minimum Offload and Installation Charge	\$3,832.00	\$3,332.00
<i>THIS PROPOSAL IS SUBJECT TO THE ATTACHED TERMS AND CONDITIONS</i>		Subtotal	\$6,378.00
		Tax	\$0.00
		Total	\$6,378.00

Accepted By

Printed Name: _____

Signature: _____

Date: _____

PLEASE SIGN AND RETURN ONE COPY WHEN ORDERING.

PO/Reference #: _____

THANK YOU!

Standard Terms and Conditions

General Terms:

Acceptance by a signature, purchase order, or contract based on this proposal indicates that you are in full agreement with all terms and conditions of this proposal, including the following:

- Prices are valid for 30 days, unless otherwise noted. After 30 days, prices are subject to change without notice.
- Sales Tax will be charged unless a valid Sales Tax Exemption Certificate is presented with order.
- Specify all colors and options in writing. Any discrepancies that arise due to oral selections will be the responsibility of the customer.
- If the customer is installing equipment, all equipment is to be installed according to the manufacturer's instructions and applicable guidelines.
- Installation, site work, permits, engineering, etc. are not included unless noted.

Warranties. All equipment, surfacing, and installation is warranted by Playmore for a period of one year from substantial completion date. After one year, any additional manufacturer's warranties will remain in effect. Manufacturer's warranty claims to be processed by manufacturer. Playmore assumes no responsibility for these additional warranties.

Playground Surfacing. All playground equipment is to be installed over safety surfacing per CPSC guidelines and ASTM standards. If the customer installs something contrary to the guidelines, they accept all responsibility for any liability and future litigation that may arise.

Installation Standard Services Include (as required):

- Shipping Notification/Receiving Instructions
- Pre-Installation On-Site Meeting
- Public Utility Check (Sunshine State One Call)
- Moving New Equipment at Job Site
- Layout of Equipment
- Installation of Equipment per Manufacturer's Instructions
- Trash Clean Up (Leave on-site)
- Post-Installation Walk Through

Installation Customer Responsibilities (unless otherwise noted in proposal):

- Site Plans and Surveys
- Trash Disposal or Dumpsters
- Provide Area for Storage and Staging
- Site Security
- Private Utility Locates
- Removal of Existing Equipment
- Site Prep, Grading, Drainage Systems, etc.
- Accept Deliveries and Unload Equipment

Building Permits:

Building permits are the responsibility of the owner. If a building permit is required for your project, 5% will be added to the total price if not already included in the proposal.

NOTE – All zoning, planning, health, environmental, architectural, etc. permits, reviews, and approvals are the responsibility of others as well as any required site plans or other supporting documents. If signed and sealed engineered drawings are needed, additional charges will apply if not included in the proposal.

Theft/Vandalism. The customer is responsible for securing the site and equipment and accepts all responsibility for theft and vandalism. Any additional equipment and labor required to replace such equipment is the responsibility of the customer.

Access/Utilities. Access must be provided to the installation area for heavy trucks and equipment. Access of equipment and personnel is the obligation of the customer to provide until the project is fully completed. We will take every precaution to avoid damage, however any damage caused by the normal installation of our product, such as to sod, concrete sidewalks, private underground utilities, etc., will be the responsibility of the customer, as will any additional costs associated with limiting damage, such as providing plywood over sod for access unless included in proposal. If access is not reasonably close to the jobsite, any additional costs incurred due to having to transport materials and/or supplies will be the responsibility of the customer if not included in the proposal.

Rock/Foreign Object Clause. Most installations require digging of holes and footing equipment in concrete below finished grade. Removal of existing ground covers such as asphalt, concrete, tan bark, sand, pea gravel, wood fiber, rubber matting, poured-in-place rubber surfacing, or any other material that interferes or delays the digging of holes, is the responsibility of others, unless otherwise noted. If excessive underground obstructions such as rocks, coral, asphalt, concrete, pipes, drainage systems, root systems, water, or any other unknown obstructions are discovered, charges will be added to the original proposal.

Any other responsibilities must be clearly outlined in the proposal.



PlayMoreWorryLess™ Playground Warranty and Inspection Program

Playground Installation Warranty

In addition to all applicable manufacturer product warranties, Playmore warrants its installation services for a period of one (1) year from the date of project completion.

During this warranty period, Playmore will, at no cost to the Owner, provide all labor necessary to correct defects resulting from improper installation workmanship.

This warranty does not cover conditions resulting from normal wear and tear, misuse, vandalism, acts of nature, or failure to perform routine maintenance.

Complimentary Playground Inspection Service

For the service life of installed playground equipment, Playmore offers one (1) complimentary annual playground inspection, to be conducted in coordination with an Owner representative.

- Inspections will be performed by a Certified Playground Safety Inspector (CPSI).
- The inspection consists of a visual assessment of the play area to identify potential safety, maintenance, or warranty-related concerns.
- Inspection findings and recommendations are advisory and do not replace the Owner's responsibility for routine maintenance and repairs.

To schedule the annual inspection, please contact Customer Service at (888) 886-3757.

Tab 8

Waterset Central Community Development District

District Office · Riverview, Florida · (813)-533-2950
Mailing Address · 3434 Colwell Avenue, Suite 200 · Tampa, Florida 33614
www.watersetcentralcdd.org

Operations and Maintenance Expenditures January 2026 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2026 through January 31, 2026. This does not include expenditures previously approved by the Board.

The total items being presented: **\$36,933.24**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Waterset Central Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2026 Through January 31, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Allied Universal Security Services	101152	17920649	Security Professional Service - 12/12/25-12/18/25	\$ 1,015.20
Ballenger Landcare, LLC	101149	568	Irrigation Repairs 12/25	\$ 118.54
Castle Management, LLC	101159	PREIM10-17-25-290	Payroll Period 09/27/25-10/10/25	\$ 5,315.10
Castle Management, LLC	101159	PREIM12-12-25-141	Payroll Period 11/22/25-12/05/25	\$ 5,102.84
Curtis Albert Thornton	101153	CT121025	Board of Supervisor Meeting 12/10/25	\$ 200.00
DCSI, Inc.	101150	34570	Alarm Monitoring System	\$ 199.00
Florida Department of Revenue	20260105-1	39-8017823354-9 11/25 ACH	Sales & Use Tax 11/25	\$ 169.59
Florida Department of Revenue	20260121-1	39-8017823354-9-012026	Sales & Use Tax 12/25	\$ 88.09
Frontier Communications of FL	20260113-1	813-649-0263-041723-5 12/25 ACH	Internet 12/25	\$ 129.99
Frontier Communications of FL	20260108-2	813-741-0603-061118-5 12/25 ACH	Internet 12/25	\$ 490.34
Hillsborough County BOCC	20260116-1	7687161865-010626	Utility Services 12/25	\$ 4,710.53
Jean Ocampo	101154	JO121025	Board of Supervisor Meeting 12/10/25	\$ 200.00
Nvirotect Pest Control Service, Inc.	101151	381379	Pest Control 12/25	\$ 217.00

Waterset Central Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2026 Through January 31, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Nvirotect Pest Control Service, Inc.	101151	381728	Pest Control 12/25	\$ 135.00
Republic Services	20260108-1	0696-001319071 01/26 ACH	Waste & Recycle Container Service 12/25	\$ 1,262.01
Rizzetta & Company, Inc.	101148	INV0000106191	Accounting Services 01/26	\$ 6,304.49
TECO	20260112-2	221008697536-010626	5701 Madrigal Way - Streetlights 01/26	\$ 350.99
TECO	20260112-1	221008884712-010626	5701 Madrigal Way (Amenity) 01/26	\$ 934.11
TECO	20260112-4	321000017137-010726	TECO Summary 321000017137 11/25	\$ 2,786.70
TECO Peoples Gas	20260112-3	221008930457-010626	5701 Madrigal Way 01/26	\$ 6,267.91
Thomas Paul McNutt	101155	TM121025	Board of Supervisor Meeting 12/10/25	\$ 200.00
Wahoo Pools Group, Inc.	101156	20251200	Pool Materials & Repairs 10/25	<u>\$ 735.81</u>
Total				<u>\$ 36,933.24</u>



Invoice Date
12/18/2025

Invoice Number
17920649

Eight Tower Bridge
161 Washington Street, Suite 600
Conshohocken, PA 19428
(866) 703-7666

Katria Parodi
Waterset Central CDD
3434 Colwell Avenue suite 200
Tampa, FL 33614

To ensure proper application, please
reference this invoice number on your
remittance advice.

PLEASE REMIT PAYMENT TO:
Allied Universal Security Services
P.O. Box 828854
Philadelphia, PA 19182-8854

Total Amount Due:
(USD) \$1,015.20

Terms:
Net 30 Days

Service Location: 280530		Customer: 280530		Billing Period: 12/12/2025 - 12/18/2025	
WaterSet					
7281 Paradiso drive					
Apollo Beach, FL 33572					
Description	Quantity	UOM	Price	Amount	
Security Professional-Regular - 00:00-01:30	7.50	HR	25.38	190.35	
Security Professional-Regular - 17:30-00:00	32.50	HR	25.38	824.85	
Total Hours	40.00			0.00	
Subtotal				1,015.20	
Sales Tax Subtotal				0.00	
Total for - WaterSet				1,015.20	

Subtotal	
	\$1,015.20
Sales Tax	
	\$0.00
Total Amount Due:	
(USD)	\$1,015.20



Invoice Date
12/18/2025

Invoice Number
17920649

Invoice NO. 17920649

Customer: 280530 Waterset Central CDD

Page 1 of 1

Description						Quantity	Bill Rate	Extension
Work Date	Post Description	Employee Name	In Time	Out Time	Lunch	Hours	Hours Type	
Security Professional-Regular - 00:00-01:30						7.50	\$25.38	\$190.35
12/12/25	Security Professional	MATTHEW WHITTINGTON	0:00	1:30		1.50	Hourly-Regular	
12/13/25	Security Professional	MATTHEW WHITTINGTON	0:00	1:30		1.50	Hourly-Regular	
12/14/25	Security Professional	MATTHEW WHITTINGTON	0:00	1:30		1.50	Hourly-Regular	
12/15/25	Security Professional	MATTHEW WHITTINGTON	0:00	1:30		1.50	Hourly-Regular	
12/18/25	Security Professional	MATTHEW WHITTINGTON	0:00	1:30		1.50	Hourly-Regular	
Security Professional-Regular - 17:30-00:00						32.50	\$25.38	\$824.85
12/12/25	Security Professional	MATTHEW WHITTINGTON	17:30	0:00		6.50	Hourly-Regular	
12/13/25	Security Professional	MATTHEW WHITTINGTON	17:30	0:00		6.50	Hourly-Regular	
12/14/25	Security Professional	MATTHEW WHITTINGTON	17:30	0:00		6.50	Hourly-Regular	
12/17/25	Security Professional	MATTHEW WHITTINGTON	17:30	0:00		6.50	Hourly-Regular	
12/18/25	Security Professional	MATTHEW WHITTINGTON	17:30	0:00		6.50	Hourly-Regular	
Total Hours						40.00		\$0.00

Revenue Total \$1,015.20
Tax Total \$0.00
Grand Total \$1,015.20



822 A1A N, Suite 310
Ponte Vedra Beach, FL 32082

Invoice 568

Date	PO#
12/19/25	
Sales Rep	Terms
Christopher Zotti	Due on Receipt

Bill To
Wataset Central CDD C/O Rizzetta & Co 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Wataset Central CDD Apollo Beach, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
-------------	-----------	------	------------	--------

Broken heads

Two broken heads in Wataset Central CDD. Location : Entrance of CCD, at crosswalk west and Paseo al mar curb.

Customer notes: SHOOTING WATERSTRAIGHT UP IN THE AIR.





Irrigation Repair - 12/15/2025

\$118.54

Subtotal	\$118.54
Sales Tax	\$0.00
Total	\$118.54
Credits/Payments	(\$0.00)
Balance Due	\$118.54

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$118.54	\$6,283.43	\$0.00	\$0.00	\$0.00

Waterset Central CDD
 Meeting Date: December 10, 2025

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if present
Deneen Klenke*	<input checked="" type="checkbox"/>
Jean Ocampo	<input checked="" type="checkbox"/>
Curtis Thorton	<input checked="" type="checkbox"/>
Thomas McNutt	<input checked="" type="checkbox"/>
Brandon Bentley*	<input checked="" type="checkbox"/>

(*) Does not get paid

NOTE: Supervisors are only paid if checked present.

