



Rizzetta & Company

# Connerton West Community Development District

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**Board of Supervisors'  
Regular Meeting  
June 1, 2026**

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

[www.connertonwestcdd.org](http://www.connertonwestcdd.org)

# CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT AGENDA

At Club Connerton located at 21100 Fountain Garden Way, Land O Lakes, FL 34638.

<b>District Board of Supervisors</b>	Daniel Novak Chris Kawalec Tyson Krutsinger Roger Smith John Ngerem	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
<b>District Manager</b>	Daryl Adams	Rizzetta & Company, Inc.
<b>District Attorney</b>	Grace Kobitter	Kilinski/Van Wyk
<b>District Engineer</b>	Greg Woodcock	Stantec

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

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

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

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

**Board of Supervisors**  
**Connerton West Community**  
**Development District**

May 26, 2026

**Agenda**

Dear Board Members:

The regular meeting of the Board of Supervisors of Connerton West Community Development District will be held on **Monday, June 1, 2026, at 4:00 p.m.**, at Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638. The following is the agenda for this meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ITEMS**
  - A. Discussion 2026-2027 Budget
  - B. Consideration of LLS Tax Solutions Inc. Engagement Letters ..... Tab 1
  - C. Ratification of Fieldstone Landscape Services Agreement ..... Tab 2
  - D. Consideration of Additional Service Order for Landscape Maintenance Services – Fieldstone Landscape Services ..... Tab 3
- 4. STAFF REPORTS**
  - A. Presentation of District Engineer Report ..... Tab 4
  - B. Presentation of Police Reports ..... Tab 5
  - C. Aquatics Maintenance
    1. Presentation of Aquatic Report (Under Separate Cover)
  - D. Landscaping Inspection Report
    1. Presentation of Community Asset Management Report ..... Tab 6
    2. Ballenger's Response to 05-07-2026 Community Asset Management Report ..... Tab 7
  - E. Irrigation Report
    1. Presentation of Irrigation Report ..... Tab 8
    2. Consideration of Ballenger EP-2 Pump Proposals ..... Tab 9
  - F. Presentation of Property Maintenance Report ..... Tab 10
  - G. District Counsel
  - H. District Manager
    1. Presentation of District Manager Report & Contract Log & Monthly Financials Statement ..... Tab 11
- 5. BUSINESS ADMINISTRATION**
  - A. Consideration of Minutes of the Board of Supervisors Regular Meeting held on May 4, 2026 (Under Separate Cover)
  - B. Consideration of Operation and Maintenance Expenditures for April 2026 ..... Tab 12
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNEMENT**

I 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) 994-1001.

Sincerely,  
*Daryl Adams*  
District Manager

# Tab 1



LLS Tax Solutions Inc.  
1645 Sun City Center Plz.,  
#5027  
Sun City Center, FL 33571  
Telephone: 850-754-0311  
Email: [liscott@llstax.com](mailto:liscott@llstax.com)

May 21, 2026

Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614

Thank you for choosing LLS Tax Solutions Inc. (“LLS Tax”) to provide arbitrage services to Connerton West Community Development District (“Client”) for the following bond issue. This Engagement Letter describes the scope of the LLS Tax services, the respective responsibilities of LLS Tax and Client relating to this engagement and the fees LLS Tax expects to charge.

- Connerton West Community Development District (Pasco County, Florida)  
\$6,265,000 Capital Improvement Revenue Bonds, Series 2006A-1 and  
\$4,370,000 Capital Improvement Revenue Bonds, Series 2006A-2

## **SCOPE OF SERVICES**

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
- Assist in determination of the amount, if any, of required rebate to the federal government.
- Issuance of a report presenting the cumulative results since the issue date of the issue of bonds.
- Preparation of necessary reports and Internal Revenue Service (“IRS”) forms to accompany any required payment to the federal government.

As a part of our engagement, we will read certain documents associated with each issue of bonds for which services are being rendered. We will determine gross proceeds of each issue of bonds based on the information provided in such bond documents. You will have sole responsibility for determining any other amounts not discussed in those documents that may constitute gross proceeds of each series of bonds for the purposes of the arbitrage requirements.

## **TAX POSITIONS AND REPORTABLE TRANSACTIONS**

Because the tax law is not always clear, we will use our professional judgment in resolving questions affecting the arbitrage calculations. Unless you instruct us otherwise, we will take the reporting position most favorable to you whenever reasonable. Any of your bond issues may be selected for review by the IRS, which may not agree with our positions. Any proposed adjustments are subject to

certain rights of appeal. Because of the lack of clarity in the law, we cannot provide assurances that the positions asserted by the IRS may not ultimately be sustained, which could result in the assessment of potential penalties. You have the ultimate responsibility for your compliance with the arbitrage laws; therefore, you should review the calculations carefully.

The IRS and some states have promulgated “tax shelter” rules that require taxpayers to disclose their participation in “reportable transactions” by attaching a disclosure form to their federal and/or state income tax returns and, when necessary, by filing a copy with the Internal Revenue Service and/or the applicable state agency. These rules impose significant requirements to disclose transactions and such disclosures may encompass many transactions entered into in the normal course of business. Failure to make such disclosures will result in substantial penalties. In addition, an excise tax is imposed on exempt organizations (including state and local governments) that are a party to prohibited tax shelter transactions (which are defined using the reportable transaction rules). Client is responsible for ensuring that it has properly disclosed all “reportable transactions” and, where applicable, complied with the excise tax provision. The LLS Tax services that are the subject of this Engagement Letter do not include any undertaking by LLS Tax to identify any reportable transactions that have not been the subject of a prior consultation between LLS Tax and Client. Such services, if desired by Client, will be the subject of a separate engagement letter. LLS Tax may also be required to report to the IRS or certain state tax authorities certain tax services or transactions as well as Client’s participation therein. The determination of whether, when and to what extent LLS Tax complies with its federal or state “tax shelter” reporting requirements will be made exclusively by LLS Tax. LLS Tax will not be liable for any penalties resulting from Client’s failure to accurately and timely file any required disclosure or pay any related excise tax nor will LLS Tax be held responsible for any consequences of its own compliance with its reporting obligations. Please note that any disclosure required by or made pursuant to the tax shelter rules is separate and distinct from any other disclosure that Client might be required to or choose to make with its tax returns (e.g., disclosure on federal Form 8275 or similar state disclosure).

## **PROFESSIONAL FEES AND EXPENSES**

Our professional fees for the services listed above for the three annual bond years beginning September 26, 2025, through the period ending September 25, 2028, is \$1,500, which is \$500 each year. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

Unanticipated factors that could increase our fees beyond the estimate given above include the following (without limitation). Should any of these factors arise we will alert you before additional fees are incurred.

- Investment data provided by you is not in good order or is unusually voluminous.
- Proceeds of bonds have been commingled with amounts not considered gross proceeds of the bonds (if that circumstance has not previously been communicated to us).
- A review or other inquiry by the IRS with respect to an issue of bonds.

The Client (District) has the option to terminate this Agreement within ninety days of providing notice to LLS Tax Solutions Inc. of its intent.

**ACCEPTANCE**

You understand that the arbitrage services, report and IRS forms described above are solely to assist you in meeting your requirements for federal income tax compliance purposes. This Engagement Letter constitutes the entire agreement between Client and LLS Tax with respect to this engagement, supersedes all other oral and written representations, understandings or agreements relating to this engagement, and may not be amended except by the mutual written agreement of the Client and LLS Tax.

Please indicate your acceptance of this agreement by signing in the space provided below and returning a copy of this Engagement Letter to us. Thank you again for this opportunity to work with you.

Very truly yours,  
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:  
Connerton West Community Development  
District

By: Linda L. Scott  
Linda L. Scott, CPA

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
Title \_\_\_\_\_  
Date: \_\_\_\_\_



LLS Tax Solutions  
2172 W. Nine Mile Rd.  
#352  
Pensacola, FL 32534  
Telephone: 850-754-0311  
Email: [liscott@llstax.com](mailto:liscott@llstax.com)

April 2, 2025

Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614

Thank you for choosing LLS Tax Solutions Inc. ("LLS Tax") to provide arbitrage services to Connerton West Community Development District ("Client") for the following bond issues. This Engagement Letter describes the scope of the LLS Tax services, the respective responsibilities of LLS Tax and Client relating to this engagement and the fees LLS Tax expects to charge.

- Connerton West Community Development District  
\$2,275,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-1  
\$3,110,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-2

### **SCOPE OF SERVICES**

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
- Assist in determination of the amount, if any, of required rebate to the federal government.
- Issuance of a report presenting the cumulative results since the issue date of the issue of bonds.
- Preparation of necessary reports and Internal Revenue Service ("IRS") forms to accompany any required payment to the federal government.

As a part of our engagement, we will read certain documents associated with each issue of bonds for which services are being rendered. We will determine gross proceeds of each issue of bonds based on the information provided in such bond documents. You will have sole responsibility for determining any other amounts not discussed in those documents that may constitute gross proceeds of each series of bonds for the purposes of the arbitrage requirements.

### **TAX POSITIONS AND REPORTABLE TRANSACTIONS**

Because the tax law is not always clear, we will use our professional judgment in resolving questions affecting the arbitrage calculations. Unless you instruct us otherwise, we will take the reporting position most favorable to you whenever reasonable. Any of your bond issues may be selected for review by the IRS, which may not agree with our positions. Any proposed adjustments are subject to certain rights of appeal. Because of the lack of clarity in the law, we cannot provide assurances that

the positions asserted by the IRS may not ultimately be sustained, which could result in the assessment of potential penalties. You have the ultimate responsibility for your compliance with the arbitrage laws; therefore, you should review the calculations carefully.

The IRS and some states have promulgated “tax shelter” rules that require taxpayers to disclose their participation in “reportable transactions” by attaching a disclosure form to their federal and/or state income tax returns and, when necessary, by filing a copy with the Internal Revenue Service and/or the applicable state agency. These rules impose significant requirements to disclose transactions and such disclosures may encompass many transactions entered into in the normal course of business. Failure to make such disclosures will result in substantial penalties. In addition, an excise tax is imposed on exempt organizations (including state and local governments) that are a party to prohibited tax shelter transactions (which are defined using the reportable transaction rules). Client is responsible for ensuring that it has properly disclosed all “reportable transactions” and, where applicable, complied with the excise tax provision. The LLS Tax services that are the subject of this Engagement Letter do not include any undertaking by LLS Tax to identify any reportable transactions that have not been the subject of a prior consultation between LLS Tax and Client. Such services, if desired by Client, will be the subject of a separate engagement letter. LLS Tax may also be required to report to the IRS or certain state tax authorities certain tax services or transactions as well as Client’s participation therein. The determination of whether, when and to what extent LLS Tax complies with its federal or state “tax shelter” reporting requirements will be made exclusively by LLS Tax. LLS Tax will not be liable for any penalties resulting from Client’s failure to accurately and timely file any required disclosure or pay any related excise tax nor will LLS Tax be held responsible for any consequences of its own compliance with its reporting obligations. Please note that any disclosure required by or made pursuant to the tax shelter rules is separate and distinct from any other disclosure that Client might be required to or choose to make with its tax returns (e.g., disclosure on federal Form 8275 or similar state disclosure).

## **PROFESSIONAL FEES AND EXPENSES**

Our professional fees for services listed above for the five bond years beginning June 10, 2020, through June 9, 2025 is \$2,500, which is \$500 each year. We will bill you upon completion of our services. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

Unanticipated factors that could increase our fees beyond the estimate given above include the following (without limitation). Should any of these factors arise we will alert you before additional fees are incurred.

- Investment data provided by you is not in good order or is unusually voluminous.
- Proceeds of bonds have been commingled with amounts not considered gross proceeds of the bonds (if that circumstance has not previously been communicated to us).
- A review or other inquiry by the IRS with respect to an issue of bonds.

The Client (District) has the option to terminate this Agreement within ninety days of providing notice to LLS Tax Solutions Inc. of its intent.

**ACCEPTANCE**

You understand that the arbitrage services, report and IRS forms described above are solely to assist you in meeting your requirements for federal income tax compliance purposes. This Engagement Letter constitutes the entire agreement between Client and LLS Tax with respect to this engagement, supersedes all other oral and written representations, understandings or agreements relating to this engagement, and may not be amended except by the mutual written agreement of the Client and LLS Tax.

Please indicate your acceptance of this agreement by signing in the space provided below and returning a copy of this Engagement Letter to us. Thank you again for this opportunity to work with you.