EXTENDED MEETING TIMECARD

Meeting Start Time:	10:00am
Meeting End Time:	1:00pm
Total Meeting Time:	

Time Over (3) Hours: _____

Total at \$175 per Hour: \$0.00

ADDITIONAL OR CONTINUED MEETING TIMECARD

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

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

DM Signature: _____



DCSI, Inc. "Security & Sound"
 P.O. Box 265
 Lutz, FL 33548
 +9496500
 info@dcsisecurity.com
 http://DCSIsecurity.com

Invoice

BILL TO
Waterset Central CDD 3434 Colwell Ave. Suite #200 Tampa, FL 33614

SHIP TO
Waterset Central CDD Waterline Station Pool

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
34570	12/23/2025	\$199.00	01/07/2026	Net 15	

P.O. NUMBER New NVR Installed: 12/22/25	SALES REP DC	ACCT#/LOT/BLK Waterline Station Pool MTDS
---	------------------------	---

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Interactive Talk Down Monitoring The monitoring station will notify you and/or the police if there are people on the pool deck/area when the pool is closed. Interactive talk down monitoring \$199 Month no contract (30 OHE/month)	1	199.00	199.00
	OHE Overages Operator handled events in excess of the 30 events included in the monitoring package	0	2.00	0.00

Thank you for choosing DCSI, Inc as your "Security & Sound" company!
 *ALL SYSTEMS COME WITH 90 DAYS WARRANTY ON LABOR AND ONE YEAR WARRANTY ON PARTS, UNLESS OTHERWISE NOTED.
 **Returned Checks will receive \$25 NSF Fee.
 ***Late Fees are 1.5% per month

SUBTOTAL	199.00
TAX (6.5%)	0.00
TOTAL	199.00
BALANCE DUE	\$199.00



Sales and Use Tax Return

DR-15EZ
R. 01/20
Rule 12A-1.097, F.A.C.
Effective 01/20
Page 1 of 2

You may file and pay tax online or you may complete this return and pay tax by check or money order and mail to:

Florida Department of Revenue
5050 W Tennessee Street
Tallahassee, FL 32399-0120

Please read the *Instructions for DR-15EZ Sales and Use Tax Returns* (Form DR-15EZN), incorporated by reference in Rule 12A-1.097, F.A.C., before you complete this return. Instructions are posted at floridarevenue.com/forms.

Florida Sales and Use Tax Return

DR-15EZ
R. 01/20

Certificate Number: 39-8017823354-9

Reporting Period

November 2025

T

┌

HD/PM DATE:

□□/□□/□□

Surtax Rate:

Name
Address
City/St
ZIP

Waterset Central Community Development District
3434 Colwell Ave., Ste 200
Tampa, FL 33614-8390

Location/Mailing Address Changes:

New Location Address: _____

Telephone Number: ()

New Mailing Address: _____

FLORIDA DEPARTMENT OF REVENUE
5050 W TENNESSEE ST
TALLAHASSEE FL 32399-0120

Amount Due From Line 9
On Reverse Side

□□□□□□.□□

Due: 12/20/25

Late After:

9100 0 20229999 0001003043 5 4999999999 0000 5

Florida Sales and Use Tax Return

DR-15EZ
R. 01/20

Certificate Number: 39-8017823354-9

Reporting Period

□□□□□□

T

┌

HD/PM DATE:

□□/□□/□□

Surtax Rate:

Name
Address
City/St
ZIP

Waterset Central Community Development District
3434 Colwell Ave., Ste 200
Tampa, FL 33614-8390

Location/Mailing Address Changes:

New Location Address: _____

Telephone Number: ()

New Mailing Address: _____

FLORIDA DEPARTMENT OF REVENUE
5050 W TENNESSEE ST
TALLAHASSEE FL 32399-0120

Amount Due From Line 9
On Reverse Side

□□□□□□.□□

Due:

Late After:

9100 0 20229999 0001003043 5 4999999999 0000 5

File and Pay Online to Receive a Collection Allowance. When you electronically file your tax return and pay timely, you are entitled to deduct a collection allowance of 2.5% (.025) of the first \$1,200 of tax due, not to exceed \$30. To pay timely, you must initiate payment and receive a confirmation number, no later than 5:00 p.m. ET on the business day prior to the 20th. More information on filing and paying electronically, including a *Florida eServices Calendar of Electronic Payment Deadlines* (Form DR-659), is available at floridarevenue.com.

Due Dates. Returns and payments are **due on the 1st and late after the 20th day of the month** following each reporting period. **A return must be filed for each reporting period, even if no tax is due.** If the 20th falls on a Saturday, Sunday, or a state or federal holiday, returns are timely if postmarked or hand delivered on the first business day following the 20th.

Penalty. If you file your return or pay tax late, a late penalty of 10% of the amount of tax owed, but not less than \$50, may be charged. The \$50 minimum penalty applies even if no tax is due. A floating rate of interest also applies to late payments and underpayments of tax.

	DOLLARS				CENTS		
1. Gross Sales (Do not include tax)	<input type="text"/>	2,251.20	Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.				
2. Exempt Sales (Include these in Gross Sales, Line 1)	<input type="text"/>						
3. Taxable Sales/Purchases (Include Internet/Out-of-State → Purchases)	<input type="text"/>	2,251.20	Signature of Taxpayer _____				
4. Total Tax Due (Include Discretionary Sales Surtax from Line B)	<input type="text"/>	168.84	Date _____				
5. Less Lawful Deductions	<input type="text"/>	Telephone # _____					
6. Less DOR Credit Memo	<input type="text"/>	Signature of Preparer _____					
7. Net Tax Due	<input type="text"/>	168.84	Discretionary Sales Surtax Information				
8. Less Collection Allowance or Plus Penalty and Interest	<input type="text"/>	0.75	A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX <input type="text"/>				
9. Amount Due With Return (Enter this amount on front)	<input type="text"/>	169.59	B. Total Discretionary Sales Surtax Due <input type="text"/>				

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.

	DOLLARS				CENTS		
1. Gross Sales (Do not include tax)	<input type="text"/>	Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.					
2. Exempt Sales (Include these in Gross Sales, Line 1)	<input type="text"/>						
3. Taxable Sales/Purchases (Include Internet/Out-of-State → Purchases)	<input type="text"/>	Signature of Taxpayer _____					
4. Total Tax Due (Include Discretionary Sales Surtax from Line B)	<input type="text"/>	Date _____					
5. Less Lawful Deductions	<input type="text"/>	Telephone # _____					
6. Less DOR Credit Memo	<input type="text"/>	Signature of Preparer _____					
7. Net Tax Due	<input type="text"/>	Discretionary Sales Surtax Information					
8. Less Collection Allowance or Plus Penalty and Interest	<input type="text"/>	A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX <input type="text"/>					
9. Amount Due With Return (Enter this amount on front)	<input type="text"/>	B. Total Discretionary Sales Surtax Due <input type="text"/>					

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.



Sales and Use Tax Return

DR-15EZ
R. 01/20
Rule 12A-1.097, F.A.C.
Effective 01/20
Page 1 of 2

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Florida Department of Revenue
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Tallahassee, FL 32399-0120

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Florida Sales and Use Tax Return

DR-15EZ
R. 01/20

Reporting Period

T



HD/PM DATE:

□□/□□/□□

Certificate Number: 39-8017823354-9

December 2025

Surtax Rate:

Name
Address
City/St
ZIP

Waterset Central Community Development District
3434 Colwell Ave., Ste 200
Tampa, FL 33614-8390

Location/Mailing Address Changes:

New Location Address: _____

Telephone Number: ()

New Mailing Address: _____

FLORIDA DEPARTMENT OF REVENUE
5050 W TENNESSEE ST
TALLAHASSEE FL 32399-0120

Amount Due From Line 9
On Reverse Side

□□□□□□.□□

Due: 01/20/26

Late After:

9100 0 20229999 0001003043 5 4999999999 0000 5

Florida Sales and Use Tax Return

DR-15EZ
R. 01/20

Reporting Period

T



HD/PM DATE:

□□/□□/□□

Certificate Number: 39-8017823354-9

Surtax Rate:

Name
Address
City/St
ZIP

Waterset Central Community Development District
3434 Colwell Ave., Ste 200
Tampa, FL 33614-8390

Location/Mailing Address Changes:

New Location Address: _____

Telephone Number: ()

New Mailing Address: _____

FLORIDA DEPARTMENT OF REVENUE
5050 W TENNESSEE ST
TALLAHASSEE FL 32399-0120

Amount Due From Line 9
On Reverse Side

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Due:

Late After:

9100 0 20229999 0001003043 5 4999999999 0000 5

File and Pay Online to Receive a Collection Allowance. When you electronically file your tax return and pay timely, you are entitled to deduct a collection allowance of 2.5% (.025) of the first \$1,200 of tax due, not to exceed \$30. To pay timely, you must initiate payment and receive a confirmation number, no later than 5:00 p.m. ET on the business day prior to the 20th. More information on filing and paying electronically, including a *Florida eServices Calendar of Electronic Payment Deadlines* (Form DR-659), is available at floridarevenue.com.

Due Dates. Returns and payments are **due on the 1st and late after the 20th day of the month** following each reporting period. **A return must be filed for each reporting period, even if no tax is due.** If the 20th falls on a Saturday, Sunday, or a state or federal holiday, returns are timely if postmarked or hand delivered on the first business day following the 20th.

Penalty. If you file your return or pay tax late, a late penalty of 10% of the amount of tax owed, but not less than \$50, may be charged. The \$50 minimum penalty applies even if no tax is due. A floating rate of interest also applies to late payments and underpayments of tax.

	DOLLARS				CENTS		
1. Gross Sales <small>(Do not include tax)</small>	<input type="text"/>	1,204.67	Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.				
2. Exempt Sales <small>(Include these in Gross Sales, Line 1)</small>	<input type="text"/>	.					
3. Taxable Sales/Purchases <small>(Include Internet/Out-of-State → Purchases)</small>	<input type="text"/>	1,204.67	Signature of Taxpayer _____				
4. Total Tax Due <small>(Include Discretionary Sales Surtax from Line B)</small>	<input type="text"/>	90.35	Date _____				
5. Less Lawful Deductions	<input type="text"/>	.	Telephone # _____				
6. Less DOR Credit Memo	<input type="text"/>	(2.26)	Signature of Preparer _____				
7. Net Tax Due	<input type="text"/>	90.35	Date _____				
8. Less Collection Allowance or Plus Penalty and Interest	<input type="text"/>	.	Telephone # _____				
9. Amount Due With Return <small>(Enter this amount on front)</small>	<input type="text"/>	88.09					

Discretionary Sales Surtax Information								
A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX	<input type="text"/>	.	<input type="text"/>	<input type="text"/>				
B. Total Discretionary Sales Surtax Due	<input type="text"/>	.	18	07				

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.

	DOLLARS				CENTS		
1. Gross Sales <small>(Do not include tax)</small>	<input type="text"/>		Under penalties of perjury, I declare that I have read this return and the facts stated in it are true.				
2. Exempt Sales <small>(Include these in Gross Sales, Line 1)</small>	<input type="text"/>	.					
3. Taxable Sales/Purchases <small>(Include Internet/Out-of-State → Purchases)</small>	<input type="text"/>		Signature of Taxpayer _____				
4. Total Tax Due <small>(Include Discretionary Sales Surtax from Line B)</small>	<input type="text"/>		Date _____				
5. Less Lawful Deductions	<input type="text"/>	.	Telephone # _____				
6. Less DOR Credit Memo	<input type="text"/>		Signature of Preparer _____				
7. Net Tax Due	<input type="text"/>		Date _____				
8. Less Collection Allowance or Plus Penalty and Interest	<input type="text"/>		Telephone # _____				
9. Amount Due With Return <small>(Enter this amount on front)</small>	<input type="text"/>						

Discretionary Sales Surtax Information								
A. Taxable Sales and Purchases NOT Subject to DISCRETIONARY SALES SURTAX	<input type="text"/>	.	<input type="text"/>	<input type="text"/>				
B. Total Discretionary Sales Surtax Due	<input type="text"/>	.						

E-file / E-pay to Receive Collection Allowance

Please do not fold or staple.



WATERSET CENTRAL Account Number:
813-649-0263-041723-5

Billing Date:
Dec 17, 2025
Billing Period:
Dec 17 - Jan 16, 2026

Hi WATERSET CENTRAL,

Thanks for choosing Frontier! Have questions about your bill? Visit us at frontier.com/billing to learn more.

Bill history

Previous balance	\$129.99
Payment received by Dec 17, thank you	-\$129.99

Service summary

	Previous month	Current month
 Internet	\$129.99	\$129.99
Total services	\$129.99	\$129.99
Total balance		\$129.99

Total balance
\$129.99
Auto Pay is scheduled
Jan 12



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

6790 0107 DY RP 17 12182025 NNNNNNNN 01 999815

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

WATERSET CENTRAL
PO BOX 32414
CHARLOTTE NC 28232-2414

950009&136490263041723000000000000000129995



WATERSET CENTRAL Account Number:
813-649-0263-041723-5

Billing Date:
Dec 17, 2025

Billing Period:
Dec 17 - Jan 16, 2026



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PAYING YOUR BILL

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

Visit frontier.com/terms, frontier.com/tariffs or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes (frontier.com/terms/arbitration). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at frontier.com/ctnetx-privacy.





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Internet

Monthly Charges

12.17-01.16	Business Fiber Internet 1 Gig	\$104.99
	Valued Customer Fiber 2 Gig Upgrade	\$0.00
	1 Usable Static IP Address	\$25.00
Internet Total		\$129.99

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$129.99 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



Total current month charges \$129.99

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BE YOUR
TECH SUPPORT**

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need without the overhead. Frontier Premium Tech Pro.

business.frontier.com



WATERSET CENTRAL CDD Account Number:
813-741-0603-061118-5

Billing Date:
Dec 14, 2025
Billing Period:
Dec 14 - Jan 13, 2026

Hi WATERSET CENTRAL CDD,

Thanks for choosing Frontier! Have questions about your bill? Visit us at frontier.com/billing to learn more.

Bill history

Previous balance	\$490.34
Payment received by Dec 14, thank you	-\$490.34

Service summary

	Previous month	Current month
Bundle	\$415.51	\$415.51
Taxes and Fees	\$74.83	\$74.83
Total services	\$490.34	\$490.34
Total balance		\$490.34

Total balance
\$490.34
Auto Pay is scheduled
Jan 07



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

6790 0107 DY RP 14 12162025 NNNNNNNN 01 999887

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

WATERSET CENTRAL CDD
PO BOX 32414
CHARLOTTE NC 28232-2414

81100281374106030611180000000000000000490345



WATERSET CENTRAL CDD Account Number:
813-741-0603-061118-5

Billing Date:
Dec 14, 2025

Billing Period:
Dec 14 - Jan 13, 2026



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PAYING YOUR BILL

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IMPORTANT MESSAGES

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Bundle

Monthly Charges

12.14-01.13	FiberOptic Internet 300 Dynamic IP w/ OneVoice Business FiberOptic 300/300M Dynamic IP	\$205.97
	OneVoice Access Line	
	Valued Customer Fiber 1 Gig Upgrade	\$0.00
(2)	OneVoice Nationwide	\$109.98
	OneVoice Access Line	
(3)	Federal Primary Carrier Multi Line Charge	\$44.97
	Carrier Cost Recovery Surcharge	\$13.99
	Frontier Roadwork Recovery Surcharge	\$4.00
(3)	Multi-Line Federal Subscriber Line Charge	\$27.60
(3)	Access Recovery Charge Multi-Line Business	\$9.00
Bundle Total		\$415.51

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$339.36 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



Taxes and Fees

	FCA Long Distance - Federal USF Surcharge	\$22.46
	Federal USF Recovery Charge	\$13.95
	Federal Excise Tax	\$2.89
	Federal Taxes	\$39.30
	FL State Communications Services Tax	\$14.83
	County Communications Services Tax	\$14.44
	FL State Gross Receipts Tax	\$4.45
(3)	Hillsborough County 911 Surcharge	\$1.20
	FL State Gross Receipts Tax	\$0.37
(3)	FL Telecommunications Relay Service	\$0.24
	State Taxes	\$35.53

Taxes and Fees Total **\$74.83**

Total current month charges **\$490.34**



Hillsborough County Florida

S-Page 1 of 12

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

Summary of Account Charges

Previous Balance	\$2,599.34
Net Payments - Thank You	\$-2,599.34
Bill Adjustments	\$129.96
Total Account Charges	\$4,580.57

AMOUNT DUE	\$4,710.53
-------------------	-------------------

This is your summary of charges. Detailed charges by premise are listed on the following page(s)



Hillsborough County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: **7687161865**



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 307-1000

Internet Payments: HCFL.gov/WaterBill

Additional Information: HCFL.gov/Water



THANK YOU!



WATERSET CENTRAL CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

1,580 8

DUE DATE	01/27/2026
AMOUNT DUE	\$4,710.53
AMOUNT PAID	



0076871618658 00004710539



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

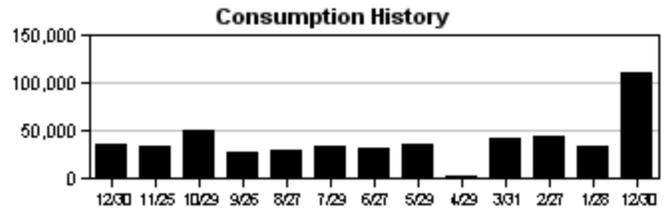
Service Address: 6116 SEA AIR DR

S-Page 2 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54813247	11/25/2025	19402	12/30/2025	19750	34800 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$13.60
Late Payment Charge	\$0.67
Total Service Address Charges	\$14.27



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

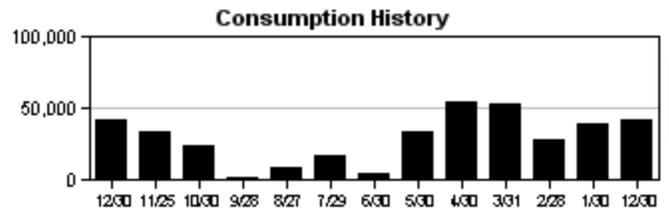
Service Address: 5701 MADRIGAL WAY

S-Page 2 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
701160772	11/25/2025	820348	12/30/2025	862597	42249 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$6.54
Purchase Water Pass-Thru	\$127.59
Water Base Charge	\$33.95
Water Usage Charge	\$115.90
Sewer Base Charge	\$82.31
Sewer Usage Charge	\$298.70
Late Payment Charge	\$26.84
Total Service Address Charges	\$691.83





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

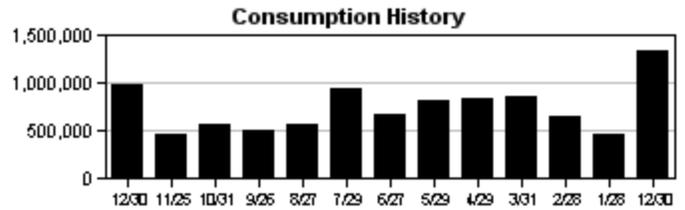
Service Address: 7008 WATERLINE CT - COMM RCLM IRRIG

S-Page 3 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61154021	11/25/2025	276137	12/30/2025	285886	974900 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$578.25
Late Payment Charge	\$6.99
Total Service Address Charges	\$585.24



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

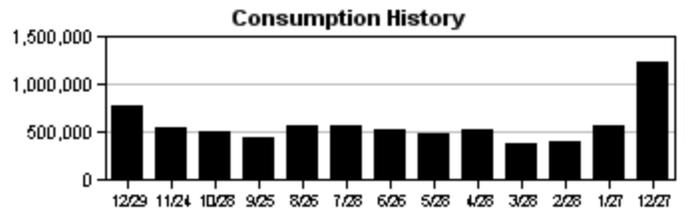
Service Address: 5910 COVINGTON GARDEN DR

S-Page 3 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61074215	11/24/2025	355748	12/29/2025	363507	775900 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$537.01
Late Payment Charge	\$16.80
Total Service Address Charges	\$553.81





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

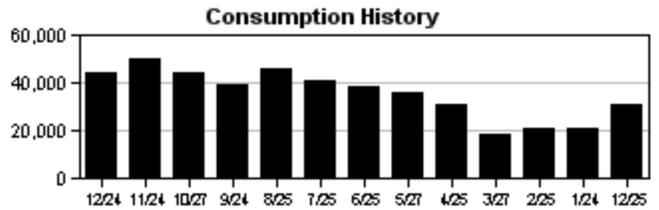
Service Address: 7533 PARADISO DR-RECLAIM

S-Page 4 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54813246	11/24/2025	14917	12/24/2025	15360	44300 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$23.33
Late Payment Charge	\$1.42
Total Service Address Charges	\$24.75



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

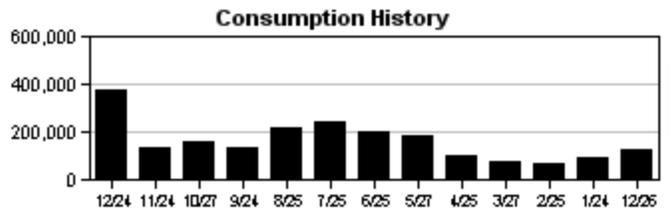
Service Address: 7301 PARADISO DR

S-Page 4 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61074213	11/24/2025	95409	12/24/2025	99181	377200 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$74.34
Late Payment Charge	\$1.52
Total Service Address Charges	\$75.86





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

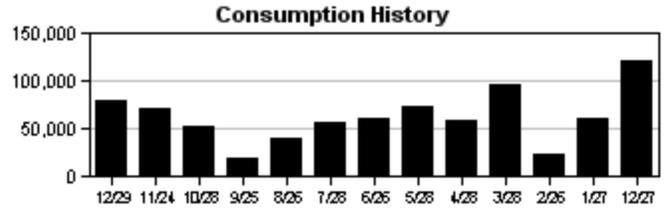
Service Address: 7281 PARADISO AVE

S-Page 5 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
37156910	11/24/2025	56739	12/29/2025	57481	74200 GAL	ACTUAL	WATER
54230101	11/24/2025	30761	12/29/2025	30818	5700 GAL	ACTUAL	WATER
60998080	11/24/2025	274473	12/29/2025	277281	280800 GAL	ACTUAL	RECLAIM

Service Address Charges

Customer Service Charge	\$6.54
Purchase Water Pass-Thru	\$241.30
Water Base Charge	\$86.37
Water Usage Charge	\$184.25
Sewer Base Charge	\$142.68
Sewer Usage Charge	\$40.30
Reclaimed Water Charge	\$56.98
Late Payment Charge	\$34.41
Total Service Address Charges	\$792.83



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

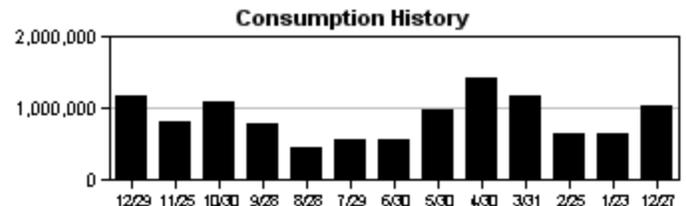
Service Address: 7030 RESERVOIR CT-RECLAIM

S-Page 5 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
703731884	11/25/2025	11095561	12/29/2025	12263030	1167469 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$740.17
Late Payment Charge	\$21.00
Total Service Address Charges	\$761.17





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

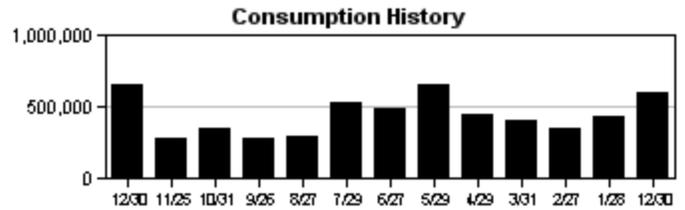
Service Address: 5490 WAYFARER AVE - COMM RCLM MTR

S-Page 6 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61154022	11/25/2025	200216	12/30/2025	206779	656300 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$318.28
Late Payment Charge	\$3.29
Total Service Address Charges	\$321.57



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

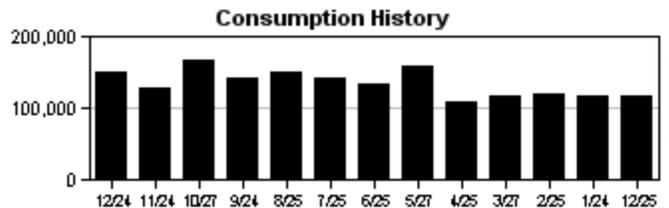
Service Address: 7054 RESERVOIR CT-RECLAIM

S-Page 6 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54813248	11/24/2025	65623	12/24/2025	67127	150400 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$45.56
Late Payment Charge	\$1.80
Total Service Address Charges	\$47.36





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

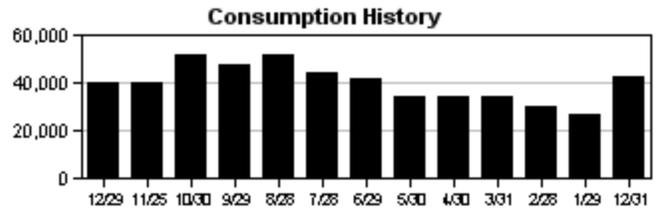
Service Address: 5459 WAYFAER AVE - COMM RCLM MTR

S-Page 7 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
703540726	11/25/2025	612247	12/29/2025	652569	40322 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$15.78
Late Payment Charge	\$0.79
Total Service Address Charges	\$16.57