Very truly yours,  
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:  
Connerton West Community Development  
District

By: Linda L. Scott  
Linda L. Scott, CPA

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
Title \_\_\_\_\_  
Date: \_\_\_\_\_



LLS Tax Solutions  
1645 Sun City Center Plz.,  
#5027  
Sun City Center, FL 33571  
Telephone: 850-754-0311  
Email: [liscott@llstax.com](mailto:liscott@llstax.com)

May 21, 2026

Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614

Thank you for choosing LLS Tax Solutions Inc. (“LLS Tax”) to provide arbitrage services to Connerton West Community Development District (“Client”) for the following bond issues. This Engagement Letter describes the scope of the LLS Tax services, the respective responsibilities of LLS Tax and Client relating to this engagement and the fees LLS Tax expects to charge.

- Connerton West Community Development District  
\$2,275,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-1  
\$3,110,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-2

### **SCOPE OF SERVICES**

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
- Assist in determination of the amount, if any, of required rebate to the federal government.
- Issuance of a report presenting the cumulative results since the issue date of the issue of bonds.
- Preparation of necessary reports and Internal Revenue Service (“IRS”) forms to accompany any required payment to the federal government.

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### **TAX POSITIONS AND REPORTABLE TRANSACTIONS**

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## **PROFESSIONAL FEES AND EXPENSES**

Our professional fees for services listed above for the five bond years beginning June 10, 2015, through June 9, 2020 is \$2,500, which is \$500 each year. We will bill you upon completion of our services. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

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**ACCEPTANCE**

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Very truly yours,  
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:  
Connerton West Community Development  
District

By: Linda L. Scott  
Linda L. Scott, CPA

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
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May 21, 2026

Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
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Tampa, Florida 33614

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- Connerton West Community Development District  
\$2,275,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-1  
\$3,110,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-2

### **SCOPE OF SERVICES**

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
- Assist in determination of the amount, if any, of required rebate to the federal government.
- Issuance of a report presenting the cumulative results since the issue date of the issue of bonds.
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## **PROFESSIONAL FEES AND EXPENSES**

Our professional fees for services listed above for the five bond years beginning June 10, 2020, through June 9, 2025 is \$2,500, which is \$500 each year. We will bill you upon completion of our services. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

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Very truly yours,  
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:  
Connerton West Community Development  
District

By: Linda L. Scott  
Linda L. Scott, CPA

By: \_\_\_\_\_  
Print Name \_\_\_\_\_  
Title \_\_\_\_\_  
Date: \_\_\_\_\_



LLS Tax Solutions  
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April 2, 2025

Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614

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- Connerton West Community Development District  
\$2,275,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-1  
\$3,110,000 Capital Improvement Revenue and Refunding Bonds, Series 2015A-2

### **SCOPE OF SERVICES**

The procedures that we will perform are as follows:

- Assist in calculation of the bond yield, unless previously computed and provided to us.
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## **PROFESSIONAL FEES AND EXPENSES**

Our professional fees for services listed above for the five bond years beginning June 10, 2015, through June 9, 2020 is \$2,500, which is \$500 each year. We will bill you upon completion of our services. Our invoices are payable upon receipt. Additionally, you may request additional consulting services from us upon occasion; we will bill you for these consulting services at a beforehand agreed upon rate.

Unanticipated factors that could increase our fees beyond the estimate given above include the following (without limitation). Should any of these factors arise we will alert you before additional fees are incurred.

- Investment data provided by you is not in good order or is unusually voluminous.
- Proceeds of bonds have been commingled with amounts not considered gross proceeds of the bonds (if that circumstance has not previously been communicated to us).
- A review or other inquiry by the IRS with respect to an issue of bonds.

The Client (District) has the option to terminate this Agreement within ninety days of providing notice to LLS Tax Solutions Inc. of its intent.

**ACCEPTANCE**

You understand that the arbitrage services, report and IRS forms described above are solely to assist you in meeting your requirements for federal income tax compliance purposes. This Engagement Letter constitutes the entire agreement between Client and LLS Tax with respect to this engagement, supersedes all other oral and written representations, understandings or agreements relating to this engagement, and may not be amended except by the mutual written agreement of the Client and LLS Tax.

Please indicate your acceptance of this agreement by signing in the space provided below and returning a copy of this Engagement Letter to us. Thank you again for this opportunity to work with you.

Very truly yours,  
LLS Tax Solutions Inc.

AGREED AND ACCEPTED:  
Connerton West Community Development  
District

By: Linda L. Scott

Linda L. Scott, CPA

By: \_\_\_\_\_

Print Name \_\_\_\_\_

Title \_\_\_\_\_

Date: \_\_\_\_\_

## **Tab 2**

## **AGREEMENT FOR LANDSCAPE MAINTENANCE SERVICES**

**THIS AGREEMENT (“Agreement”)** is made and entered into this 1st day of May 2026 (“**Effective Date**”), by and between:

**CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established by rule of the Florida Land and Water Adjudicatory Commission and operating pursuant to Chapter 190, Florida Statutes, located in Pasco County, Florida, whose mailing address is c/o Rizzetta & Company, 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544 (“**District**”); and

**FIELDSTONE LANDSCAPE SERVICES LLC**, a Florida limited liability company, whose mailing address is 4801 122nd Avenue North, Clearwater, Florida 33762 (“**Contractor**”).

### **RECITALS**

**WHEREAS**, the District was established by rule of the Florida Land and Water Adjudicatory Commission for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping improvements; and

**WHEREAS**, the District desires to retain an independent contractor to provide landscape maintenance services within the District; and

**WHEREAS**, to solicit such services, the District conducted a competitive proposal process based on a project manual and determined to make an award of a contract for landscape maintenance services to the Contractor, based on certain proposal pricing provided by the Contractor; and

**WHEREAS**, the Contractor represents that it is qualified to serve as a landscape maintenance contractor and provide such services to the District.

**WHEREAS**, the District and the Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

**NOW, THEREFORE**, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

**1. INCORPORATION OF RECITALS.** The recitals stated above are true and correct and are incorporated by reference as a material part of this Agreement.

**2. SCOPE OF SERVICES.**

**A.** The Contractor shall provide the services described in the Scope of Services attached hereto as **Exhibit A** and for the areas identified in the Landscape Maintenance Areas Exhibit attached hereto as **Exhibit D (“Work”)**. The Contractor shall provide no fewer than the number of landscape maintenance staff, including but not limited to laborers, supervisors, and technical personnel, as specified in **Exhibit B**.

**B.** The Contractor agrees that the Landscape Maintenance Areas Exhibit attached hereto as **Exhibit D** is the District’s best estimate of the District’s landscape needs, but that other areas may also include landscaping that requires maintenance. The Contractor

agrees that the District may, in its discretion, add up to 0.5 acre(s) of landscaping area to the Work, with no adjustment to price, and may add additional acreage of landscaping area to the Work beyond the 0.5 acre(s) using the unit pricing set forth in **Exhibit B**.

- C. The Contractor shall perform the Work consistent with the presently established, high quality standards of the District, and shall assign such staff as may be required for coordinating, expediting, and controlling all aspects of the Work.
- D. The Contractor shall solely be responsible for the means, manner and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District. Notwithstanding any other provision of this Agreement, the District reserves the right in its discretion to remove from this Agreement any portion of the Work and to separately contract for such services. In the event that the District contracts with a third party to install certain landscaping or to otherwise perform services that might otherwise constitute a portion of the Work, the Contractor agrees that it will be responsible for any such landscaping installed by the third party, and shall continue to perform all other services comprising the Work, including any future services that apply to the landscaping installed by the third party or to the areas where services were performed by the third party.
- E. All permits or licenses necessary for the Contractor to perform under this Agreement shall be obtained and paid for by the Contractor.

**3. MANNER OF CONTRACTOR'S PERFORMANCE.**

- A. The Contractor agrees, as an independent contractor, to undertake the Work as specified in this Agreement or any Additional Services Order (see Section 7.C. herein) issued in connection with this Agreement. All Work shall be performed in a neat and professional manner reasonably acceptable to the District and shall be in accordance with industry standards, such as USF, IFAS, etc. The Contractor shall document all Work using the forms attached hereto as part of **Exhibit C**. The performance of all services by the Contractor under this Agreement and related to this Agreement shall conform to any written instructions issued by the District.
- B. In the event that time is lost due to heavy rains (“**Rain Days**”), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days with prior notification to, and approval by, the District Representatives (defined below).
- C. The Contractor in conducting the Work shall use all due care to protect against any harm to persons or property. If the Contractor’s acts or omissions result in any damage to property within the District, including but not limited to damage to landscape lighting, irrigation system components, entry monuments, etc., the Contractor shall immediately notify the District and repair all damage – and/or replace damaged property – to the satisfaction of the District.
- D. The Contractor shall maintain at all times strict discipline among its employees and shall not employ for performance of Work contemplated under this Agreement any person unfit or without sufficient skills to perform the job for which such person is

employed. All laborers and foremen shall perform all Work on the premises in a uniform to be designed by the Contractor and shall maintain themselves in a neat and professional manner. No smoking in or around the buildings will be permitted. No solicitation of any kind is permitted on District property.

#### 4. INSPECTIONS.

- A. The District shall designate in writing one or more persons to act as the District's representatives with respect to the Work to be performed under this Agreement ("**District Representatives**"). The District Representatives shall have complete authority to transmit instructions, receive information, interpret and define the District's policies and decisions with respect to materials, equipment, elements, and systems pertinent to the Contractor's services. This authority shall include but not be limited to verification of correct timing of services to be performed, methods of pruning, pest control and disease control. The District hereby designates its **District Manager and Field Manager**, or their designees, to act as the District Representatives. The Contractor shall not take direction from anyone other than the District Representatives (e.g., the Contractor shall not take direction from individual District Board Supervisors, any representatives of any local homeowner's associations, any residents, etc.). In the event the District Manager and Field Manager provide differing direction, the Contractor shall not take direction from either District Representative and immediately contact the Chairperson of the Board of Supervisors and District Counsel to resolve the conflict. The District shall have the right to change its designated representatives at any time by written notice to the Contractor.
- B. The Contractor shall provide to management a written report of work performed for each week with notification of any problem areas and a schedule of work for the upcoming month.
- C. The Contractor agrees to meet with a District Representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items ("**Field Inspection Report**") that should be performed before the next walk through or other designated time. The Contractor shall be required to provide, in writing, (typically within seven (7) calendar days) what actions shall be taken to remedy those findings within the Field Inspection Report. Response shall include a timeline as to when items shall be completed as well as diagnosis and treatment plans for those items requiring such. If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense shall constitute cause for termination of this Agreement at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a one (1)-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than five (5) days' notice if there is a need to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, the Contractor is responsible for a weekly inspection of the entire property subject to the Work.

- D. Any oversight by the District Representative of the Contractor's Work is not intended to mean that the District shall underwrite, guarantee, or ensure that the Work is properly done by the Contractor, and it is the Contractor's responsibility to perform the Work in accordance with this Agreement.

5. **SUBCONTRACTORS.** The Contractor shall not award any of the Work to any subcontractor without prior written approval of the District. The Contractor shall be as fully responsible to the District for the acts and omissions of its subcontractors, and of persons either directly or indirectly employed by them, as the Contractor is for the acts and omissions of persons directly employed by the Contractor. Nothing contained herein shall create contractual relations between any subcontractor and the District.

6. **[RESERVED].**

7. **COMPENSATION; TERM.**

- A. This Agreement shall be effective as of the Effective Date. The initial term of this Agreement shall begin on the Effective Date and continue through September 30, 2027 ("**Initial Term**"), unless terminated earlier pursuant to the terms of this Agreement. At the end of the Initial Term, this Agreement may be eligible for four (4) annual renewals with the same terms set forth herein, in the District's sole discretion. Notwithstanding anything to the contrary herein, the District's obligation to pay under this Agreement are contingent upon an annual appropriation by the District's Board of Supervisors and the levy of a valid operations and maintenance special assessment. In the event that such annual appropriation is not made, this Agreement shall be terminated with no further obligations of the Contractor.

B. As compensation for the Work, the District agrees to pay the Contractor as follows:

i. Initial Term:

1. For the services specified in Part 1 (General Landscape Maintenance), the Contractor shall invoice the District Thirty-Eight Thousand Dollars and Zero Cents (\$38,000.00) per month, for an annual total of not to exceed Four Hundred Fifty-Six Thousand Dollars and Zero Cents (\$456,000.00).
2. For the Optional Tree Care Services specified in Part 1, and the services specified in Parts 2 (Fertilization) and 3 (Pest Control), the Contractor shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
3. For the services specified in Parts 4 (Mulch) and Parts 5 (Annual Installation), the Contractor shall perform such services ONLY after written authorization from the District, and shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
4. If all services specified in Parts 1-3 are authorized, the total annual compensation to the Contractor shall not exceed **Five Hundred Seventy-Four Thousand, Two Hundred Sixty Dollars and Zero Cents (\$574,260.00).**

- ii. First Annual Renewal:
  - 1. For the services specified in Part 1 (General Landscape Maintenance), the Contractor shall invoice the District Thirty-Eight Thousand Dollars and Zero Cents (\$38,000.00) per month, for an annual total of not to exceed Four Hundred Fifty-Six Thousand Dollars and Zero Cents (\$456,000.00).
  - 2. For the Optional Tree Care Services specified in Part 1, and the services specified in Parts 2 (Fertilization) and 3 (Pest Control), the Contractor shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
  - 3. For the services specified in Parts 4 (Mulch) and 5 (Annual Installation), the Contractor shall perform such services ONLY after written authorization from the District, and shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
  - 4. If all services specified in Parts 1-3 are authorized, the total annual compensation to the Contractor shall not exceed **Five Hundred Seventy-Four Thousand, Two Hundred Sixty Dollars and Zero Cents (\$574,260.00)**.
  