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

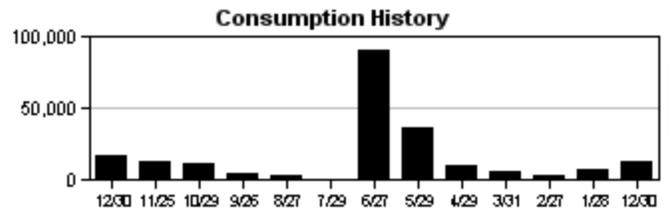
Service Address: 5630 WAYFARER AVE - COMM RCLM IRRIG

S-Page 7 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54979020	11/25/2025	7162	12/30/2025	7330	16800 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$9.70
Late Payment Charge	\$0.44
Total Service Address Charges	\$10.14





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

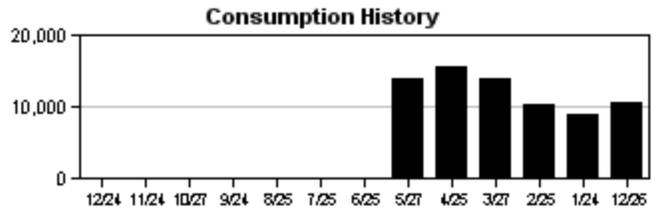
Service Address: 5521 SILVER SUN DR

S-Page 8 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54523989	11/24/2025	9052	12/24/2025	9052	0 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$6.44
Late Payment Charge	\$0.32
Total Service Address Charges	\$6.76



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

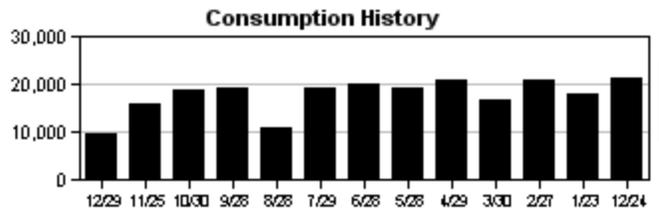
Service Address: 5424 WAYFARER AVE - COMM RCLM MTR

S-Page 8 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
703755234	11/25/2025	233220	12/29/2025	242982	9762 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$8.20
Late Payment Charge	\$0.47
Total Service Address Charges	\$8.67





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

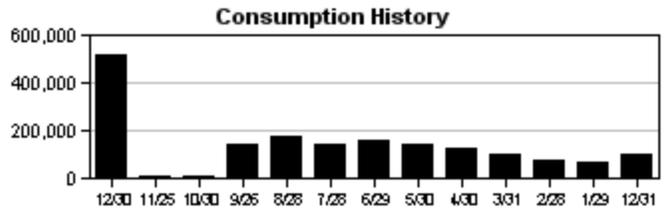
Service Address: 5300 DEL CORONADO DR - COMM RCLM MTR

S-Page 9 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
703562000	11/25/2025	1760227	12/30/2025	2276891	516664 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$432.32
Late Payment Charge	\$0.38
Total Service Address Charges	\$432.70



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

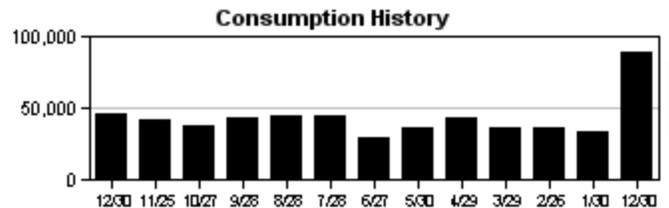
Service Address: 5494 DEL CORONADO DR - COMM RCLM MTR

S-Page 9 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
705884634	11/25/2025	398619	12/30/2025	444744	46125 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$16.76
Late Payment Charge	\$0.77
Total Service Address Charges	\$17.53





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

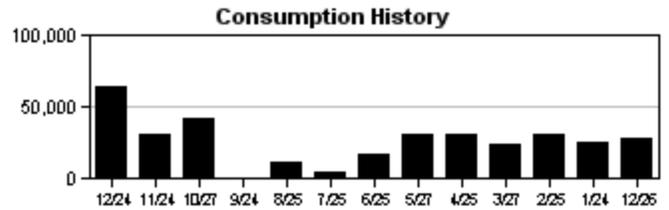
Service Address: 7306 GOLDEN SKY CT

S-Page 10 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54492026	11/24/2025	17695	12/24/2025	18335	64000 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$41.00
Late Payment Charge	\$0.70
Total Service Address Charges	\$41.70



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

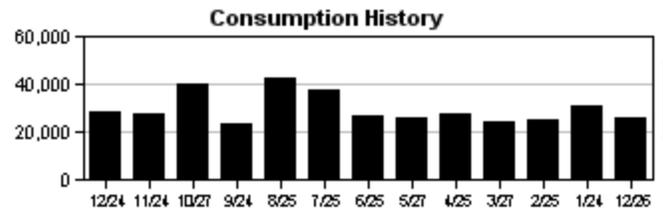
Service Address: 7020 SAGUARO WAY-RECLAIM

S-Page 10 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54813250	11/24/2025	17999	12/24/2025	18286	28700 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$12.56
Late Payment Charge	\$0.61
Total Service Address Charges	\$13.17





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

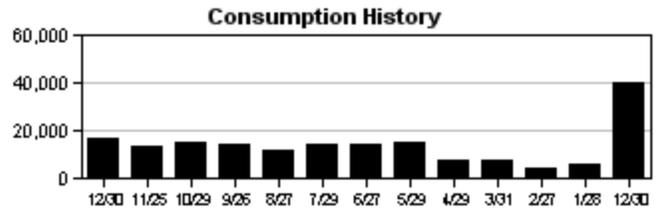
Service Address: 6112 SEA AIR DR

S-Page 11 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54620056	11/25/2025	7832	12/30/2025	7999	16700 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$9.67
Late Payment Charge	\$0.44
Total Service Address Charges	\$10.11



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

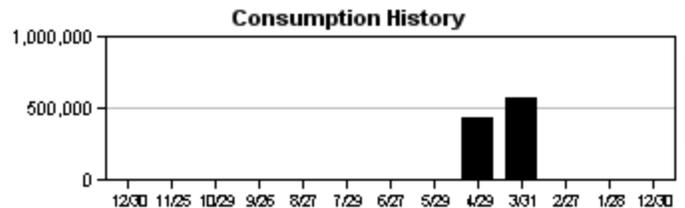
Service Address: 7000 MAINLAND AVE - COMM RCLM IRRIG

S-Page 11 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54813245	11/25/2025	6528	12/30/2025	6637	109 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$6.46
Late Payment Charge	\$0.32
Total Service Address Charges	\$6.78





Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

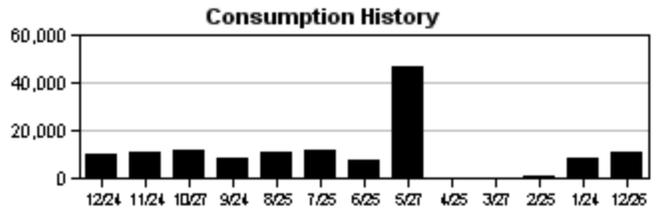
Service Address: 7310 BETEL PALM CT I

S-Page 12 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54791915	11/24/2025	8599	12/24/2025	8698	9900 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$6.54
Purchase Water Pass-Thru	\$29.90
Water Base Charge	\$16.98
Water Usage Charge	\$18.28
Late Payment Charge	\$3.92
Total Service Address Charges	\$75.62



Hillsborough County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
WATERSET CENTRAL CDD	7687161865	01/06/2026	01/27/2026

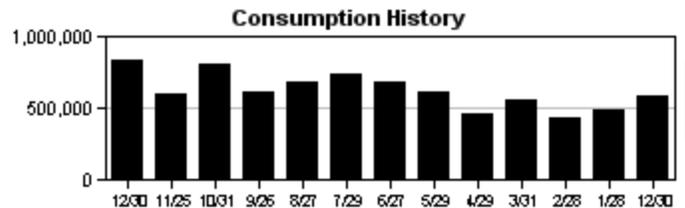
Service Address: 6060 MILESTONE DR

S-Page 12 of 12

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61080629	11/25/2025	331869	12/30/2025	340212	834300 GAL	ACTUAL	RECLAIM

Service Address Charges

Reclaimed Water Charge	\$196.03
Late Payment Charge	\$6.06
Total Service Address Charges	\$202.09





NVIROTECT

PEST CONTROL SERVICES

16210 North Florida Avenue
Lutz, FL 33549

Pest Control Division

Office: 813.968.7031

Toll Free:

888.908.8388

www.nvirotect.com

INVOICE

Waterset Central CDD

7281 Paradiso Dr.

Apollo Beach, FL 33572

Date: 12-25-25

Account Number: 12545

Invoice Number: 381379

Previous Balance: \$641.00

Commercial General Pests \$217.00

Sales Tax: \$0.00

Service Amount: \$217.00

Check /Cash: _____

Technician(s): EN

Call for a FREE Lawn Care Quote!

Next service FREE for each referral!*

10% Discount with yearly Prepayment!*

* Exclusions apply. Call office for details.

Treatment Area	Structure	Frequency	Type of Service
<input type="checkbox"/> Bedroom	<input type="checkbox"/> Bank	<input type="checkbox"/> Annual Service	<input type="checkbox"/> Additional Service
<input type="checkbox"/> Breakroom	<input type="checkbox"/> Industrial	<input type="checkbox"/> Every Other Month	<input type="checkbox"/> Extra Service
<input type="checkbox"/> Garage	<input type="checkbox"/> Medical	<input checked="" type="checkbox"/> Monthly Service	<input checked="" type="checkbox"/> General Pest Control
<input checked="" type="checkbox"/> Kitchen	<input checked="" type="checkbox"/> Professional	<input type="checkbox"/> Quarterly Service	<input type="checkbox"/> In Wall Tube System
<input type="checkbox"/> Perimeter	<input type="checkbox"/> Residence	<input type="checkbox"/> Twice Per Month	<input checked="" type="checkbox"/> Rodent Control
<input type="checkbox"/> Rest Room	<input type="checkbox"/> Retail	<input type="checkbox"/> Weekly	<input type="checkbox"/> Annual Service

General Pest

- Acrobat Ants
- Argentine Ants
- Bed Bugs
- Carpenter Ants
- Crazy Ants
- Drain Flies
- Fire Ants
- Fleas
- German Roaches
- Ghost Ants
- Mosquitos
- Mud Daubers
- Pantry pests
- Paper Wasps
- Pharaoh Ants
- Preventative
- Roaches
- Silverfish
- Spiders
- Ticks
- White Foot Ants
- _____

Treatment

- Advion Ant Bait Station .1%
- Advion Ant Gel Bait .05%
- Advion Roach Bait Stn .5%
- Advion Roach Gel Bait .6%
- Alpine Aerosol .25%
- Biozyme
- CM Insect Monitors
- Dekko Silver Fish Paks 20%
- D-Fense Dust .05%
- Gentrol Liquid 9%
- Inspection
- Maxforce Quantum .03%

- Niban FG 5%
- Nyguard IGR 10%
- Onslaught 6.4%
- Perimeter Sweep
- Taurus .06%
- Talstar Xtra .25%
- Transport GHP .11%
- Transport Mikron .11%
- Vector Bio 5
- Wasp Freeze .1%
- Web Out 10.5%
- Alpine Wm

Rodent Control

- Mice
- Rats
- _____

Treatment

- CM Rat Snap Traps
- Conrac Blox Bait .005%
- Final Blox Bait .005%
- Rodent Bait Stations
- T-Rex Rat Snap Traps
- Victor Glue Boards

PAYMENT DUE UPON RECEIPT : We Accept Visa, Mastercard and Discover.

Ask us about Automatic Payments or Paperless Billing.

Instructions: _____



NVIROTECT

PEST CONTROL SERVICES

16210 North Florida Avenue
Lutz, FL 33549

Pest Control Division

Office: 813.968.7031

Toll Free:
888.908.8388

www.nvirotect.com

INVOICE

Waterset Central CDD
7281 Paradiso Dr.
Apollo Beach, FL 33572

Date: 12-23-25

Account Number: 12545

Invoice Number: 381728

Previous Balance: \$641.00

Commercial General Pests \$135.00

Sales Tax: \$0.00

Service Amount: \$135.00

Call for a FREE Lawn Care Quote!

Next service FREE for each referral!*

10% Discount with yearly Prepayment!*

Check /Cash: _____

Technician(s): EN

* Exclusions apply. Call office for details.