- iii. Second Annual Renewal:
  - 1. For the services specified in Part 1 (General Landscape Maintenance), the Contractor shall invoice the District Forty Thousand, Three Hundred Ninety-Two Dollars and Seventy-Five Cents (\$40,392.75) per month, for an annual total of not to exceed Four Hundred Eighty-Four Thousand, Seven Hundred Thirteen Dollars and Zero Cents (\$484,713.00).
  - 2. For the Optional Tree Care Services specified in Part 1, and the services specified in Parts 2 (Fertilization) and 3 (Pest Control), the Contractor shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
  - 3. For the services specified in Parts 4 (Mulch) and 5 (Annual Installation), the Contractor shall perform such services ONLY after written authorization from the District, and shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
  - 4. If all services specified in Parts 1-3 are authorized, the total annual compensation to the Contractor shall not exceed **Six Hundred Two Thousand, Nine Hundred Seventy-Three Dollars and Zero Cents (\$602,973.00)**.
  
- iv. Third Annual Renewal:
  - 1. For the services specified in Part 1 (General Landscape Maintenance), the Contractor shall invoice the District Forty Thousand, Three Hundred Ninety-Two Dollars and Seventy-Five Cents (\$40,392.75) per month, for an annual total of not to exceed Four Hundred Eighty-

Four Thousand, Seven Hundred Thirteen Dollars and Zero Cents (\$484,713.00).

2. For the Optional Tree Care Services specified in Part 1, and the services specified in Parts 2 (Fertilization) and 3 (Pest Control), the Contractor shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
3. For the services specified in Parts 4 (Mulch) and 5 (Annual Installation), the Contractor shall perform such services ONLY after written authorization from the District, and shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
4. If all services specified in Parts 1-3 are authorized, the total annual compensation to the Contractor shall not exceed **Six Hundred Two Thousand, Nine Hundred Seventy-Three Dollars and Zero Cents (\$602,973.00)**.

v. Fourth Annual Renewal:

1. For the services specified in Part 1 (General Landscape Maintenance), the Contractor shall invoice the District Forty-Two Thousand, Nine Hundred Five Dollars and Sixteen Cents (\$42,905.16) per month, for an annual total of not to exceed Five Hundred Fourteen Thousand, Eight Hundred Sixty-Two Dollars and Zero Cents (\$514,862.00).
2. For the Optional Tree Care Services specified in Part 1, and the services specified in Parts 2 (Fertilization) and 3 (Pest Control), the Contractor shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
3. For the services specified in Parts 4 (Mulch) and 5 (Annual Installation), the Contractor shall perform such services ONLY after written authorization from the District, and shall invoice the District using the pricing specified in the Contractor's Bid Form in the month after the services were performed and after required documentations (if any) have been provided.
4. If all services specified in Parts 1-3 are authorized, the total annual compensation to the Contractor shall not exceed **Six Hundred Thirty-Three Thousand, One Hundred Twenty-Two Dollars and Zero Cents (\$633,122.00)**.

C. *Additional Work.* Should the District desire that the Contractor provide additional work and/or services relating to the District's landscaping, such additional work and/or services shall be fully performed by the Contractor after prior approval of a required Additional Services Order ("ASO"), in substantially the form attached hereto as **Exhibit E**. The Contractor agrees that the District shall not be liable for the payment of any additional work and/or services unless the District first authorizes the Contractor to perform such additional work and/or services through an authorized and fully executed change order. The Contractor shall be compensated for such agreed additional work and/or services based upon a payment amount derived from the prices set forth in the Contractor's proposal pricing (attached as part of **Exhibit B**). Nothing herein

shall be construed to require the District to use the Contractor for any such additional work and/or services, and the District reserves the right to retain a different contractor to perform any additional work and/or services.

- D. *Payments by the District.* The Contractor shall maintain records conforming to usual accounting practices. Further, the Contractor agrees to render monthly invoices to the District, in writing, which shall be delivered or mailed to the District by the fifth (5th) day of the next succeeding month. Each monthly invoice shall be for services actually rendered in the preceding month and shall contain, at a minimum, the District's name, the Contractor's name, the invoice date, an invoice number, an itemized listing of all costs billed on the invoice with a description of each sufficient for the District to approve each cost, the time frame within which the services were provided, and the address or bank information to which payment is to be remitted. Consistent with Florida's Prompt Payment Act, Section 218.70 et seq., Florida Statutes, these monthly invoices are due and payable within forty-five (45) days of receipt by the District.
  
- E. *Payments by the Contractor.* Subject to the terms herein, the Contractor will promptly pay in cash for all costs of labor, materials, services and equipment used in the performance of the Work, and upon the request of the District, the Contractor will provide proof of such payment. The Contractor agrees that it shall comply with Section 218.735(6), *Florida Statutes*, requiring payments to subcontractors and suppliers be made within ten (10) days of receipt of payment from the District. Unless prohibited by law, the District may at any time make payments due to the Contractor directly or by joint check, to any person or entity for obligations incurred by the Contractor in connection with the performance of Work, unless the Contractor has first delivered written notice to the District of a dispute with any such person or entity and has furnished security satisfactory to the District insuring against claims therefrom. Any payment so made will be credited against sums due the Contractor in the same manner as if such payment had been made directly to the Contractor. The provisions of this Section are intended solely for the benefit of the District and will not extend to the benefit of any third persons, or obligate the District or its sureties in any way to any third party. Subject to the terms of this Section, the Contractor will at all times keep the District's property, and each part thereof, free from any attachment, lien, claim of lien, or other encumbrance arising out of the Work. The District may demand, from time to time in its sole discretion, that the Contractor provide a detailed listing of any and all potential lien claimants (at all tiers) involved in the performance of the Work including, with respect to each such potential lien claimant, the name, scope of Work, sums paid to date, sums owed, and sums remaining to be paid. The Contractor waives any right to file mechanic's and construction liens.

## 8. **INSURANCE.**

- A. At the Contractor's sole expense, the Contractor shall maintain throughout the term of this Agreement the following insurance:
  - i. Workers' Compensation Insurance in accordance with the laws of the State of Florida.
  - ii. Commercial General Liability Insurance covering the Contractor's legal liability for bodily injuries, with limits of not less than \$2,000,000 combined single limit bodily injury and property damage liability, and further including, but not being limited to, Independent Contractors

Coverage for bodily injury and property damage in connection with subcontractors' operation.

- iii. Employer's Liability Coverage with limits of at least \$1,000,000 per accident or disease.
  - iv. Automobile Liability Insurance for bodily injuries in limits of not less than \$1,000,000 combined single limit bodily injury and for property damage, providing coverage for any accident arising out of or resulting from the operation, maintenance, or use by the Contractor of any owned, non-owned, or hired automobiles, trailers, or other equipment required to be licensed.
  - v. Contractors Pollution Liability with limits of not less than \$1,000,000 combined single limit bodily injury and property damage liability.
- B.** The District and its respective staff, supervisors, officers, agents, and consultants shall be named as additional insureds on all above listed policies except Workers' Compensation and Employer's Liability Coverage. No policy may be canceled during the term of this Agreement without at least thirty (30) days' written notice to the District. An insurance certificate evidencing compliance with this Section shall be sent to the District prior to the commencement of any performance under this Agreement. Such insurance shall be considered primary and non-contributory with respect to the additional insureds, all such required insurance policies shall be endorsed to provide for a waiver of underwriter's rights of subrogation in favor of the additional insureds. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida.
- C.** The procuring of required policies of insurance shall not be construed to limit the Contractor's liability or to fulfill the indemnification provisions and requirements of this Agreement.
- D.** The Contractor shall be solely responsible for payment of all premiums for insurance contributing to the satisfaction of this Agreement and shall be solely responsible for the payment of all deductibles and retentions to which such policies are subject, whether or not the District is an insured under the policy.
- E.** Notices of accidents (occurrences) and notices of claims associated with work being performed under this Agreement shall be provided to the Contractor's insurance company and to the District as soon as practicable after notice to the insured.
- F.** Insurance requirements itemized in this Agreement and required of the Contractor shall be provided on behalf of all subcontractors to cover their operations performed under this Agreement. The Contractor shall be held responsible for any modifications, deviations, or omissions in these insurance requirements as they apply to subcontractors.
- G.** If the Contractor fails to have secured and maintained the required insurance, the District has the right (without any obligation to do so, however), to secure such required insurance in which event, the Contractor shall pay the cost for that required insurance to the District and shall furnish, upon demand, all information that may be required in connection with the District's obtaining the required

insurance. If the Contractor fails to pay such cost to the District, the District may deduct such amount from any payment due to the Contractor.

**9. INDEMNIFICATION.** To the fullest extent permitted by law, and in addition to any other obligations of the Contractor under the Agreement or otherwise, the Contractor shall indemnify, hold harmless, and defend the District and its, supervisors, staff, officers, consultants, agents, subcontractors and employees of each and any of all of the foregoing entities and individuals (together, “**Indemnitees**”) from all claims, liabilities, damages, losses and costs, including, but not limited to, reasonable attorneys’ fees, to the extent caused, in part or in whole, by the negligence, recklessness, or intentionally wrongful misconduct of the Contractor, or any subcontractor, supplier, or any individual or entity directly or indirectly employed or used by any of the Contractor to perform any of the work. In the event that any indemnification, defense or hold harmless provision of this Agreement is determined to be unenforceable, the provision shall be reformed to give the provision the maximum effect allowed by Florida law and for the benefit of the Indemnitees. The Contractor shall ensure that any and all subcontractors, and suppliers, include this express paragraph for the benefit of the Indemnitees. This section shall survive any termination of this Agreement.

**10. LIMITATIONS ON GOVERNMENTAL LIABILITY.** Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

**11. WARRANTY AND COVENANT.**

A. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and services for a period of one (1) year after acceptance by the District or longer as required under Florida law. With respect to any and all plant material provided pursuant to this Agreement, or any separate work authorization issued hereunder, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one (1) year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. The Contractor further warrants to the District those warranties which the Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). The Contractor shall replace or repair warranted items to the District’s satisfaction and in the District’s discretion. Neither final acceptance of the Work, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve the Contractor of responsibility for defective or deficient materials or services. If any of the services or materials are found to be defective, deficient or not in accordance with the Agreement, the Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting therefrom to District property or the property of landowners within the District. The Contractor hereby certifies it is receiving the property in its as-is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. The Contractor shall be responsible for maintaining and warranting all plant material maintained by the Contractor as of the first date of the Work.

- B. The Contractor hereby covenants to the District that it shall perform the Work:
  - i. using its best skill and judgment and in accordance with generally accepted professional standards; and
  - ii. in compliance with all applicable federal, state, county, municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, permits and approvals (including any permits and approvals relating to water rights), including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform.
- C. The Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

**12. ENVIRONMENTAL ACTIVITIES.** The Contractor agrees to use best management practices, consistent with industry standards, with respect to the storage, handling and use of chemicals (e.g., fertilizers, pesticides, etc.) and fuels. The Contractor shall keep all equipment clean (e.g., chemical sprayers) and properly dispose of waste. Further, the Contractor shall immediately notify the District of any chemical or fuel spills. The Contractor shall be responsible for any environmental cleanup, replacement of any turf or plants harmed from chemical burns, and correcting any other harm resulting from the Work to be performed by the Contractor.

**13. ACCEPTANCE OF THE SITE.** By executing this Agreement, the Contractor agrees that the Contractor was able to inspect the site prior to the time of submission of the proposal, and that the site is consistent with local community standards and that there are no deficiencies. The Contractor agrees to be responsible for the care, health, maintenance, and replacement, if necessary, of the existing landscaping, in its current condition, and on an “as is” basis. No changes to the compensation set forth in this Agreement shall be made based on any claim that the existing landscaping and/or site conditions were not in good condition.