Treatment Area	Structure	Frequency	Type of Service
<input type="checkbox"/> Bedroom	<input type="checkbox"/> Bank	<input type="checkbox"/> Annual Service	<input type="checkbox"/> Additional Service
<input type="checkbox"/> Breakroom	<input type="checkbox"/> Industrial	<input type="checkbox"/> Every Other Month	<input type="checkbox"/> Extra Service
<input type="checkbox"/> Garage	<input type="checkbox"/> Medical	<input checked="" type="checkbox"/> Monthly Service	<input checked="" type="checkbox"/> General Pest Control
<input type="checkbox"/> Kitchen	<input checked="" type="checkbox"/> Professional	<input type="checkbox"/> Quarterly Service	<input type="checkbox"/> In Wall Tube System
<input checked="" type="checkbox"/> Perimeter	<input type="checkbox"/> Residence	<input type="checkbox"/> Twice Per Month	<input type="checkbox"/> Rodent Control
<input type="checkbox"/> Rest Room	<input type="checkbox"/> Retail	<input type="checkbox"/> Weekly	<input type="checkbox"/> Annual Service

General Pest

- Acrobat Ants
- Argentine Ants
- Bed Bugs
- Carpenter Ants
- Crazy Ants
- Drain Flies
- Fire Ants
- Fleas
- German Roaches
- Ghost Ants
- Mosquitos
- Mud Daubers
- Pantry pests
- Paper Wasps
- Pharaoh Ants
- Preventative
- Roaches
- Silverfish
- Spiders
- Ticks
- White Foot Ants
- _____

Treatment

- Advion Ant Bait Station .1%
- Advion Ant Gel Bait .05%
- Advion Roach Bait Stn .5%
- Advion Roach Gel Bait .6%
- Alpine Aerosol .25%
- Biozyme
- CM Insect Monitors
- Dekko Silver Fish Paks 20%
- D-Fense Dust .05%
- Gentrol Liquid 9%
- Inspection
- Maxforce Quantum .03%
- Niban FG 5%
- Nyguard IGR 10%
- Onslaught 6.4%
- Perimeter Sweep
- Taurus .06%
- Talstar Xtra .25%
- Transport GHP .11%
- Transport Mikron .11%
- Vector Bio 5
- Wasp Freeze .1%
- Web Out 10.5%
- _____

Rodent Control

- Mice
- Rats
- _____
- CM Rat Snap Traps
- Contrac Blox Bait .005%
- Final Blox Bait .005%
- Rodent Bait Stations
- T-Rex Rat Snap Traps
- Victor Glue Boards

PAYMENT DUE UPON RECEIPT : We Accept Visa, Mastercard and Discover.

Ask us about Automatic Payments or Paperless Billing.

Instructions: _____



5210 W Linebaugh Ave
Tampa FL 33624-503434

Customer Service (813) 265-0292
RepublicServices.com/Support

Important Information

An upcoming invoice will reflect a rate adjustment.
Please contact us with any questions.

Account Number 3-0696-0036370
Invoice Number 0696-001319071
Invoice Date December 17, 2025
Previous Balance \$780.68
Payments/Adjustments -\$780.68
Current Invoice Charges \$1,262.01

Total Amount Due \$1,262.01	Payment Due Date January 06, 2026
---------------------------------------	---

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 11/21	5555555	-\$780.68

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Waterset Central Cdd 7281 Paradiso Drive PO joe roethke Apollo Beach, FL Contract: 9696002 (C1) 2 Waste Container 4 Cu Yd, 2 Lifts Per Week Disposal:SOUTHCO - CLASS 1				
Waste/Recycling Overage 11/26		1.0000	\$88.00	\$88.00
Waste/Recycling Overage 12/10		1.0000	\$88.00	\$88.00
Pickup Service 01/01-01/31			\$713.86	\$713.86
Administrative Fee				\$5.95
Total Fuel/Environmental Recovery Fee				\$366.20
CURRENT INVOICE CHARGES				\$1,262.01

Simple account access at your fingertips.

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RepublicServices.com today.



5210 W Linebaugh Ave
Tampa FL 33624-503434

Thank You For Choosing Paperless

Total Enclosed

Address Service Requested

WATERSET CENTRAL CDD
KATHY PARODI
3434 COLWELL AVE
STE 200
TAMPA FL 33614-8390

Total Amount Due	\$1,262.01
Payment Due Date	January 06, 2026
Account Number	3-0696-0036370
Invoice Number	0696-001319071

For Billing Address Changes,
Check Box and Complete Reverse.

Make Checks Payable To:

REPUBLIC SERVICES #696
PO BOX 71068
CHARLOTTE NC 28272-1068



UNDERSTANDING YOUR BILL

Visit RepublicServices.com/MyBill

UNDERSTANDING OUR RATES, CHARGES, AND FEES

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Responsible Party

All waste services are managed, performed, and billed for by individual operating subsidiaries of Republic Services, Inc. Republic Services, Inc. itself does not perform any waste services, nor does it contract for such services. The operating entity providing your waste service is identified on your invoice. Accordingly, all obligations to you, including providing quality service and billing you for service, rests with the operating entity identified on your invoice.

Residential Customers

If you are a residential customer receiving service without a signed customer service agreement, your service is subject to and governed by the Service Terms for Residential Customers located at Republicservices.com/customer-support/residential-service-terms, which include a **CLASS ACTION WAIVER** and **ARBITRATION CLAUSE**, and our right to charge you a container removal fee upon termination of service, among other terms. These terms are subject to change so please review them upon receipt of your invoice. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice. Please note that some or all of the Service Terms for Residential Customers may not apply if your services are subject to terms mandated by a governmental entity in your locality.

Check Processing

When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. When we make an electronic transfer, funds may be withdrawn from your account the same day we receive your payment or check and you will not receive your check back from your financial institution.

Cancellation & Payment Policy

Unless prohibited by applicable law, regulation, or franchise or other agreement: (1) we reserve the right to require that payment for services be made only by check, credit card or money order; and (2) if service is canceled during a billing cycle, you will remain responsible for all charges, fees and taxes through the end of the billing cycle. You will not be entitled to proration of billing or a refund for the period between the notice of termination and the end of the current billing cycle.

Understanding Our Rates, Charges and Fees

If you are receiving service without a signed customer service agreement, please visit RepublicServices.com/Fees to review the financial terms and conditions relating to your service. If you are receiving service pursuant to a written contract, but have questions relating to any charges or fees, RepublicServices.com/Fees provides a detailed description of our most common charges and fees. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice.

IMPORTANT INFORMATION

(Continued from Page 1)

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

Please fill out the form below if your billing address has changed and return this portion of your statement to us using the envelope enclosed. Thank you!

BILLING ADDRESS CHANGE

Address		
City	State	Zip Code
Phone	Alternate Phone	

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

Invoice

Date	Invoice #
1/2/2026	INV0000106191

Bill To:

Waterset Central CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
January	Upon Receipt	00168

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,781.33	\$1,781.33
Administrative Services	1.00	\$442.83	\$442.83
Dissemination Services	1.00	\$416.67	\$416.67
Email Accounts, Admin & Maintenance	5.00	\$20.00	\$100.00
Financial & Revenue Collections	1.00	\$442.83	\$442.83
Landscape Consulting Services	1.00	\$1,000.00	\$1,000.00
Management Services	1.00	\$2,020.83	\$2,020.83
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$6,304.49
		Total	\$6,304.49



WATERSET CENTRAL CDD
 5701 MADRIGAL WAY
 APOLLO BEACH, FL 33572

Statement Date: January 06, 2026

Amount Due: \$350.99

Due Date: January 27, 2026

Account #: 221008697536

Account Summary

Current Service Period: November 27, 2025 - December 30, 2025	
Previous Amount Due	\$350.83
Payment(s) Received Since Last Statement	-\$350.83
Current Month's Charges	\$350.99
Amount Due by January 27, 2026	\$350.99

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



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Get started today at TECOaccount.com.

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

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



Account #: 221008697536

Due Date: January 27, 2026

Pay your bill online at TampaElectric.com
 See reverse side of your paystub for more ways to pay.

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

Amount Due: \$350.99

Payment Amount: \$ _____

629162341715



WATERSET CENTRAL CDD
 P.O. BOX 32414
 CHARLOTTE, NC 28232-2414

Mail payment to:
 TECO
 P.O. BOX 31318
 TAMPA, FL 33631-3318

Make check payable to: TECO
 Please write your account number on the memo line of your check.

629162341715221008697536000000350998

00000392-0000840-Page 5 of 10



Service For:
5701 MADRIGAL WAY
APOLLO BEACH, FL 33572

Account # 21008697536
Statement Date: January 06, 2026
Charges Due: January 27, 2026

Service Period: Nov 27, 2025 - Dec 30, 2025

Rate Schedule: Lighting Service

Charge Details

	Electric Charges		
	Lighting Service Items LS-1 (Bright Choices) for 34 days		
Lighting Energy Charge	133 kWh @ \$0.03411/kWh		\$4.54
Fixture & Maintenance Charge	7 Fixtures		\$116.27
Lighting Pole / Wire	7 Poles		\$198.24
Lighting Fuel Charge	133 kWh @ \$0.03452/kWh		\$4.59
Storm Protection Charge	133 kWh @ \$0.00574/kWh		\$0.76
Clean Energy Transition Mechanism	133 kWh @ \$0.00043/kWh		\$0.06
Storm Surcharge	133 kWh @ \$0.01230/kWh		\$1.64
Florida Gross Receipt Tax			\$0.30
State Tax			\$24.59
Lighting Charges			\$350.99

Total Current Month's Charges \$350.99

00000392-0000140-Page 6 of 10

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

Ways To Pay Your Bill



Bank Draft
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.



In-Person
Find list of Payment Agents at TampaElectric.com



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



Credit or Debit Card
Pay by credit card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone
Toll Free:
866-689-6469

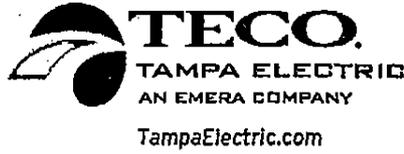
All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online: TampaElectric.com
Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY: 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

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



WATERSET CENTRAL CDD
5701 MADRIGAL WAY, AMENITY
APOLLO BEACH, FL 33572

Statement Date: January 06, 2026

Amount Due: \$934.11

Due Date: January 27, 2026

Account #: 221008884712

Account Summary

Current Service Period: November 27, 2025 - December 30, 2025

Previous Amount Due	\$857.76
Payment(s) Received Since Last Statement	-\$857.76
Miscellaneous Credits	-\$32.66
Credit balance after payments and credits	-\$32.66
Current Month's Charges	\$966.77

Amount Due by January 27, 2026 \$934.11

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

Your Energy Insight

- Your average daily kWh used was 19.29% lower than the same period last year.
- Your peak billing demand was 21.05% lower than the same period last year.



Scan here to view your account online.

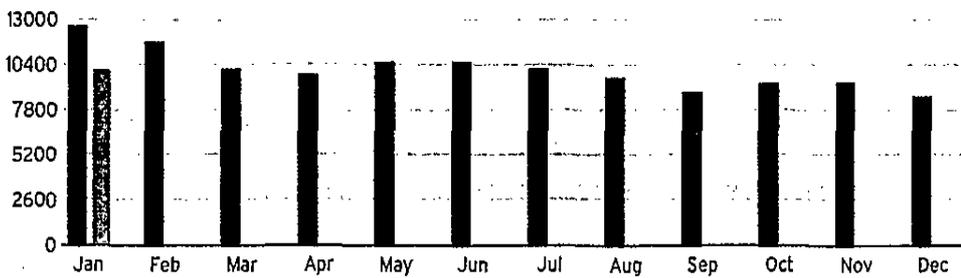
2025
2026

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Get started today at TECOaccount.com.

Monthly Usage (kWh)



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

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



Account #: 221008884712

Due Date: January 27, 2026

Pay your bill online at TampaElectric.com
See reverse side of your paystub for more ways to pay.

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

Amount Due: \$934.11

Payment Amount: \$ _____

629162341716



WATERSET CENTRAL CDD
P.O. BOX 32414
CHARLOTTE, NC 28232-2414

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

629162341716221008884712000000934112



Service For:
5701 MADRIGAL WAY
AMENITY, APOLLO BEACH, FL 33572

Account #: 221008884712
Statement Date: January 06, 2026
Charges Due: January 27, 2026

Meter Read

Service Period: Nov 27, 2025 - Dec 30, 2025

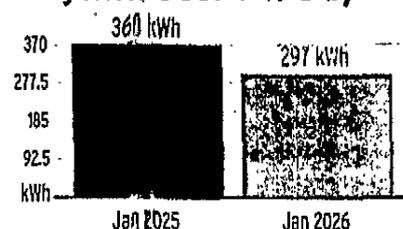
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000812338	12/30/2025	18,210	8,125	10,085 kWh	1	34 Days
1000812338	12/30/2025	15,22	0	15,22 kW	1	34 Days

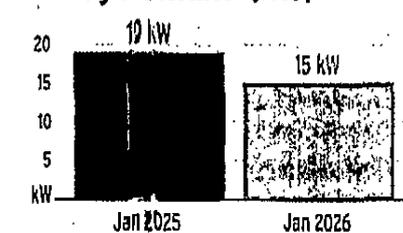
Charge Details

Charge Description	Rate	Amount
Electric Charges		
Daily Basic Service Charge	34 days @ \$1.12000	\$38.08
Billing Demand Charge	15 kW @ \$19.06000/kW	\$285.90
Energy Charge	10,085 kWh @ \$0.00815/kWh	\$82.19
Fuel Charge	10,085 kWh @ \$0.03516/kWh	\$354.59
Capacity Charge	15 kW @ \$0.72000/kW	\$10.80
Storm Protection Charge	15 kW @ \$2.02000/kW	\$30.30
Energy Conservation Charge	15 kW @ \$0.79000/kW	\$11.85
Environmental Cost Recovery	10,085 kWh @ \$0.00072/kWh	\$7.26
Clean Energy Transition Mechanism	15 kW @ \$1.15000/kW	\$17.25
Storm Surcharge	10,085 kWh @ \$0.01035/kWh	\$104.38
Florida Gross Receipt Tax		\$24.17
Electric Service Cost		\$966.77

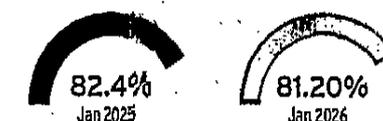
Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Total Current Month's Charges \$966.77

Miscellaneous Credits	Amount
Interest for Cash Security Deposit - Electric	-\$32.66
Total Current Month's Credits	-\$32.66

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

Ways To Pay Your Bill

- Bank Draft**
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- In-Person**
Find list of Payment Agents at TampaElectric.com
- Mall A Check**
Payments: TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.
- Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

- Online:** TampaElectric.com
- Phone:**
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:** 7-1-1
- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

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



Service For:
5701 MADRIGAL WAY
AMENITY, APOLLO BEACH, FL 33572

Account #: 221008884712
Statement Date: January 06, 2026
Charges Due: January 27, 2026

Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

00000392-0000842-Page 3 of 10





WATERSET CENTRAL CDD
 P.O. BOX 32414
 CHARLOTTE, NC 28232-2414

Statement Date: January 07, 2026

Amount Due: \$2,786.70

Due Date: January 22, 2026

Account #: 321000017137

Account Summary

Previous Amount Due	\$3,178.78
Payment(s) Received Since Last Statement	-\$3,178.78
Miscellaneous Credits	-\$110.84
Credit Balance After Payments and Credits	-\$110.84
Current Month's Charges	\$2,897.54

Amount Due by January 22, 2026 \$2,786.70

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

Your Locations With The Highest Usage

- 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637 **7,405 KWH**
- 6044 MILESTONE DR, SIGN, APOLLO BEACH, FL 33572-2611 **196 KWH**



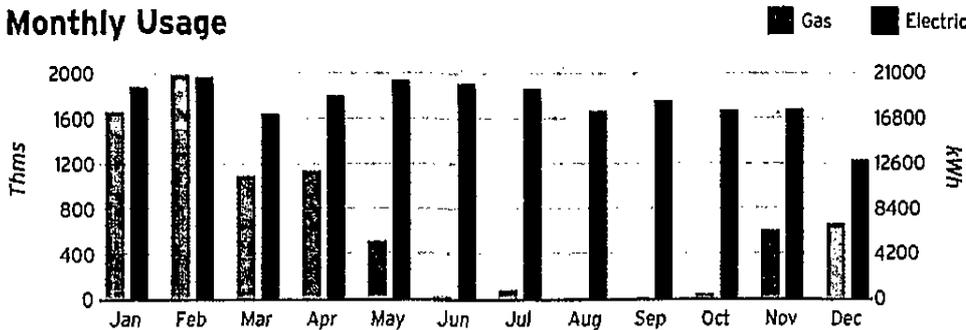
Scan here to interact with your bill online.



DOWNED IS DANGEROUS!

If you see a downed power line, move a safe distance away and call 911.
 Visit TampaElectric.com/Safety for more safety tips.

Monthly Usage



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

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



Account #: 321000017137

Due Date: January 22, 2026

Pay your bill online at PeoplesGas.com or TampaElectric.com
 See reverse side of your paystub for more ways to pay.

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

Amount Due: \$2,786.70

Payment Amount: \$ _____

700875003393

WATERSET CENTRAL CDD
 P.O. BOX 32414
 CHARLOTTE, NC 28232-2414

Mail payment to:
 TECO
 P.O. BOX 31318
 TAMPA, FL 33631-3318

Make check payable to: TECO
 Please write your account number on the memo line of your check.

70087500339332100017137000002786702

00000003-0000025-Page 3 of 18

Summary of Charges by Service Address

Account Number: 321000017137

Energy Usage From Last Month		
 Increased	 Same	 Decreased

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Sub-Account Number: 221003734730

Meter	Read Date	Current	- Previous	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period	Amount
ANX04032	11/26/2025	41,206	40,643	563 CCF	1.040	1.168	653.9 Therms	29 Days	\$890.02
									 10.1%

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Sub-Account Number: 221004023737

Meter	Read Date	Current	- Previous	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period	Amount
SH114676	11/26/2025	48	48	0 CCF	1.040	1.0000	0.0 Therms	29 Days	\$46.30
									 100.0%

Service Address: 6044 MILESTONE DR, SIGN, APOLLO BEACH, FL 33572-2611

Sub-Account Number: 211018655814

Meter	Read Date	Current	- Previous	= Total Used	Multiplier	Billing Period	Amount
1000534960	11/26/2025	7,014	6,818	196 kWh	1	28 Days	\$52.65
							 3.4%

Service Address: 6350 CAMINO DR, IRRG, APOLLO BEACH, FL 33572-3438

Sub-Account Number: 211019514606

Meter	Read Date	Current	- Previous	= Total Used	Multiplier	Billing Period	Amount
1000533624	11/26/2025	470	463	7 kWh	1	24 Days	\$20.80
							 0.0%

Continued on next page →

For more information about your bill, please visit PeoplesGas.com or TampaElectric.com

Ways To Pay Your Bill



Bank Draft
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.



In-Person
Find list of Payment Agents at PeoplesGas.com or TampaElectric.com



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



Credit or Debit Card
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.



Phone
Toll Free: 866-689-6469

All Other Correspondences:
Peoples Gas/Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online:
PeoplesGas.com or TampaElectric.com
Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough) 863-299-0800 (Polk County) 888-223-0800 (All Other Counties)

Hearing Impaired/TTY: 7-1-1
Natural Gas Outages: 877-832-6747
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909
Natural Gas Energy Conversation Rebates: 877-832-6747

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00000003-01000025-Page 4 of 18

Summary of Charges by Service Address

Account Number: 321000017137

Energy Usage From Last Month

▲ Increased ▢ Same ▼ Decreased

Service Address: 7008 WATERLINE CT, IRR, APOLLO BEACH, FL 33572

Sub-Account Number: 211021571990

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000621293	11/26/2025	736		722		14 kWh	1	28 Days	\$21.98
									▼ 12.5%

Service Address: 5490 WAYFARER AVE, APOLLO BEACH, FL 33572-2793

Sub-Account Number: 211023029229

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000835917	11/26/2025	632		620		12 kWh	1	28 Days	\$21.65
									▼ 14.3%

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Sub-Account Number: 221003491596

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000864538	11/26/2025	75,608		68,203		7,405 kWh	1	28 Days	\$1,755.21
1000864538	11/26/2025	15.94		0		15.94 kW	1	28 Days	▼ 32.1%
1000864536	11/26/2025	75,603		70,430		5,173 kWh	1	28 Days	
1000864536	11/26/2025	21.87		0		21.87 kW	1	28 Days	

Service Address: 7302 PARADISO DR, APOLLO BEACH, FL 33572-1640

Sub-Account Number: 221006521464

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000451792	11/26/2025	697		687		10 kWh	1	28 Days	\$21.30
									▼ 23.1%

Service Address: 6002 COVINGTON GARDEN DR S, APOLLO BEACH, FL 33572

Sub-Account Number: 221006546453

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000559561	11/26/2025	899		884		15 kWh	1	28 Days	\$22.16
									▼ 11.8%

Service Address: 6390 GOLDCOAST AVE, APOLLO BEACH, FL 33572-3440

Sub-Account Number: 221007184437

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000534959	11/26/2025	828		815		13 kWh	1	28 Days	\$21.81
									▼ 13.3%

Continued on next page →

0000003-0000026-Page 5 of 18



Summary of Charges by Service Address

Account Number: 321000017137

Energy Usage From Last Month

Increased Same Decreased

Service Address: 7054 RESERVIOR CT, APOLLO BEACH, FL 33572-1646

Sub-Account Number: 221007764808

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000475292	11/26/2025	1,502		1,478		24 kWh	1	28 Days	\$23.66
									<input checked="" type="checkbox"/> 14.3%

Total Current Month's Charges

\$2,897.54



Sub-Account #: 221003734730
Statement Date: 01/02/2026

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Meter Read

Meter Location: Pool Heaters

Service Period: 10/29/2025 - 11/26/2025

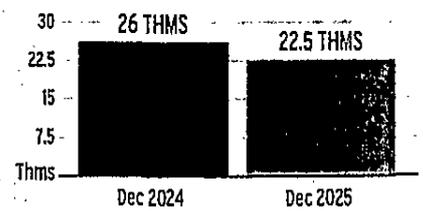
Rate Schedule: General Service 1 (GS1)

Meter Number	Read Date	Current Reading	Previous Reading	=	Measured Volume	x	BTU	x	Conversion	=	Total Used	Billing Period
ANX04032	11/26/2025	41,206	40,643	=	563 CCF	x	1,040	x	1,1168	=	653.9 Therms	29 Days

Charge Details

Avg THMS Used Per Day

Natural Gas Charges		
Customer Charge		\$66.05
Distribution Charge	653.9 THMS @ \$0.53660	\$350.88
PGA	653.9 THMS @ \$0.60000	\$392.34
Florida Gross Receipts Tax		\$18.66
Natural Gas Service Cost		\$827.93
State Tax		\$62.09
Total Natural Gas Cost, Local Fees and Taxes		\$890.02



00000003-0000027-Page 7 of 18

Current Month's Natural Gas Charges \$890.02

Billing information continues on next page →



Sub-Account #: 221004023737
Statement Date: 01/02/2026

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Meter Read

Meter Location: Water Heaters

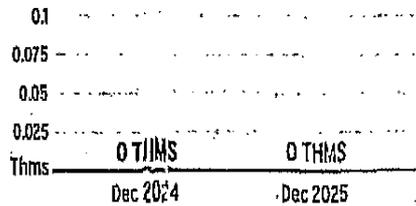
Service Period: 10/29/2025 - 11/26/2025

Rate Schedule: Small General Service (SGS)

Meter Number	Read Date	Current Reading	Previous Reading	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period
SH114676	11/26/2025	48	48	0 CCF	1,040	1,0000	0.0 Therms	29 Days

Charge Details

Avg THMS Used Per Day



00000003-0100027-Page 8 of 18

Natural Gas Charges	
Customer Charge	\$43.07
Natural Gas Service Cost	\$43.07
State Tax	\$3.23
Total Natural Gas Cost, Local Fees and Taxes	\$46.30

Current Month's Natural Gas Charges \$46.30

Billing information continues on next page →



Sub-Account #: 211018655814
Statement Date: 01/02/2026

Service Address: 6044 MILESTONE DR, SIGN, APOLLO BEACH, FL 33572-2611

Meter Read

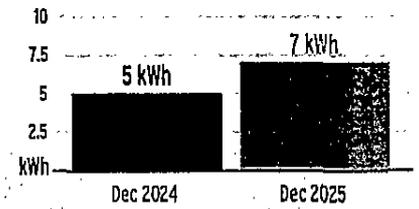
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000534960	11/26/2025	7,014	6,818		196 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



0000003-000028-Page 9 of 18

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	196 kWh @ \$0.08641/kWh	\$16.94
Fuel Charge	196 kWh @ \$0.03391/kWh	\$6.65
Storm Protection Charge	196 kWh @ \$0.00577/kWh	\$1.13
Clean Energy Transition Mechanism	196 kWh @ \$0.00418/kWh	\$0.82
Storm Surcharge	196 kWh @ \$0.02121/kWh	\$4.16
Florida Gross Receipt Tax		\$1.21
Electric Service Cost		\$48.55
State Tax		\$4.10
Total Electric Cost, Local Fees and Taxes		\$52.65