**14. TAX-EXEMPT DIRECT PURCHASES.** The parties agree that the District, in its discretion, may elect to undertake a direct purchase of any or all materials used for the landscaping services, including but not limited to the direct purchase of fertilizer. In such event, the following conditions shall apply:

- A. The District may elect to purchase any or all materials directly from a supplier identified by the Contractor.
- B. The Contractor shall furnish detailed Purchase Order Requisition Forms (“**Requisitions**”) for all materials to be directly purchased by the District.
- C. Upon receipt of a Requisition, the District shall review the Requisition and, if approved, issue its own purchase order directly to the supplier, with delivery to be made to the District on an F.O.B. job site basis.
- D. The purchase order issued by the District shall include the District’s consumer certificate of exemption number issued for Florida sales and use tax purposes.
- E. The Contractor will have contractual obligations to inspect, accept delivery of, and store the materials pending use of the materials as part of the landscaping services. The

Contractor's possession of the materials will constitute a bailment. The Contractor, as bailee, will have the duty to safeguard, store and protect the materials while in its possession until returned to the District through use of the materials.

- F. After verifying that delivery is in accordance with the purchase order, the Contractor will submit a list indicating acceptance of goods from suppliers and concurrence with the District's issuance of payment to the supplier. The District will process the invoices and issue payment directly to the supplier.
- G. The District may purchase and maintain insurance sufficient to cover materials purchased directly by the District.
- H. All payments for direct purchase materials made by the District, together with any state or local tax savings, shall be deducted from the compensation provided for in this Agreement.

**15. COMPLIANCE WITH GOVERNMENTAL REGULATION.** The Contractor shall keep, observe, and perform all requirements of applicable local, State and Federal laws, rules, regulations, ordinances, permits, licenses, or other requirements or approvals. Further, the Contractor shall notify the District in writing within five (5) days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any act or omission of the Contractor or any of its agents, servants, employees, or material men, or appliances, or any other requirements applicable to provision of services. Additionally, the Contractor shall promptly comply with any requirement of such governmental entity after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation.

**16. DEFAULT AND PROTECTION AGAINST THIRD-PARTY INTERFERENCE.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity for breach of this Agreement, which may include, but not be limited to, the right of damages, injunctive relief, and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

**17. CUSTOM AND USAGE.** It is hereby agreed, any law, custom, or usage to the contrary notwithstanding, that the District shall have the right at all times to enforce the conditions and agreements contained in this Agreement in strict accordance with the terms of this Agreement, notwithstanding any conduct or custom on the part of the District in refraining from so doing; and further, that the failure of the District at any time or times to strictly enforce its rights under this Agreement shall not be construed as having created a custom in any way or manner contrary to the specific conditions and agreements of this Agreement, or as having in any way modified or waived the same.

**18. SUCCESSORS; ASSIGNMENT.** This Agreement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors, and assigns of the parties to this Agreement, except as expressly limited in this Agreement. Notwithstanding the foregoing, Neither the District nor the Contractor may assign this Agreement without the prior written approval of the other, which approval shall not be unreasonably withheld. Any purported assignment of this Agreement without such prior written approval shall be void.

**19. TERMINATION.** The District agrees that the Contractor may terminate this Agreement with cause by providing ninety (90) days' written notice of termination to the District; provided, however,

that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that, notwithstanding any other provision of this Agreement, and regardless of whether any of the procedural steps set forth in Section 4 of this Agreement are taken, the District may terminate this Agreement immediately with cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days' written notice of termination without cause. Any termination by the District shall not result in liability to the District for consequential damages, lost profits, or any other damages or liability. However, upon any termination of this Agreement by the District, and as the Contractor's sole remedy, the Contractor shall be entitled to payment for all Work and/or services rendered up until the effective termination of this Agreement, subject to whatever claims or off-sets the District may have against the Contractor.

**20. E-VERIFY REQUIREMENTS.** The Contractor shall comply with and perform all applicable provisions of Section 448.095, *Florida Statutes*. Accordingly, to the extent required by Florida Statute, the Contractor shall register with and use the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all newly hired employees and shall comply with all requirements of Section 448.095, *Florida Statutes*, as to the use of subcontractors. The District may terminate the Agreement immediately for cause if there is a good faith belief that the Contractor has knowingly violated Section 448.09(1), *Florida Statutes*. By entering into this Agreement, the Contractor represents that no public employer has terminated a contract with the Contractor under Section 448.095(5)(c), *Florida Statutes*, within the year immediately preceding the date of this Agreement.

**21. INDEPENDENT CONTRACTOR STATUS.** In all matters relating to this Agreement, the Contractor shall be acting as an independent contractor. Neither the Contractor nor employees of the Contractor, if there are any, are employees of the District under the meaning or application of any Federal or State Unemployment or Insurance Laws or Old Age Laws or otherwise. The Contractor agrees to assume all liabilities or obligations imposed by any one or more of such laws with respect to employees of the Contractor, if there are any, in the performance of this Agreement. The Contractor shall not have any authority to assume or create any obligation, express or implied, on behalf of the District and the Contractor shall have no authority to represent the District as an agent, employee, or in any other capacity, unless otherwise set forth in this Agreement.

**22. HEADINGS FOR CONVENIENCE ONLY.** The descriptive headings in this Agreement are for convenience only and shall neither control nor affect the meaning or construction of any of the provisions of this Agreement.

**23. AGREEMENT; AMENDMENTS.** This instrument, together with its attachments which are hereby incorporated herein, shall constitute the final and complete expression of this Agreement between the District and the Contractor relating to the subject matter of this Agreement. To the extent of any inconsistency between this document and the exhibits attached hereto this Agreement shall control. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

**24. ENFORCEMENT OF AGREEMENT.** In the event that either the District or the Contractor is required to enforce this Agreement by court proceedings or otherwise, then the prevailing party shall be entitled to recover all fees and costs incurred, including reasonable attorneys' fees, paralegal fees and costs for trial, mediation, or appellate proceedings. This Agreement and the provisions contained in this Agreement shall be construed, interpreted, and controlled according to the laws of the State of Florida. Venue for any legal actions regarding this Agreement shall be Pasco County, Florida.

**25. AUTHORIZATION.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have

complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

**26. NOTICES.** Any notice, demand, request or communication required or permitted hereunder (“**Notice**”) shall be in writing and sent by hand delivery, United States certified mail, or by recognized overnight delivery service, addressed as follows:

**A. If to the District:** Connerton West Community Development District  
c/o Rizzetta & Company, Inc.  
3434 Colwell Avenue, Suite 200  
Tampa, Florida 33614  
Attn: District Manager

**With a copy to:** Kilinski | Van Wyk PLLC  
517 East College Avenue  
Tallahassee, Florida 32301  
Attn: Connerton West CDD, District Counsel

**B. If to the Contractor:** Fieldstone Landscape Services LLC  
4801 122nd Avenue North  
Clearwater, Florida 33762  
Attn: \_\_\_\_\_

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days’ written notice to the parties and addressees set forth herein.

**27. THIRD-PARTY BENEFICIARIES.** This Agreement is solely for the benefit of the District and the Contractor and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

**28. PUBLIC RECORDS.** The Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, the Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, *Florida Statutes*. The Contractor acknowledges that the designated public records custodian for the District is **Rizzetta & Company, Inc.** (“**Public Records Custodian**”). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be

inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in the Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats. Contractor acknowledges that, pursuant to Section 287.058(c), *Florida Statutes*, the District may unilaterally cancel this Agreement if the Contractor refuses to allow public access to all documents, papers, letters, or other material made or received by the Contractor in conjunction with this Agreement, unless such records are exempt under Florida law.

**IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 994-1001, OR BY EMAIL AT DARRYL@RIZZETTA.COM, OR BY REGULAR MAIL AT 3434 COLWELL AVENUE, SUITE 200, TAMPA, FLORIDA 33614.**

**29. SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

**30. ARM'S LENGTH TRANSACTION.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. The District and the Contractor participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.

**31. COUNTERPARTS.** This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.

**32. ANTI-HUMAN TRAFFICKING REQUIREMENTS.** The Contractor certifies, by acceptance of this Agreement, that neither it nor its principals utilize coercion for labor or services as defined in Section 787.06, *Florida Statutes*. The Contractor agrees to execute an affidavit in compliance with Section 787.06(14), *Florida Statutes*, and acknowledges that if the Contractor refuses to sign said affidavit, the District may terminate this Agreement immediately.

**33. PUBLIC ENTITY CRIMES.** The Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list as described in Section 287.133(3)(a), *Florida Statutes*, within the last thirty-six (36) months and, if the Contractor is placed on the

convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District immediately.

**34. FOREIGN INFLUENCE.** The Contractor understands that under Section 286.101, *Florida Statutes*, that the Contractor must disclose any current or prior interest, any contract with, or any grant or gift from a foreign country of concern as that term is defined within the above referenced statute.

**35. SCRUTINIZED COMPANIES STATEMENT.** In accordance with Section 287.135, *Florida Statutes*, the Contractor represents that in entering into this Agreement, neither it nor any of its officers, directors, executives, partners, shareholders, members, or agents is on the Scrutinized Companies with Activities in Sudan List, the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or the Scrutinized Companies or Other Entities that Boycott Israel List created pursuant to Sections 215.4725 and 215.473, *Florida Statutes*, and in the event such status changes, the Contractor shall immediately notify the District. If the Contractor is found to have submitted a false statement, has been placed on the Scrutinized Companies with Activities in Sudan List, the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or has been engaged in business operations in Cuba or Syria, or is now or in the future on the Scrutinized Companies or Other Entities that Boycott Israel List, or engaged in a boycott of Israel, the District may immediately terminate this Agreement.

[THIS SPACE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties execute this Agreement as set forth below.

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT**

  
By: \_\_\_\_\_  
Chairperson, Board of Supervisors

**FIELDSTONE LANDSCAPE SERVICES LLC,**  
a Florida limited liability company

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

- Exhibit A: Scope of Services**
- Exhibit B: Proposal Pricing (Bid Form)**
- Exhibit C: Other Forms**
- Exhibit D: Landscape Maintenance Areas**
- Exhibit E: Form of Additional Services Order**

## EXHIBIT “A” - SCOPE OF SERVICES

### PART 1

#### GENERAL LANDSCAPE MAINTENANCE

1) **MOWING** – All grass areas will be mowed on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week

NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41 – 45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 services (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass be allowed to grow beyond a maximum height of five (5) inches. Each mowing should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches and Celebration Bermuda at a height of three quarter (3/4) to one and one quarter (1 1/4) inches. Do not remove more than 1/3 of the height of the leaf blade at any one mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type deck. Rotary Mowers are preferred for heights above one (1) inch and Reel type mowers for heights below one (1) inch. Clippings may be left on the lawn as long as no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings **MUST** either be collected and removed by the CONTRACTOR **OR** be **immediately** re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR’S mowing equipment within twenty-four hours from the time the damage is caused at his/her sole cost and expense. Connerton West has a system of walking trails. These trails are to be maintained (line-trimmed and kept weed-free and “encroaching-turf-free” at all times. Contractor shall be responsible for training all its personnel in the technical aspects of Connerton West CDD’s Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing/herbicide applications, etc. Weekend work is permitted when necessary upon prior approval. Any lawn that dies or becomes weak or unsightly (including heavy weed infestation, excessive insect or disease damage, etc.) shall be replaced at the sole cost of the Contractor. This excludes damage from water restrictions (only if automatic irrigation is completely and legally banned by the State and/or local authorities). At all times, Contractor must maintain the perimeters of all natural areas so the growth does not overtake the turf in open lawns, pond banks, tracts between the edges of the wetland and sidewalks, trails or roadways. Contractor is expected to regularly cut this material back and dispose of off-site on an as-needed basis. Contractors will be expected to maintain these tree lines in this trimmed condition throughout the duration of the contract.

**1A) POND MOWING** – Per the “Community Charter and Declaration of Restrictions for Connerton West Residential Properties”, where lots are adjacent to CDD property or common area containing any lake or pond, homeowners are responsible for landscape and maintenance between the lot and shoreline. These pond banks are indicated as such on the maintenance exhibit with a crosshatch. All other pond banks identified as such (green) on the overall Connerton West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas

stated above. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. Pond banks will be mowed and/or trimmed to water's edge or sod line (if water is not present). Line trimming at water's edge and line trimming of all drainage structures shall occur each and every time the pond is mowed. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. As mentioned earlier, The DISTRICT requires mowers to be equipped with a mulching-type deck with mulch flap in the closed position, specifically around pond banks. If circumstances do not allow this, mowers must blow all clippings away from pond banks, but not into any residential lawns. It is understood that trash of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

**2) EDGING AND TRIMMING** – All hard-edged areas (curbs, sidewalks, bike paths, nature trails, etc.) shall be edged and/or line trimmed every week and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. **Chemical edging shall not be permitted anywhere on property.**

**AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (i.e., MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, BOARDWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. THE ENTIRE PROPERTY (OR DESIGNATED SECTIONS) MUST BE MOWED, EDGED, LINE-TRIMMED AND ALL DEBRIS BLOWN OFF ALL PAVEMENT IN THE SAME DAY. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.**

**3) OPTIONAL TREE CARE** – Contractors are to provide a price for tree care as an option, allowing the District to hire a third party to perform this work if it is the District's desire to do so. This price is NOT to be included in the Grand Total for Part 1 – General Landscape Maintenance. All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature

trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs over sidewalks/turf areas (10') in and outside of ROW's and roads (15'), respectively. This may depend on location and species of tree and shall vary according to DOT specs. All moss hanging from trees (including ball moss) shall be removed up to a height of 15' from all CDD-maintained trees on an as-needed basis. During the dormant season, ALL Crape Myrtles shall have ALL mosses removed up to a height of 15'. During this time, all Crape Myrtles less than 15' in height must be pruned. This includes the removal of all seed pods. Crape Myrtles are not to be "hat racked" at any time. Pencil to thumb pruning is the preferred method of Crape Myrtle pruning and shall be performed after threat of frost has passed but before new growth flushes. Any initial removal of all Spanish and Ball Mosses shall be included in the proposals and completed within ninety (90) days of contract commencement.

**Shrubs:** All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Connerton West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants sheared into rounded balls or unnatural shapes will not be allowed. In fact, shearing should be incorporated on a limited basis to not spread fungus and other disease. Selective pruning is the preferred method of shaping. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place and disposed of off-site. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, another solution will need to be proposed and executed.

**Palms:** All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes only the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning of palms shall never raise the canopy above the three o'clock – nine o'clock horizontal. Contractor will not be asked to trim a singular palm on the property but will be required to trim palms once a significant quantity of palms have a petticoat of dead fronds. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Flower/Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor shall utilize sterilized pruning equipment (preferably having a minimum of two sets of pruning tools to allow sterilization of previously used equipment between palms). Contractor shall pay careful attention when pruning Medjool, Sylvester, Reclinata, Canary & Washington Palms. Palms on pool decks (and all other plant material, in general, on pool decks) shall be inspected

during every maintenance visit and pruned as necessary in order to keep this area safe, neat and attractive at ALL times.

**4) WEEDS AND GRASSES** – All shrub & groundcover beds as well as all turf areas shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre- & post-emergent herbicides as part of fertilizer mixtures and post-emergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. All ornamental beds, hedge areas and tree rings shall be kept weed (and sod) free throughout the year. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. **AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED.**

**NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, FENCES, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION.**

The CONTRACTOR shall be responsible for the replacement of turf and ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines and overhanging limbs.

**5) MAINTENANCE OF PAVED AREAS** – All paved areas, including curb and gutter along roadways shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line or sidewalk expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.

**6) CLEAN UP** – At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his/her own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are not to be left for more than two hours. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. **NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.**

**7) REPLACEMENT OF PLANT MATERIAL** – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his/her negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance or for the duration of the Contractor's contract, whichever is greater.

### **Reporting**

Contractor shall provide to management a written report of work performed for each week with notification of any problem areas and a schedule for the upcoming month. The Contractor shall also report on any deficiencies or items needing attention relating to disease and insects or other afflictions. Contractor shall prescribe the treatment plan he/she is to follow to remedy such afflictions.

## PART 2

### FERTILIZATION

Contractor shall abide by all requirements in Ordinance No. 14-16 regarding the application of fertilizer within Pasco County.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF PASCO COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

All turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for central Florida turf: (per BMP guidelines and University of Florida IFAS Extension, central Florida is determined by anything south of a line running east-west from coast to coast through Ocala and north of a line between Tampa & Vero Beach.)

#### All Bahia Sod:

March	A complete fertilizer based on soil tests + PreM formulated for Bahia turf for warm- season weeds
April	A second application of PreM formulated for Bahia turf for warm-season weeds
April	Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF) + PreM
June	SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)
August	Fe for granular application, use ferrous sulfate (2 oz/3-5 gal. H2O/1,000 SF)
October	A complete fertilizer based on soil tests + PreM formulated for Bahia turf for cool-season weeds

#### All St. Augustine Sod:

February	A complete fertilizer based on soil tests + PreM
April	Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF) + PreM
May	SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)
July	Fe for granular application, use ferrous sulfate (2 oz/3-5 gal. H2O/1,000 SF)
August	SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)
October	A complete fertilizer based on soil tests + PreM

#### All Bermuda Sod:

March	A complete fertilizer based on soil tests + PreM
April	Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF) + PreM
May	SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)
July	A complete fertilizer based on soil tests ( <b>cont. &gt;</b> )
August	Fe for granular application, use ferrous sulfate (2 oz/3-5 gal. H2O/1,000 SF)
September	SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)
November	A complete fertilizer based on soil tests + PreM

The contractor shall submit a fertilizer label to Landscape Specialist for approval prior to application. At times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Soil test samples shall be taken by the contractor to determine the presence of Phosphorus and whether changes in the fertilizer pH or formulations are required. Should changes be of merit, the Contractor shall notify the District in writing prior to the implementation of such changes.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. **IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR NEGLIGENCE OF FERTILIZER APPLICATION.** Fertilizer shall not be applied within ten (10) feet from the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

#### **SHRUB, TREE & GROUNDCOVER FERTILIZATION:**

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, June, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft./year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. **IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS/HER NEGLIGENCE.**

#### **PALM FERTILIZATION:**

All Palms shall receive 1 ½ pounds of 8-2-12+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & late November). The "2" should be reduced to "0" if a soil test indicates there is not a deficiency of Phosphorus in the soil. 100% of the N, K & Mg **MUST** be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

The District requires that all fertilizer applied to all palms on the CDD property be 8-2-12+4Mg. The fertilizer label shall reflect that 100% of the N, K, Mg, and B sources be in slow-release or controlled-

release form and all the Mn, Fe Zn & Cu sources be water soluble (generally these will be sulfates, except for Fe, which can be chelated with EDTA or DTPA). No source of N, K, Mg or B should be water-soluble. This will be considered an unacceptable fertilizer. The information below reflects the most effective sources for the seven critical elements in Florida landscape palm fertilizers:

Element Recommended Sources:\*

N - Sulfur-coated urea, resin (or polymer)-coated urea or ammonium salts, urea-formaldehyde

P - Superphosphate, triple superphosphate, coated diammonium phosphate

K - Sulfur-coated potassium sulfate (may have additional polymer coating)

Mg - Kieserite (magnesium sulfate monohydrate) granules

Mn - Manganese sulfate

Fe - Iron sulfate, FeEDTA and/or FeDTPA

B - Granubor® (sodium borate)

\*Based on data from Broschat (1991, 1996, 1997, 2008) and Broschat and Elliott (2005) Archival copy: for current recommendations see <http://edis.ifas.ufl.edu> or your local extension office.

**This item will not be included in the contract amount and fertilizer shall not be billed equally on a monthly basis but invoiced the month after application. Contractor is required to provide proposals for each application and proceed once District approval has been executed.**

**CONTRACTOR shall provide the DISTRICT with PALM fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity prior to purchase. This is to allow time to verify nutrient sources for the macro and micronutrients ensuring they are in slow-release or water-soluble forms.** Payment will not be made until the correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may result in the CONTRACTOR forfeiting any and all rights to payment for the applications made without notification.

## PART 3

### PEST CONTROL

**Insects and Disease in Turf** Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to: scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for “formula” under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

**Insects and Disease Control for Trees, Palms and Plants** The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the CDD’s discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. **The CDD reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.**

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor’s full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor’s responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor’s responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he/she is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself/herself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems it will be the Contractor’s responsibility to treat pest within five (5) working days of the date of notification.

## **FIRE ANT CONTROL**

Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all dark green areas designated as “CDD Maintained – with irrigation unless otherwise noted” on the Maintenance Exhibit. Do NOT include roadway medians in this price nor lake banks, trails or between ponds and conservation areas. It is limited to those landscaped areas under automated irrigation.

**Pest Control will not be included as a standard line item in each monthly billing, but shall be invoiced as a separate line item the month after service is rendered.**

**Pest Control shall be included in the Contract Amount.**

## PART 4

### INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds & tree rings) with Medium Pine Bark Mulch, Shredded Hardwood Dark Brown Mulch or Pine Straw Mulch up to twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches **after compaction**. Match mulch to what is currently present in landscape beds or tree rings.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. This is done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3” deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3” & beveled to reduce mulch washout. Mulch shall not be piled around tree trunks or bases of plants. Any mulch “volcanoes” around tree trunks shall be corrected immediately at no additional cost to Owner. Labor for trenching shall be included in the unit cost of the mulch.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required 3” depth, sufficient mulch shall be supplied by Contractor at no additional cost to District.

**This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard/bale and estimated quantities to be installed per top dressing (based on his/her own field measurements) and shall submit with bid.**

**The CDD reserves the right to subcontract out any and all mulching events.**

## PART 5

### ANNUAL INSTALLATION

**Planting of Annuals.** After prior approval by the Board of Supervisors, Contractor shall replace approximately Six Thousand One Hundred (6,100) annuals in 4.5” pots up to four (4) times per year in designated areas and maintain annuals to ensure a healthy appearance. The Contractor will have the type of annual to be installed pre-approved by the District or its representative in writing. Prior to replacement, selection and approval from the Board is required. An Annual Options Presentation for the entire year stipulating plant options and timing for each quarterly rotation shall be submitted to District shortly after execution of contract in order for the CDD or its representative to select annual choice(s). Annuals shall be hand watered at the time of installation. The Contractor will remove & replace dead or dying annuals before the appearance of such annuals could be reasonably described as an eyesore. If the beds are left bare prior to the next planting, the Contractor will keep such beds free of weeds at all times until the next planting rotation occurs. Timing shall be centered around a holiday rotation being planted no later than the end of November and rotate accordingly every three months. (Dec, Mar, Jun, Sep)

Annual installation price shall include the removal of all dead annuals prior to placing new plants, regular deadheading, necessary soil adjustments, soil additives, fungicides and **monthly slow-release** nutritional requirements **at no additional cost to District.** Contractor shall replace at his/her expense any annual that dies, fails to thrive or is damaged by insects/disease. Contractor shall also include in the summer rotation (June) **at no additional cost to District,** a major renovation of all annual beds. A potting mix specifically blended for annuals shall be used at this time and shall be replenished as necessary prior at each changeout throughout the year. All annual beds shall be raised at least eight inches. Upon completion of annual flower installation, a 1” layer of Pine Fines shall be spread throughout the entire annual bed. **All this shall be provided at no additional cost to the District.**

**This item will not be included in the contract amount. Contractor shall provide a price per 4” annual to be installed and shall submit with bid. This work shall be invoiced separately in the month after service is rendered.**

**The CDD reserves the right to subcontract out any and all annual installation events.**

[END OF SECTION]

**EXHIBIT "B" - BID FORM**

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT  
LANDSCAPE MAINTENANCE  
REQUEST FOR PROPOSALS**

*NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the four potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

**PART 1**

**General Landscape Maintenance**

\$ 456,000.00 yr.

- Storm Cleanup \$ 150 /hr. (**do not include in General Landscape Maintenance total or Grand Total**)

- Freeze Protection (description of ability) \_\_\_\_\_  
~~Fieldstone has the ability to mobilize quickly and respond to threats of frost by using BMP to protect frost Sensitive plant material with the authorization of the district~~

\$ 5,000.00 /application (**do not include in General Landscape Maintenance total or Grand Total**)

- Hand Watering (**do not include in General Landscape Maintenance total or Grand Total**)

\$ ~~150.00~~ /hr. for employee with hand-held hose

\$ ~~750~~ /hr. for water truck/tanker

Contractor is asked to provide a price per acre for:

Verticutting 750.00 / acre

Core Aeration 1,200.00 / acre

**Optional Tree Care Services (All Labor and Materials)**

**The DISTRICT reserves the right to subcontract any tree care services event to an outside vendor**

Contractor shall provide professional tree care services in accordance with the Scope of Services and all applicable standards, including but not limited to routine pruning, corrective pruning, removals, and emergency response, at the direction of the District.

Tree care services shall be separately priced and shall not be included in the grand total for Part 1 or the Maintenance Contract Grand Total.

**Annual Tree Care Program:**

\$ 137,500.00 / yr. (do not include in Grand Total)

**Hourly Rates (as applicable):**

Certified Arborist: \$ 400.00 / hr.

Tree Crew: \$ 600.00 / hr.

Equipment (bucket truck, crane, etc.): \$ 800.00 / hr.

**PART 2**

**Fertilization (All labor and materials)**

\$ 104,200.00 yr.