Current Month's Electric Charges \$52.65

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.68
Total Current Month's Credits	-\$1.68

Billing information continues on next page →



Sub-Account #: 211019514606
Statement Date: 01/02/2026

Service Address: 6350 CAMINO DR, IRRG, APOLLO BEACH, FL 33572-3438

Meter Read

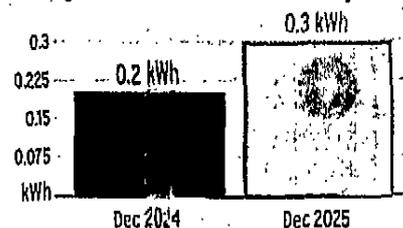
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000533624	11/26/2025	470	463		7 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



00390003-0100028-Page 10 of 18

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	7 kWh @ \$0.08641/kWh	\$0.60
Fuel Charge	7 kWh @ \$0.03391/kWh	\$0.24
Storm Protection Charge	7 kWh @ \$0.00577/kWh	\$0.04
Clean Energy Transition Mechanism	7 kWh @ \$0.00418/kWh	\$0.03
Storm Surcharge	7 kWh @ \$0.02121/kWh	\$0.15
Florida Gross Receipt Tax		\$0.48
Electric Service Cost		\$19.18
State Tax		\$1.62
Total Electric Cost, Local Fees and Taxes		\$20.80

Current Month's Electric Charges \$20.80

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.23
Total Current Month's Credits	-\$1.23

Billing information continues on next page →



Sub-Account #: 211021571990
Statement Date: 01/02/2026

Service Address: 7008 WATERLINE CT, IRR, APOLLO BEACH, FL 33572

Meter Read

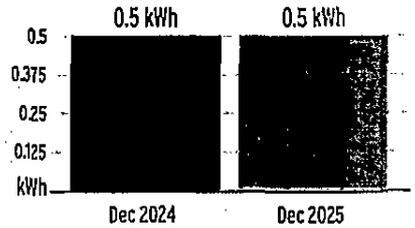
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000621293	11/26/2025	736	722		14 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



00000003-0000028-Page 11 of 18

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	14 kWh @ \$0.08641/kWh	\$1.21
Fuel Charge	14 kWh @ \$0.03391/kWh	\$0.47
Storm Protection Charge	14 kWh @ \$0.00577/kWh	\$0.08
Clean Energy Transition Mechanism	14 kWh @ \$0.00418/kWh	\$0.06
Storm Surcharge	14 kWh @ \$0.02121/kWh	\$0.30
Florida Gross Receipt Tax		\$0.51
Electric Service Cost		\$20.27
State Tax		\$1.71
Total Electric Cost, Local Fees and Taxes		\$21.98

Current Month's Electric Charges \$21.98

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.53
Total Current Month's Credits	-\$1.53

Billing information continues on next page →



Sub-Account #: 211023029229
 Statement Date: 01/02/2026

Service Address: 5490 WAYFARER AVE, APOLLO BEACH, FL 33572-2793

Meter Read

Meter Location: IRRIGATION

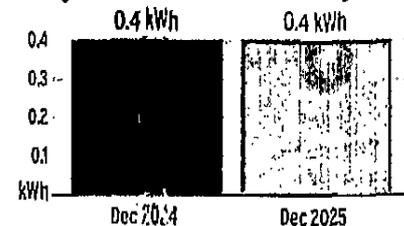
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000835917	11/26/2025	632	620	12 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



00000003-1000028-Page 12 of 18

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	12 kWh @ \$0.08641/kWh	\$1.04
Fuel Charge	12 kWh @ \$0.03391/kWh	\$0.41
Storm Protection Charge	12 kWh @ \$0.00577/kWh	\$0.07
Clean Energy Transition Mechanism	12 kWh @ \$0.00418/kWh	\$0.05
Storm Surcharge	12 kWh @ \$0.02121/kWh	\$0.25
Florida Gross Receipt Tax		\$0.50
Electric Service Cost		\$19.96
State Tax		\$1.69
Total Electric Cost, Local Fees and Taxes		\$21.65

Current Month's Electric Charges \$21.65

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.41
Total Current Month's Credits	-\$1.41

Billing information continues on next page →



Sub-Account ID: 221003491596
Statement Date: 01/02/2026

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Meter Read

Meter Location: POOL

Service Period: 10/30/2025 - 11/26/2025

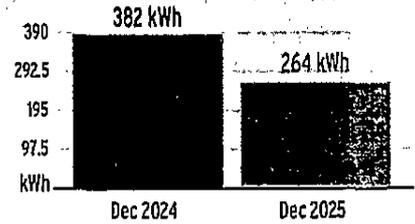
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multipplier	Billing Period
1000864538	11/26/2025	75,608	68,203		7,405 kWh	1	28 Days
1000864538	11/26/2025	15.94	0		15.94 kW	1	28 Days

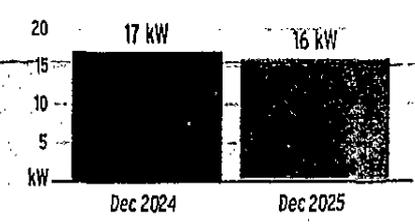
Charge Details

Electric Charges		
Daily Basic Service Charge	28 days @ \$1.06000	\$29.68
Billing Demand Charge	16 kW @ \$18.07000/kW	\$289.12
Energy Charge	7,405 kWh @ \$0.00773/kWh	\$57.24
Fuel Charge	7,405 kWh @ \$0.03391/kWh	\$251.10
Capacity Charge	16 kW @ \$0.30000/kW	\$4.80
Storm Protection Charge	16 kW @ \$2.08000/kW	\$33.28
Energy Conservation Charge	16 kW @ \$0.93000/kW	\$14.88
Environmental Cost Recovery	7,405 kWh @ \$0.00068/kWh	\$5.04
Clean Energy Transition Mechanism	16 kW @ \$1.15000/kW	\$18.40
Storm Surcharge	7,405 kWh @ \$0.01035/kWh	\$76.64
Florida Gross Receipt Tax		\$20.00
Electric Service Cost		\$800.18
State Tax		\$67.62
Total Electric Cost, Local Fees and Taxes		\$867.80

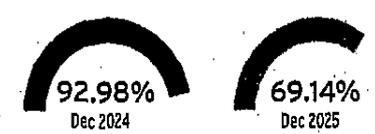
Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Current Month's Electric Charges

\$867.80

Billing information continues on next page →

Decreasing the proportion of your electricity utilized at peak will improve your load factor.

00000003-00000030-Page 13 of 18



Sub-Account #: 221003491596
Statement Date: 01/02/2026

Service Address: 7281 PARADISO DR, APOLLO BEACH, FL 33572-1637

Meter Read

Service Period: 10/30/2025 - 11/26/2025

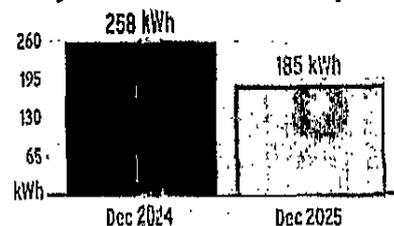
Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000864536	11/26/2025	75,603	70,430	5,173 kWh	1	28 Days
1000864536	11/26/2025	21.87	0	21.87 kW	1	28 Days

Charge Details

Avg kWh Used Per Day

Electric Charges		
Daily Basic Service Charge	28 days @ \$1.06000	\$29.68
Billing Demand Charge	22 kW @ \$18.07000/kW	\$397.54
Energy Charge	5,173 kWh @ \$0.00773/kWh	\$39.99
Fuel Charge	5,173 kWh @ \$0.03391/kWh	\$175.42
Capacity Charge	22 kW @ \$0.30000/kW	\$6.60
Storm Protection Charge	22 kW @ \$2.08000/kW	\$45.76
Energy Conservation Charge	22 kW @ \$0.93000/kW	\$20.46
Environmental Cost Recovery	5,173 kWh @ \$0.00068/kWh	\$3.52
Clean Energy Transition Mechanism	22 kW @ \$1.15000/kW	\$25.30
Storm Surcharge	5,173 kWh @ \$0.01035/kWh	\$53.54
Florida Gross Receipt Tax		\$20.46
Electric Service Cost		\$818.27
State Tax		\$69.14
Total Electric Cost, Local Fees and Taxes		\$887.41



00000003-0000030-Page 14 of 18

Current Month's Electric Charges \$887.41

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$34.81
Interest for Cash Security Deposit	-\$53.16
Total Current Month's Credits	-\$87.97

Billing information continues on next page →



Sub-Account #: 221006521464
Statement Date: 01/02/2026

Service Address: 7302 PARADISO DR, APOLLO BEACH, FL 33572-1640

Meter Read

Service Period: 10/30/2025 - 11/26/2025

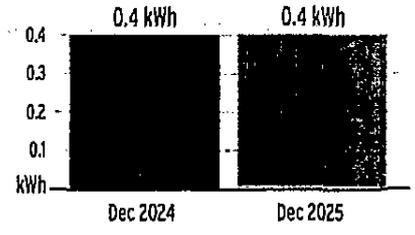
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000451792	11/26/2025	697	687		10 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	10 kWh @ \$0.08641/kWh	\$0.86
Fuel Charge	10 kWh @ \$0.03391/kWh	\$0.34
Storm Protection Charge	10 kWh @ \$0.00577/kWh	\$0.06
Clean Energy Transition Mechanism	10 kWh @ \$0.00418/kWh	\$0.04
Storm Surcharge	10 kWh @ \$0.02121/kWh	\$0.21
Florida Gross Receipt Tax		\$0.49
Electric Service Cost		\$19.64
State Tax		\$1.66
Total Electric Cost, Local Fees and Taxes		\$21.30



00000003-000001-Page 15 of 18

Current Month's Electric Charges \$21.30

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.14
Total Current Month's Credits	-\$1.14

Billing information continues on next page →



Sub-Account #: 221006546453
Statement Date: 01/02/2026

Service Address: 6002 COVINGTON GARDEN DR S, APOLLO BEACH, FL 33572

Meter Read

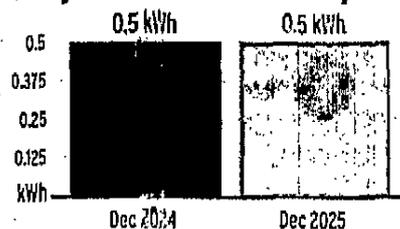
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000559561	11/26/2025	899	884	15 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



0000053-000031-Page 16 of 18

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	15 kWh @ \$0.08641/kWh	\$1.30
Fuel Charge	15 kWh @ \$0.03391/kWh	\$0.51
Storm Protection Charge	15 kWh @ \$0.00577/kWh	\$0.09
Clean Energy Transition Mechanism	15 kWh @ \$0.00418/kWh	\$0.06
Storm Surcharge	15 kWh @ \$0.02121/kWh	\$0.32
Florida Gross Receipt Tax		\$0.51
Electric Service Cost		\$20.43
State Tax		\$1.73
Total Electric Cost, Local Fees and Taxes		\$22.16

Current Month's Electric Charges \$22.16

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.17
Total Current Month's Credits	-\$1.17

Billing information continues on next page →



Sub-Account #: 221007184437
Statement Date: 01/02/2026

Service Address: 6390 GOLDCOAST AVE, APOLLO BEACH, FL 33572-3440

Meter Read

Service Period: 10/30/2025 - 11/26/2025

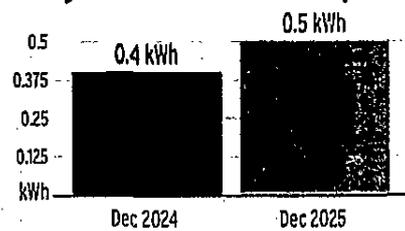
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000534959	11/26/2025	828	815		13 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	13 kWh @ \$0.08641/kWh	\$1.12
Fuel Charge	13 kWh @ \$0.03391/kWh	\$0.44
Storm Protection Charge	13 kWh @ \$0.00577/kWh	\$0.08
Clean Energy Transition Mechanism	13 kWh @ \$0.00418/kWh	\$0.05
Storm Surcharge	13 kWh @ \$0.02121/kWh	\$0.28
Florida Gross Receipt Tax		\$0.50
Electric Service Cost		\$20.11
State Tax		\$1.70
Total Electric Cost, Local Fees and Taxes		\$21.81



00000003-00000032-Page 17 of 18

Current Month's Electric Charges \$21.81

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.17
Total Current Month's Credits	-\$1.17