(Include any and all turf pesticide/herbicide mixtures you intend to use throughout the year)

**BAHIA (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00
MAY	24-0-11	2.5 POUNDS / 100	1.530	\$4,900.00
JUN	Liquid Micronutrients	207 / 1000	312	\$1,900.00
JUL	Liquid Micronutrients	207 / 1000	312	\$1,900.00
AUG	Liquid Micronutrients	207 / 1000	312	\$1,900.00
SEPT	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00

**ST. AUGUSTINE (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
MAY	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
JULY	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
AUGUST	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
SEPT	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
OCTOBER	24-0-11	24-0-11	1.140	\$8,100.00

CELEBRATION BERMUDA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N /A	N/A

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
MARCH	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
MAY	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
OCTOBER	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. /PALM)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	PAIMRIEND	1 POUND	117	\$2,875.00
JULY	PAIMRIEND	1 POUND	117	\$2,875.00
AUGUST	PAIMRIEND	1 POUND	117	\$2,875.00
SEPT	PAIMRIEND	1 POUND	117	\$2,875.00

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, K.O. Roses, Ixora, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

**The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.**

ALL FERTILIZER BLENDS WILL BE IDENTIFIED AS NEEDED AND APPLIED TO PLANTS SHOWING DEFICIENCIES

**PART 3**

**Pest Control** (All labor and materials)

\$ 14,060.00 yr.  
(if entire pesticide allowance is required) \*

\* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

**OTC Injections will be performed at the discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**OTC Injections** (All labor and materials)

\$ 6,600.00 /yr. (based on quantities below)  
**(OTC injections per specs - do not include in Grand Total)**

<b>Palm Type</b>	<b>Palm Qty</b>	<b># of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)</b>	<b>Cost per Individual Inoculation</b>	<b>Total Cost per Year (4x per year)</b>
MEXICAN FAN	22	4	\$75.00	\$6,600.00

**The CDD reserves the right to subcontract out any and all OTC Injection events.**

**Application of Top Choice for annual treatment of Fire Ants**

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 7,700.00 / yr.

**Top Choice application will be performed at the sole discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**PART 4**

**Based on quantities determined by Contractor's field measurements at time of bidding, Contractor shall install:**

750 CY Medium Pine Bark Mulch per specs for the first top-dressing at \$ 90.00 /CY  
(app. October) \$ 67,500.00 /installation

And

750 CY Medium Pine Bark Mulch per specs for the second top-dressing at \$ 90.00 /CY  
(app. April) \$ 67,500.00 /installation

Installation of Pine Bark Mulch (medium) (All labor and materials) \$ 135,000.00 /yr.  
(if both topdressings are performed - do not include in Grand Total)

**Each top-dressing shall leave all beds with a depth of 3"**  
**The DISTRICT reserves the right to subcontract any mulching event to an outside vendor**

**PART 5**

**Annual Installation** (All labor and materials)

**The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor**

Contractor shall install 6,100 (4.5") annuals up to four (4) times per year per specs at the direction of the District at \$ 2.25 /annual

\$ 13,725.00 /rotation

\$ 54,900.00 /yr. (if all rotations are performed - do not include in Grand Total)

**GRAND TOTAL (ONLY PARTS 1, 2, & 3 - This is what contract will be written for)**

\$ 574,260.00 / Initial Term

FIRST ANNUAL RENEWAL	\$ <u>574,260.00</u> /yr.
SECOND ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
THIRD ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
FOURTH ANNUAL RENEWAL	\$ <u>633,122.00</u> /yr.

\*Unless prices are to remain the same throughout the initial contract term and each of the four possible annual renewal periods, the Proposer must supply a complete pricing form for each of the three possible annual renewal periods.

Fieldstone Landscape Services

Contractor/Firm Name \_\_\_\_\_

4801 122nd Avenue North

Firm Address \_\_\_\_\_

Clearwater, FL 33762

City/State/Zip \_\_\_\_\_

727-822-7866

N/A

Phone Number \_\_\_\_\_ Fax Number \_\_\_\_\_

Scott Herman, Business Development Manager

Name and Title of Representative \_\_\_\_\_

(Please Print)

Representative's Signature \_\_\_\_\_

Date February 9th, 2026

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. \_\_\_\_\_ 2. \_\_\_\_\_ 3. \_\_\_\_\_ 4. \_\_\_\_\_ 5. \_\_\_\_\_

Dated this 9th day of February, 2026

**BID FORM**

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT  
LANDSCAPE MAINTENANCE  
REQUEST FOR PROPOSALS**

*NOTE: This pricing form is intended to cover pricing for the first annual renewal should Contractor's prices change.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

**PART 1**

**General Landscape Maintenance**

\$ 456,000.00 yr.

- Storm Cleanup \$ 150/hr. **(do not include in General Landscape Maintenance total or Grand Total)**

- Freeze Protection (description of ability) \_\_\_\_\_  
Fieldstone has the ability to mobilize quickly in the event of the threat of frost. Using frost protective cloth  
To cover sensitive plant material during below freezing events. This process would need to be authorized by  
The district and materials purchased.

\$ 5,000.00/application **(do not include in General Landscape Maintenance total or Grand Total)**

- Hand Watering **(do not include in General Landscape Maintenance total or Grand Total)**

\$ 150/hr. for employee with hand-held hose

\$ 750/hr. for water truck/tanker

Contractor is asked to provide a price per acre for:

Verticutting 750.00 / acre

Core Aeration 1,200.00 / acre

**Optional Tree Care Services (All Labor and Materials)**

**The DISTRICT reserves the right to subcontract any tree care services event to an outside vendor**

Contractor shall provide professional tree care services in accordance with the Scope of Services and all applicable standards, including but not limited to routine pruning, corrective pruning, removals, and emergency response, at the direction of the District.

Tree care services shall be separately priced and shall not be included in the grand total for Part 1 or the Maintenance Contract Grand Total.

**Annual Tree Care Program:**

\$ 137,500.00 / yr. (do not include in Grand Total)

**Hourly Rates (as applicable):**

Certified Arborist: \$ 400.00 / hr.

Tree Crew: \$ 600.00 / hr.

Equipment (bucket truck, crane, etc.): \$ 800.00 / hr.

**PART 2**

**Fertilization (All labor and materials)**

\$ 104,200.00 yr.

(Include any and all turf pesticide/herbicide mixtures you intend to use throughout the year)

**BAHIA (per specifications in Part 2)**

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CELEBRATION BERMUDA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

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N/A	N/A	N/A	N/A	N/A

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

ALL FERTILIZER BLENDS WILL BE IDENTIFIED AS NEEDED AND APPLIED TO PLANTS SHOWING DEFICIENCIES

**PART 4**

**Based on quantities determined by Contractor’s field measurements at time of bidding, Contractor shall install:**

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And

750 CY Medium Pine Bark Mulch per specs for the second top-dressing at \$ 90.00 /CY  
(app. April) \$ ~~67,500.00~~ /installation

Installation of Pine Bark Mulch (medium) (All labor and materials) \$ 135,000.00 /yr.  
(if both topdressings are performed - do not include in Grand Total)

**Each top-dressing shall leave all beds with a depth of 3”**

**The DISTRICT reserves the right to subcontract any mulching event to an outside vendor**

**PART 5**

**Annual Installation** (All labor and materials)

**The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor**

Contractor shall install 6,100 (4.5”) annuals up to four (4) times per year per specs at the direction of the District at \$ 2.25 /annual

PRICE PER ANNUAL WILL VARY DEPENDING ON AVAILABILITY AND SPECIES

\$ 13,725.00 /rotation

ROTATIONS WILL VARY BASED ON 6,100 COUNT

\$ 54,900.00 /yr. (if all rotations are performed - do not include in Grand Total)

**GRAND TOTAL (ONLY PARTS 1, 2, & 3 - This is what contract will be written for)**

\$ 574,260.00 / Initial Term

FIRST ANNUAL RENEWAL	\$ <u>574,260.00</u> /yr.
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Fieldstone Landscape Services

Contractor/Firm Name \_\_\_\_\_

4801 122nd Avenue North

Firm Address \_\_\_\_\_

Clearwater, FL 33762

City/State/Zip \_\_\_\_\_

727-822-7866

N/A

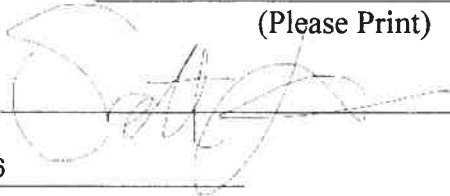
Phone Number \_\_\_\_\_ Fax Number \_\_\_\_\_

Scott Herman, Business Development Manager

Name and Title of Representative \_\_\_\_\_

(Please Print)

Representative's Signature \_\_\_\_\_



Date February 9th, 2026

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. \_\_\_\_\_ 2. \_\_\_\_\_ 3. \_\_\_\_\_ 4. \_\_\_\_\_ 5. \_\_\_\_\_

Dated this 9th day of February, 2026

**BID FORM**

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT  
LANDSCAPE MAINTENANCE  
REQUEST FOR PROPOSALS**

*NOTE: This pricing form is intended to cover pricing for the second annual renewal should Contractor's prices change.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

**PART 1**

**General Landscape Maintenance**

\$ 484,713.00 yr.

- Storm Cleanup \$ 150 /hr. **(do not include in General Landscape Maintenance total or Grand Total)**

- Freeze Protection (description of ability) \_\_\_\_\_

~~Fieldstone has the ability to mobilize quickly in the event of the threat of frost by using frost protective cloth to cover sensitive plant material and protect against threats of frost. This would be at an additional cost to the District~~

\$ 5,000.00 /application **(do not include in General Landscape Maintenance total or Grand Total)**

- Hand Watering **(do not include in General Landscape Maintenance total or Grand Total)**

\$ 150 /hr. for employee with hand-held hose

\$ 750 /hr. for water truck/tanker

Contractor is asked to provide a price per acre for:

Verticutting 750.00 / acre

Core Aeration 1,200.00 / acre

**Optional Tree Care Services (All Labor and Materials)**

**The DISTRICT reserves the right to subcontract any tree care services event to an outside vendor**

Contractor shall provide professional tree care services in accordance with the Scope of Services and all applicable standards, including but not limited to routine pruning, corrective pruning, removals, and emergency response, at the direction of the District.

Tree care services shall be separately priced and shall not be included in the grand total for Part 1 or the Maintenance Contract Grand Total.

**Annual Tree Care Program:**

\$ 137,500.00 / yr. (do not include in Grand Total)

**Hourly Rates (as applicable):**

Certified Arborist: \$ 400.00 / hr.

Tree Crew: \$ 600.00 / hr.

Equipment (bucket truck, crane, etc.): \$ 800.00 / hr.

**PART 2**

**Fertilization (All labor and materials)**

\$ 104,200.00 yr.

(Include any and all turf pesticide/herbicide mixtures you intend to use throughout the year)

**BAHIA (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00
MAY	24-0-11	2.5 POUNDS / 100	1.530	\$4,900.00
JUN	Liquid Micronutrients	207 / 1000	312	\$1,900.00
JUL	Liquid Micronutrients	207 / 1000	312	\$1,900.00
AUG	Liquid Micronutrients	207 / 1000	312	\$1,900.00
SEPT	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00

**ST. AUGUSTINE (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
MAY	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
JULY	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
AUGUST	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
SEPT	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
OCTOBER	24-0-11	24-0-11	1.140	\$8,100.00

CELEBRATION BERMUDA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
MARCH	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
MAY	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
OCTOBER	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. /PALM)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	PAI M RI FND	1 POUND	117	\$2,875.00
JULY	PAI M RI FND	1 POUND	117	\$2,875.00
AUGUST	PAI M RI FND	1 POUND	117	\$2,875.00
SEPT	PAI M RI FND	1 POUND	117	\$2,875.00

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crape, Loropetalum, K.O. Roses, Ixora, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

**The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.**

ALL FERTILIZER BLENDS WILL BE IDENTIFIED AS NEEDED AND APPLIED TO PLANTS SHOWING DEFICIENCIES

**PART 3**

**Pest Control** (All labor and materials)

\$ 14,060.00 yr.  
(if entire pesticide allowance is required) \*

\* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

**OTC Injections will be performed at the discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**OTC Injections** (All labor and materials)

\$ 6,600.00 /yr. (based on quantities below)

**(OTC injections per specs - do not include in Grand Total)**

<b>Palm Type</b>	<b>Palm Qty</b>	<b># of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)</b>	<b>Cost per Individual Inoculation</b>	<b>Total Cost per Year (4x per year)</b>
MEXICAN FAN	22	4	\$75.00	\$6,600.00

**The CDD reserves the right to subcontract out any and all OTC Injection events.**

**Application of Top Choice for annual treatment of Fire Ants**

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 7,700.00 / yr.

**Top Choice application will be performed at the sole discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**PART 4**

**Based on quantities determined by Contractor’s field measurements at time of bidding, Contractor shall install:**

750 CY Medium Pine Bark Mulch per specs for the first top-dressing at \$ 90.00 /CY  
(app. October) \$ ~~67,500.00~~ /installation

And

750 CY Medium Pine Bark Mulch per specs for the second top-dressing at \$ 90.00 /CY  
(app. April) \$ ~~67,500.00~~ /installation

Installation of Pine Bark Mulch (medium) (All labor and materials) \$ 135,000.00 /yr.  
(if both topdressings are performed - do not include in Grand Total)

**Each top-dressing shall leave all beds with a depth of 3”**  
**The DISTRICT reserves the right to subcontract any mulching event to an outside vendor**

**PART 5**

**Annual Installation (All labor and materials)**

**The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor**

Contractor shall install 6,100 (4.5”) annuals up to four (4) times per year per specs at the direction of the District at \$ 2.25 /annual

\$ 13,725.00 /rotation

\$ 54,900.00 /yr. (if all rotations are performed - do not include in Grand Total)

**GRAND TOTAL (ONLY PARTS 1, 2, & 3 - This is what contract will be written for)**

\$ 574,260.00 / Initial Term

FIRST ANNUAL RENEWAL	\$ <u>574,260.00</u> /yr.
SECOND ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
THIRD ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
FOURTH ANNUAL RENEWAL	\$ <u>633,122.00</u> /yr.

\*Unless prices are to remain the same throughout the initial contract term and each of the four possible annual renewal periods, the Proposer must supply a complete pricing form for each of the three possible annual renewal periods.

Fieldstone Landscape Services

Contractor/Firm Name \_\_\_\_\_

4801 122nd Avenue North

Firm Address \_\_\_\_\_

Clearwater, FL 33762

City/State/Zip \_\_\_\_\_

727-822-7866

N/A

Phone Number \_\_\_\_\_ Fax Number \_\_\_\_\_

Scott Herman, Business Development Manager

Name and Title of Representative \_\_\_\_\_

(Please Print)

Representative's Signature \_\_\_\_\_

Date February 9th, 2026

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. \_\_\_\_\_ 2. \_\_\_\_\_ 3. \_\_\_\_\_ 4. \_\_\_\_\_ 5. \_\_\_\_\_

Dated this 9th day of February, 2026

**BID FORM**

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT  
LANDSCAPE MAINTENANCE  
REQUEST FOR PROPOSALS**

**NOTE: This pricing form is intended to cover pricing for the third annual renewal should Contractor's prices change.**

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

**PART 1**

**General Landscape Maintenance**

\$ 484,713.00 yr.

- Storm Cleanup \$ 150/hr (**do not include in General Landscape Maintenance total or Grand Total**)

- Freeze Protection (description of ability) \_\_\_\_\_  
~~Fieldstone has the ability to mobilize quickly during the event of frost by using frost protective cloth to cover sensitive plant material that could be impacted by frost burn. This would be at an additional cost to the district~~

\$ 150.00/application (**do not include in General Landscape Maintenance total or Grand Total**)

- Hand Watering (**do not include in General Landscape Maintenance total or Grand Total**)

\$ 150.00/hr for employee with hand-held hose

\$ 750.00/hr for water truck/tanker

Contractor is asked to provide a price per acre for:

Verticutting 750.00 / acre

Core Aeration 1,200.00 / acre

**Optional Tree Care Services (All Labor and Materials)**

**The DISTRICT reserves the right to subcontract any tree care services event to an outside vendor**

Contractor shall provide professional tree care services in accordance with the Scope of Services and all applicable standards, including but not limited to routine pruning, corrective pruning, removals, and emergency response, at the direction of the District.

Tree care services shall be separately priced and shall not be included in the grand total for Part 1 or the Maintenance Contract Grand Total.

**Annual Tree Care Program:**

\$ 137,500.00 / yr. (do not include in Grand Total)

**Hourly Rates (as applicable):**

Certified Arborist: \$ 400.00 / hr.

Tree Crew: \$ 600.00 / hr.

Equipment (bucket truck, crane, etc.): \$ 800.00 / hr.

**PART 2**

**Fertilization (All labor and materials)**

\$ 104,200.00 yr.

(Include any and all turf pesticide/herbicide mixtures you intend to use throughout the year)

**BAHIA (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00
MAY	24-0-11	2.5 POUNDS / 100	1.530	\$4,900.00
JUN	Liquid Micronutrients	207 / 1000	312	\$1,900.00
JUL	Liquid Micronutrients	207 / 1000	312	\$1,900.00
AUG	Liquid Micronutrients	207 / 1000	312	\$1,900.00
SEPT	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00

**ST. AUGUSTINE (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
MAY	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
JULY	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
AUGUST	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
SEPT	LIQUID MICRONUTRIENTS	207 / 1000	420	\$3,500.00
OCTOBER	24-0-11	24-0-11	1.140	\$8,100.00

CELEBRATION BERMUDA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
MARCH	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
MAY	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
OCTOBER	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. /PALM)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	PAIMRIEND	1 POUND	117	\$2,875.00
JULY	PAIMRIEND	1 POUND	117	\$2,875.00
AUGUST	PAIMRIEND	1 POUND	117	\$2,875.00
SEPT	PAIMRIEND	1 POUND	117	\$2,875.00

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crape, Loropetalum, K.O. Roses, Ixora, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

ALL FERTILIZER BLENDS WILL BE IDENTIFIED AS NEEDED AND APPLIED TO PLANTS SHOWING DEFICIENCIES

**PART 3**

**Pest Control** (All labor and materials)

\$ 14,060.00 yr.  
(if entire pesticide allowance is required) \*

\* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

**OTC Injections will be performed at the discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**OTC Injections** (All labor and materials)

\$ 6,600.00 /yr. (based on quantities below)  
**(OTC injections per specs - do not include in Grand Total)**

<b>Palm Type</b>	<b>Palm Qty</b>	<b># of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)</b>	<b>Cost per Individual Inoculation</b>	<b>Total Cost per Year (4x per year)</b>
MEXICAN FAN	22	4	\$75.00	\$6,600.00

**The CDD reserves the right to subcontract out any and all OTC Injection events.**

**Application of Top Choice for annual treatment of Fire Ants**

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 7,700.00 / yr.

**Top Choice application will be performed at the sole discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**PART 4**

**Based on quantities determined by Contractor's field measurements at time of bidding, Contractor shall install:**

750 CY Medium Pine Bark Mulch per specs for the first top-dressing at \$ 90.00 /CY  
(app. October) \$ 67,500.00 /installation

And

750 CY Medium Pine Bark Mulch per specs for the second top-dressing at \$ 90.00 /CY  
(app. April) \$ 67,500.00 /installation

Installation of Pine Bark Mulch (medium) (All labor and materials) \$ 135,000.00 /yr.  
(if both topdressings are performed - do not include in Grand Total)

**Each top-dressing shall leave all beds with a depth of 3"**

**The DISTRICT reserves the right to subcontract any mulching event to an outside vendor**

**PART 5**

**Annual Installation (All labor and materials)**

**The DISTRICT reserves the right to subcontract any annual installation event to an outside vendor**

Contractor shall install 6,100 (4.5") annuals up to four (4) times per year per specs at the direction of the District at \$ 2.25 /annual  
PRICE PER ANNUAL WILL VARY DEPENDING ON AVAILABILITY AND SPECIES

\$ 13,725.00 /rotation  
ROTATIONS WILL VARY BASED ON 6,100 COUNT

\$ 54,900.00 /yr. (if all rotations are performed - do not include in Grand Total)

**GRAND TOTAL (ONLY PARTS 1, 2, & 3 - This is what contract will be written for)**

\$ 574,260.00 / Initial Term

FIRST ANNUAL RENEWAL	\$ <u>574,260.00</u> /yr.
SECOND ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
THIRD ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
FOURTH ANNUAL RENEWAL	\$ <u>633,122.00</u> /yr.

**\*Unless prices are to remain the same throughout the initial contract term and each of the four possible annual renewal periods, the Proposer must supply a complete pricing form for each of the three possible annual renewal periods.**

Fieldstone Landscape Services

Contractor/Firm Name \_\_\_\_\_

4801 122nd Avenue North

Firm Address \_\_\_\_\_

Clearwater, FL 33762

City/State/Zip \_\_\_\_\_

727-822-7866

N/A

Phone Number \_\_\_\_\_ Fax Number \_\_\_\_\_

Name and Title of Representative \_\_\_\_\_  
Scott Herman, Business Development Manager

(Please Print)

Representative's Signature \_\_\_\_\_

Date February 9th, 2026

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. \_\_\_\_\_ 2. \_\_\_\_\_ 3. \_\_\_\_\_ 4. \_\_\_\_\_ 5. \_\_\_\_\_

Dated this 9th day of February, 2026

**BID FORM**

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT  
LANDSCAPE MAINTENANCE  
REQUEST FOR PROPOSALS**

*NOTE: This pricing form is intended to cover pricing for the fourth annual renewal should Contractor's prices change.*

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

**PART 1**

**General Landscape Maintenance**

\$ 514,862.00 yr.

- Storm Cleanup \$~~150.00~~/hr. **(do not include in General Landscape Maintenance total or Grand Total)**

- Freeze Protection (description of ability) \_\_\_\_\_

~~Fieldstone has the ability to mobilize quickly in the event of the threat of frost. Using frost protective cloth, we we could cover sensitive plant material before the event of frost to protect said material at an additional cost~~

\$ \_\_\_\_\_/application **(do not include in General Landscape Maintenance total or Grand Total)**

- Hand Watering **(do not include in General Landscape Maintenance total or Grand Total)**

\$~~150.00~~/hr. for employee with hand-held hose

\$~~750~~/hr. for water truck/tanker

Contractor is asked to provide a price per acre for:

Verticutting 750.00 / acre

Core Aeration 1,200.00 / acre

**Optional Tree Care Services (All Labor and Materials)**

**The DISTRICT reserves the right to subcontract any tree care services event to an outside vendor**

Contractor shall provide professional tree care services in accordance with the Scope of Services and all applicable standards, including but not limited to routine pruning, corrective pruning, removals, and emergency response, at the direction of the District.

Tree care services shall be separately priced and shall not be included in the grand total for Part 1 or the Maintenance Contract Grand Total.

**Annual Tree Care Program:**

\$ 137,500.00 / yr. (do not include in Grand Total)

**Hourly Rates (as applicable):**

Certified Arborist: \$ 400.00 / hr.

Tree Crew: \$ 600.00 / hr.

Equipment (bucket truck, crane, etc.): \$ 800.00 / hr.

**PART 2**

**Fertilization (All labor and materials)**

\$ 104,200.00 yr.

(Include any and all turf pesticide/herbicide mixtures you intend to use throughout the year)

**BAHIA (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00
MAY	24-0-11	2.5 POUNDS / 100	1.530	\$4,900.00
JUN	Liquid Micronutrients	207 / 1000	312	\$1,900.00
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SEPT	24-0-11	2.5 POUNDS / 1000	1.530	\$4,900.00

**ST. AUGUSTINE (per specifications in Part 2)**

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
APRIL	24-0-11	2.5 POUNDS / 1000	1.140	\$8,100.00
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OCTOBER	24-0-11	24-0-11	1.140	\$8,100.00

CELEBRATION BERMUDA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
MARCH	20-20-20	2.5 POUNDS / 1000	844	\$12,500.00
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SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, K.O. Roses, Ixora, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
N/A	N/A	N/A	N/A	N/A

**The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.**

ALL FERTILIZER BLENDS WILL BE IDENTIFIED AS NEEDED AND APPLIED TO PLANTS SHOWING DEFICIENCIES

**PART 3**

**Pest Control** (All labor and materials)

\$ 14,060.00 /yr.  
(if entire pesticide allowance is required) \*

\* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

**OTC Injections will be performed at the discretion of the District's BOS**  
*(This shall not be included in either the Pest Control cost listed above nor shall it be included in the Grand Total or Contract Amount.)*

**OTC Injections** (All labor and materials)

\$ 6,600.00 /yr. (based on quantities below)  
**(OTC injections per specs - do not include in Grand Total)**

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(app. October) \$ ~~67,500.00~~ /installation

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Installation of Pine Bark Mulch (medium) (All labor and materials) \$ 135,000.00 /yr.  
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**PART 5**

**Annual Installation** (All labor and materials)

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PRICE PER ANNUAL WILL VARY DEPENDING ON AVAILABILITY AND SPECIES

\$ 13,725.00 /rotation  
ROTATIONS WILL VARY BASED ON 8 800 COUNT

\$ 54,900.00 /yr. (if all rotations are performed - do not include in Grand Total)

**GRAND TOTAL (ONLY PARTS 1, 2, & 3 - This is what contract will be written for)**

\$ 574,260.00 / Initial Term

FIRST ANNUAL RENEWAL	\$ <u>574,260.00</u> /yr.
SECOND ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
THIRD ANNUAL RENEWAL	\$ <u>602,973.00</u> /yr.
FOURTH ANNUAL RENEWAL	\$ <u>633,122.00</u> /yr.