Billing information continues on next page →



Sub-Account #: 221007764808
Statement Date: 01/02/2026

Service Address: 7054 RESERVIOR CT, APOLLO BEACH, FL 33572-1646

Meter Read

Meter Location: IRRIGATION

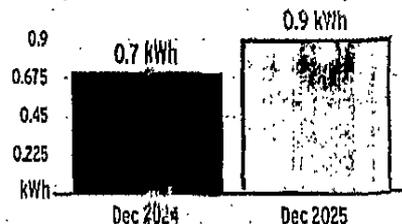
Service Period: 10/30/2025 - 11/26/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000475292	11/26/2025	1,502	1,478		24 kWh	1	28 Days

Charge Details

Avg kWh Used Per Day



00000003-00000032-Page 16 of 16

Electric Charges		
Daily Basic Service Charge	28 days @ \$0.63000	\$17.64
Energy Charge	24 kWh @ \$0.08641/kWh	\$2.07
Fuel Charge	24 kWh @ \$0.03391/kWh	\$0.81
Storm Protection Charge	24 kWh @ \$0.00577/kWh	\$0.14
Clean Energy Transition Mechanism	24 kWh @ \$0.00418/kWh	\$0.10
Storm Surcharge	24 kWh @ \$0.02121/kWh	\$0.51
Florida Gross Receipt Tax		\$0.55
Electric Service Cost		\$21.82
State Tax		\$1.84
Total Electric Cost, Local Fees and Taxes		\$23.66

Current Month's Electric Charges \$23.66

Total Current Month's Charges \$2,897.54

Miscellaneous Credits	
Interest for Cash Security Deposit	-\$1.23
Total Current Month's Credits	-\$1.23



WATERSET CENTRAL CDD
5701 MADRIGAL WAY
APOLLO BEACH, FL 33572

Statement Date: January 06, 2026

Amount Due: \$6,267.91

Due Date: January 27, 2026

Account #: 221008930457

Account Summary

Current Service Period: November 27, 2025 - December 31, 2025

Previous Amount Due	\$4,088.28
Payment(s) Received Since Last Statement	-\$4,088.28
Miscellaneous Credits	-\$4.65
Credit balance after payments and credits	-\$4.65
Current Month's Charges	\$6,272.56

Amount Due by January 27, 2026 \$6,267.91

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

Your Energy Insight



Your average daily THMS used was **19.88%** lower than the same period last year.



Your average daily THMS used was **11.97%** higher than it was in your previous period.



Scan here to view your account online.

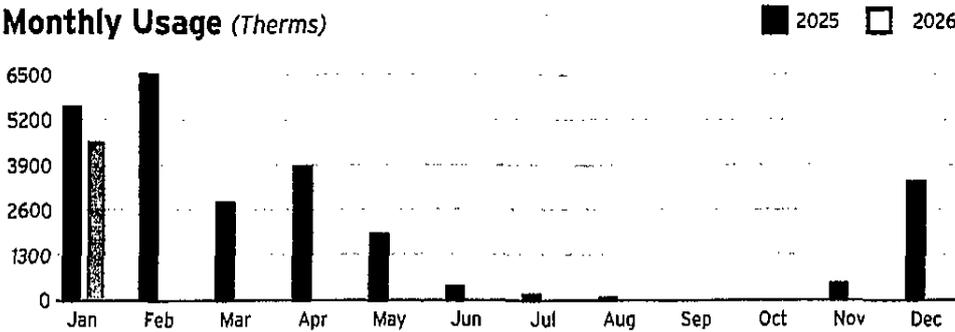
2025
2026

New Year, New Ways to Simplify

Get quick text, email or automated call alerts for outages, bills, payments, appointments and more. Just log in and choose the notifications you want.

Get started today at TECOaccount.com.

Monthly Usage (Therms)



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

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



Account #: 221008930457

Due Date: January 27, 2026



Pay your bill online at PeoplesGas.com

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

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

Amount Due: \$6,267.91

Payment Amount: \$ _____

629162341717

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WATERSET CENTRAL CDD
P.O. BOX 32414
CHARLOTTE, NC 28232-2414

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

6291623417172210089304570000006267917



Service For:
5701 MADRIGAL WAY
APOLLO BEACH, FL 33572

Account #: 21008930457
Statement Date: January 06, 2026
Charges Due: January 27, 2026

Meter Read

Service Period: Nov 27, 2025 - Dec 31, 2025

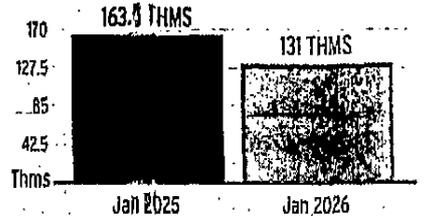
Rate Schedule: General Service 2 (GS2)

Meter Number	Read Date	Current Reading	Previous Reading	= Measured Volume	x BTU	x Conversion	= Total Used	Billing Period
ANR00230	12/31/2025	32,558	28,609	3,949 CCF	1.040	1.1168	4,586.7 Therms	35 Days

Charge Details

Natural Gas Charges			
Customer Charge			\$151.00
Distribution Charge	4,586.7 THMS @ \$0.46326		\$2,124.83
PGA	4,586.7 THMS @ \$0.75000		\$3,440.03
Florida Gross Receipts Tax			\$130.89
Natural Gas Service Cost			\$5,846.75
State Tax			\$425.81
Total Natural Gas Cost, Local Fees and Taxes			\$6,272.56

Avg THMS Used Per Day



Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

Total Current Month's Charges

\$6,272.56

Miscellaneous Credits

Interest for Cash Security Deposit - Gas	-\$4.65
Total Current Month's Credits	-\$4.65

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

Ways To Pay Your Bill



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



In-Person
Find list of Payment Agents at PeoplesGas.com



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



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



Phone
Toll Free:
866-689-6469

All Other Correspondences:
Peoples Gas
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

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

Online:
PeoplesGas.com
Phone:
Commercial Customer Care:
866-832-6249
Hearing Impaired/TTY:
7-1-1
Natural Gas Outage:
877-832-6747
Natural Gas Energy Conservation Rebates:
877-832-6747

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



January 2026

As we welcome a new year, I want to take a moment to thank you for choosing Peoples Gas. Your trust drives everything we do, and we're excited about the opportunities ahead to serve you even better.

Over the past year, we've worked hard to improve your experience with us. From making it easier to do business online and over the phone, to introducing a better approach for same-day appointments, our goal is simple: to provide service that's convenient, reliable and responsive to your needs.

Natural gas continues to deliver exceptional value—whether it's the comfort of a warm home, the efficiency of hot water, or the reliability of backup power. We're proud to provide an energy source that keeps up with the way you want to live and work.

Above all else, safety remains our top priority. That includes protecting our people, maintaining the integrity of our system and safeguarding the communities we serve – and we never compromise. Through regular inspections, proactive maintenance and ongoing investments, we're committed to keeping our system strong and dependable for you and the ones you care about.

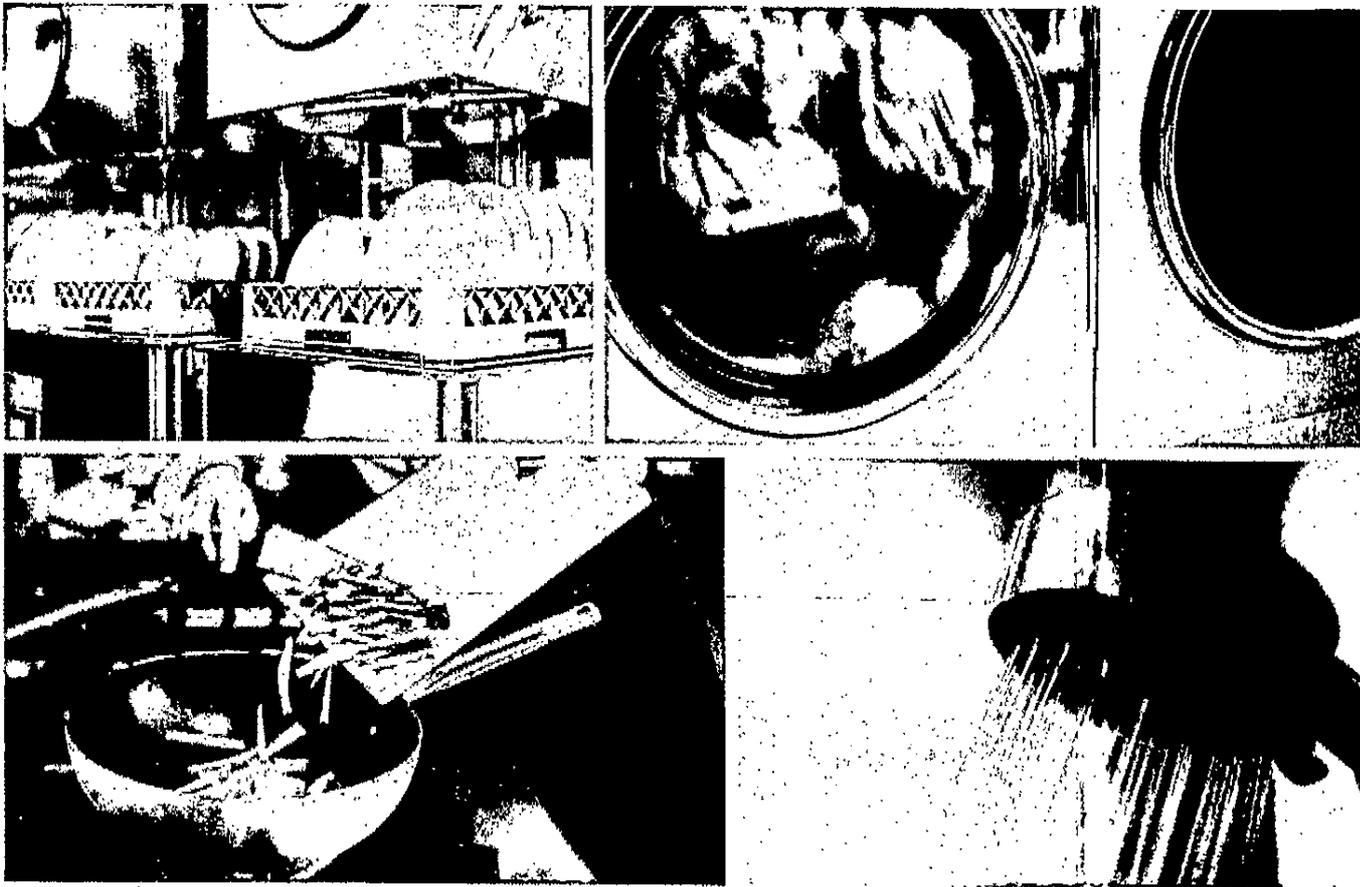
As we begin this new year together, please know that we're listening and learning so we can continue to meet your expectations. On behalf of our entire team, thank you for using natural gas and for trusting us to deliver safe, reliable service.

Sincerely,

A handwritten signature in black ink, appearing to read "Helen Wesley".

Helen Wesley
President and CEO





00000392-0000859-Page 4 of 10

Peoples Gas Helps Florida Businesses Save.

Add value to your business and save on overall energy costs by using energy-efficient natural gas equipment. Plus, your business may be eligible for cash-back allowances, designed to help you start saving right away. Learn more at PeoplesGas.com/BizRebates.

Wondering where your energy dollars are going, or how much your business could save on energy costs? Request a free on-site customized energy audit at PeoplesGas.com/CommercialEnergyAudit.



Wahoo Pools Group, Inc

6657 US 301
 Riverview, FL 33578
 (813) 699-3282
 maintain@wahoopools.com
 www.wahoopools.com

INVOICE

Invoice Number
 # 20251200

Amount Due
\$735.81

Bill To:
Waterset Central CDD
 7281 Paradiso Drive,
 Apollo Beach, FL 33572

Invoice Date
 October 30, 2025

Due Date
 October 31, 2025

LOCATION: 7281 Paradiso Drive,, Apollo Beach

Item	Description	Qty	Rate	Amount
Union Kit	SUPERFLO PUMP UNION KIT	1	43.67	43.67
Fittings	SCH40 PVC PIPE EXTENDER	1	12.62	12.62
Plumbing Materials	Required materials priming cleaners, cement, pipes coupling fittings elbows etc...	1	55.00	55.00
Install	Equipment Install. Wahoo Certified Technician	1	65.00	65.00

LOCATION: 5701 Madrigal Way, Apollo Beach

Item	Description	Qty	Rate	Amount
Flow Meter 2.5"	Blue-White Industries Pitot Tube Horizontal Flow Meter 2.5" IPS	1	168.41	168.41
Flow Meter 8"	Blue-White Industries Pitot Tube Horizontal Flow Meter 8"	1	241.11	241.11
Install	Equipment Install. Wahoo Certified Technician	2	75.00	150.00

Please call (813) 699-3282 if you need assistance.

Subtotal	\$735.81
Tax	\$0.00
Total	\$735.81
Amount Due	\$735.81

Wahoo Pools Group, Inc
 www.wahoopools.com