\*Unless prices are to remain the same throughout the initial contract term and each of the four possible annual renewal periods, the Proposer must supply a complete pricing form for each of the three possible annual renewal periods.

Fieldstone Landscape Services

Contractor/Firm Name \_\_\_\_\_

4801 122nd Avenue North

Firm Address \_\_\_\_\_

Clearwater, FL 33762

City/State/Zip \_\_\_\_\_

727-822-7866

N/A

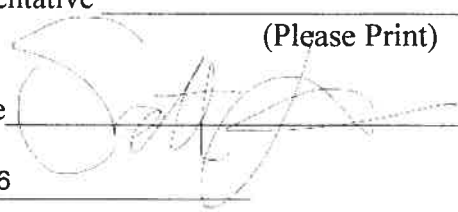
Phone Number \_\_\_\_\_ Fax Number \_\_\_\_\_

Scott Herman, Business Development Manager

Name and Title of Representative \_\_\_\_\_

(Please Print)

Representative's Signature \_\_\_\_\_



Date February 9th, 2026

ADDENDA – Bidder acknowledges the receipt of Addendum No.'s

1. \_\_\_\_\_ 2. \_\_\_\_\_ 3. \_\_\_\_\_ 4. \_\_\_\_\_ 5. \_\_\_\_\_

Dated this 9th day of February, 2026

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT**

**REQUEST FOR PROPOSAL  
LANDSCAPE MAINTENANCE SERVICES**

**EVALUATION CRITERIA**

**1. Personnel (20 Points Possible) (\_\_\_\_ Points Awarded)**

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

**Management and Supervisory Personnel**

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1. Scott Herman	15	BD Manager	Oversee RFP Sales Process
2. Jimmy Ritchey	30	General Manager	Oversee Total Operations
3. Mateo Soto	15	Account Manager	Client Communications
4. Cesar Soto	15	Production Manager	Onsite Crew Efficiencies
5. Anthony Grieco	20	Horticulture Manager	Manage Horticultural Applications

**Proposed Staffing Levels**

Landscape Maintenance staff will include; 10 laborers, 4 Supervisors, and 3 Technical personnel. In addition, list any personnel with technical expertise that will be utilized on this project. (Such as pesticide, herbicide application, arborists or horticulturist, etc.)

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1. Thomas Lapoma	40	Irrigation Technician	Water Management
2. Joel Ramos	20	Onsite Foreman	Crew Operations Leader
3. Joseph Bratsch	10	Horticulture Technician	Horticultural Applicator
4.			

**2. Experience (25 Points Possible) ( \_\_\_ Points Awarded)**

(E.g., past & current record and experience of the respondent in similar projects, volume of work previously awarded to the firm; past performance in any other contracts; subcontractor listing, inventory of all equipment, etc.)

1. Project Name/Location: Carrollwood Village Phase 3  
Contact: Patricia Smith Contact Phone: 813-963-4166  
Project Type/Description: Large Scale HOA with Complete Landscape Management Contract  
  
Dollar Amount of Contract: \$277,573.00  
Your Company's Detailed Scope of Services for Project: Complete Landscape Management Contract encompassing all aspects of the common grounds.  
Mowing, edging, blowing, Horticultural applications, Irrigation Management, Pest Control and Fert.  
Mulch, Tree work and weeding. Focal area enhancement completed on an as needed basis as well.  
  
Duration of Contract: START DATE: 1-1-2018 END DATE: Current

2. Project Name/Location: Epperson Ranch II CDD  
Contact: Kristee Cole Contact Phone: 813-382-7355  
Project Type/Description: Large CDD Maintenance Contract  
  
Dollar Amount of Contract: \$245,160.00  
Your Company's Detailed Scope of Services for Project: Complete Landscape Management Contract encompassing all aspects of the common grounds.  
Mowing, Edging, Blowing, Horticultural Applications, Irrigation Management, Pest Control and Fert.  
Mulch and Tree work as needed as well as Focal area enhancement  
  
Duration of Contract: START DATE: 7-1-2023 END DATE: Current

3. Project Name/Location: Silverado CDD  
Contact: Jamie Sanchez Contact Phone: 561-571-0010  
Project Type/Description: Large CDD Maintenance Contract  
  
Dollar Amount of Contract: \$248,700.00

**Experience cont.**

Your Company's Detailed Scope of Services for Project: \_\_\_\_\_

Complete Landscape Management Contract encompassing all aspects of the common grounds,

Mowing, Edging, Blowing, Horticultural Applications, Irrigation Management, Pest Control

Fertilization and mulch. Tree work and Common area enhancements on an as needed basis.

Duration of Contract: START DATE: 6-1-2025 END DATE: Current

4. Project Name/Location: Raymond James Financial District

Contact: Jim Bennett Contact Phone: 727-417-5796

Project Type/Description: Full Service Landscape Management Contract for a Large Financial District

Dollar Amount of Contract: \$347,880.00

Your Company's Detailed Scope of Services for Project: \_\_\_\_\_

Complete Landscape Management Contract encompassing all aspects of the common grounds.

Mowing, Edging, Blowing, Horticultural Applications, Irrigation Management, Pest Control and Fert.

Mulch and Tree work completed on an as needed basis along with Focal Area Enhancement

Duration of Contract: START DATE: 10-1-2018 END DATE: Current

5. Project Name/Location: Suncoast CDD

Contact: Alba Sanchez Contact Phone: 656-223-7011

Project Type/Description: Full Service CDD Landscape Management Contract

Dollar Amount of Contract: \$108,593.00

Your Company's Detailed Scope of Services for Project: \_\_\_\_\_

Complete Landscape Management Contract for the Community Development District and all aspects

Of the common grounds. Mowing, Edging, Blowing, Horticultural Applications, Irrigation Management

Fertilization and Pest Control. Mulch and Tree work on an as needed basis as well as Focal Area

Enhancements

Duration of Contract: START DATE: 7-1-2025 END DATE: Current

**3. Understanding Scope of RFP (10 Points Possible) (\_\_\_\_ Points Awarded)**

Does the proposal demonstrate an understanding of the District’s needs for the services requested? Does it provide all information as requested by the District including product specifications, pricing, scheduling, staffing, qualifications, etc.? Have all documents been completed as directed and information requested been provided? Does it demonstrate clearly the ability to perform these services?

**4. Price (20 Points Possible) (\_\_\_\_ Points Awarded)**

A full twenty (20) points will be awarded to the Proposer submitting the lowest bid for Parts 1 - 3 (the Contract Amount). AN AVERAGE OF ALL FIVE YEARS’ PRICING IS TO BE CONSIDERED WHEN AWARDING POINTS FOR PRICING - THE INITIAL TERM AND THE FIRST, SECOND, THIRD & FOURTH ANNUAL RENEWALS. All other proposers will receive a percentage of this amount based upon a formula which divides the low bid by the proposer’s bid and is then multiplied by the number of points possible (20) in this part of the evaluation criteria. \*

\* Contractor “A” turns in a bid of \$210,000 and is deemed to be low bid and will receive the full 20 points. Contractor “B” turns in a bid of \$265,000. Bid “A” is divided by Bid “B” then multiplied by the number of points possible (20).  $(210,000/265,000) \times 20 = 15.80$ . Therefore, Contractor “B” will receive 15.80 of 20 possible points. Contractor “C” turns in a bid of \$425,000. Bid “A” is divided by Bid “C” then multiplied by the number of points possible (20).  $(210,000/425,000) \times 20 = 9.88$ . Therefore, Contractor “C” will receive 9.88 of 20 points.

**6. Reasonableness of ALL Numbers (25 Points Possible) (\_\_\_\_ Points Awarded)**

Up to twenty-five (25) points will be awarded as to the reasonableness of ALL numbers, quantities & costs (including, but not limited to fertilizer quantities, mulch quantities, etc. based on Contractor’s field measurements) provided in Parts 1,2,3,4 & 5.

**Proposer’s Total Score (100 Points Possible) (\_\_\_\_ Points Awarded)**

**COST BREAKOUT FOR GENERAL LANDSCAPE MAINTENANCE**

**General Landscape Maintenance**

	7,560.00
Mowing, hard edging, blowing off hard surfaces:	\$ _____ / event
	5,874.00
Pond bank mowing, including line-trimming to water's edge:	\$ _____ / event
Bed detailing, including weeding, soft edging, shrub pruning, delineation and dead-wooding, deadheading of annuals, trash and landscape litter removal:	5,874.00
	\$ _____ / event
	66,590.00
Tree Lifting:	\$ _____ / event
Palm Pruning, including seed pods, old flower stalks, and inflorescence, vines & volunteers:	8,500.00
	\$ _____ / event

**LANDSCAPE AND IRRIGATION MAINTENANCE  
RATES FOR ADDITIONAL SERVICES**

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$ <u>60.00</u> Hour
B.	Bush-Hog w/operator	\$ <u>75.00</u> Hour
C.	Tractor w/operator	\$ <u>100.00</u> Hour
D.	Supervisor with Transportation	\$ <u>60.00</u> Hour
E.	Laborer with hand equipment	\$ <u>60.00</u> Hour
F.	Truck w/driver	\$ <u>75.00</u> Hour
G.	Irrigation Tech	\$ <u>120.00</u> Hour
H.	Granular Pesticide Applicator	
	Person with Drop Spreader	\$ <u>120.00</u> Hour
I.	Liquid Pesticide Applicator	
	Person with Spray Truck	\$ <u>120.00</u> Hour
J.	Granular Fertilizer Applicator	
	Person with Drop Applicator	\$ <u>120.00</u> Hour
K.	Liquid Fertilizer Applicator	
	Person with Spray Truck	\$ <u>120.00</u> Hour
L.	Granular Weed Control Applicator	
	Person with Drop Applicator	\$ <u>120.00</u> Hour
M.	Liquid Weed Control Applicator	
	Person with Spray Truck	\$ <u>120.00</u> Hour
N.	Laborer for Additional Trash Pick-Up	\$ <u>60.00</u> Hour
O.	Lump Sum Mowing ( <sup>1</sup> ), entire community	\$ <u>10,200.00</u> Per Mow

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<sup>1</sup> Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns and blowing and/or vacuuming.

## EMERGENCY CLEAN-UP SERVICES

In the event of a declared emergency or disaster, the following services shall be provided on a time and materials basis, at the rates (which include all costs including but not limited to overhead and profit) set forth below:

A.	Debris removal personnel unit costs:	
	Laborer with Truck	60.00
	_____	\$ _____ per Hour
	Team with Truck	300.00
	_____	\$ _____ per Hour
	_____	\$ _____ per Hour
B.	Debris removal equipment unit costs:	
	Grapple Truck	600.00
	_____	\$ _____ per Hour
	Dump Trailer	250.00
	_____	\$ _____ per Hour
	_____	\$ _____ per Hour
C.	Other emergency/disaster related unit costs:	
	Hurricane Emergency Team	DNE - \$10,000.00
	_____	\$ _____ per Hour
	_____	\$ _____ per Hour
	_____	\$ _____ per Hour

Costs for equipment and personnel are only payable when the equipment and personnel are operating. No stand-by time is eligible for payment. Disaster recovery assistance services shall not exceed 70 hours for each declared emergency or disaster. Contractor shall maintain and supply District all necessary and adequate documentation on all emergency/disaster-related services to support reimbursement by other local, state, or federal agencies. The District reserves the right to contract with an outside vendor for any or all emergency clean-up services.

**EXHIBIT C**

**OTHER FORMS**

*[See following pages]*

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**DAILY WORK JOURNAL**

**DATE:** \_\_\_\_\_

**DESCRIPTION OF WORK PERFORMED TODAY:** \_\_\_\_\_

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**LOCATIONS:** \_\_\_\_\_

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**ISSUES REQUIRING ATTENTION:** \_\_\_\_\_  
*(Please notify District Rep. if any)*

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**CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT**  
**PEST MANAGEMENT REPORT**

**DATE:** \_\_\_\_\_

**SYMPTOMS:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**LOCATION:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PROBABLE CAUSE OF DAMAGE:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**ESTIMATED MATERIALS REQUIRED FOR TREATMENT:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**CERTIFIED PESTICIDE APPLICATOR'S NAME:** \_\_\_\_\_

**REPRESENTATIVE NAME:** \_\_\_\_\_

**(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST)**

\_\_\_\_\_

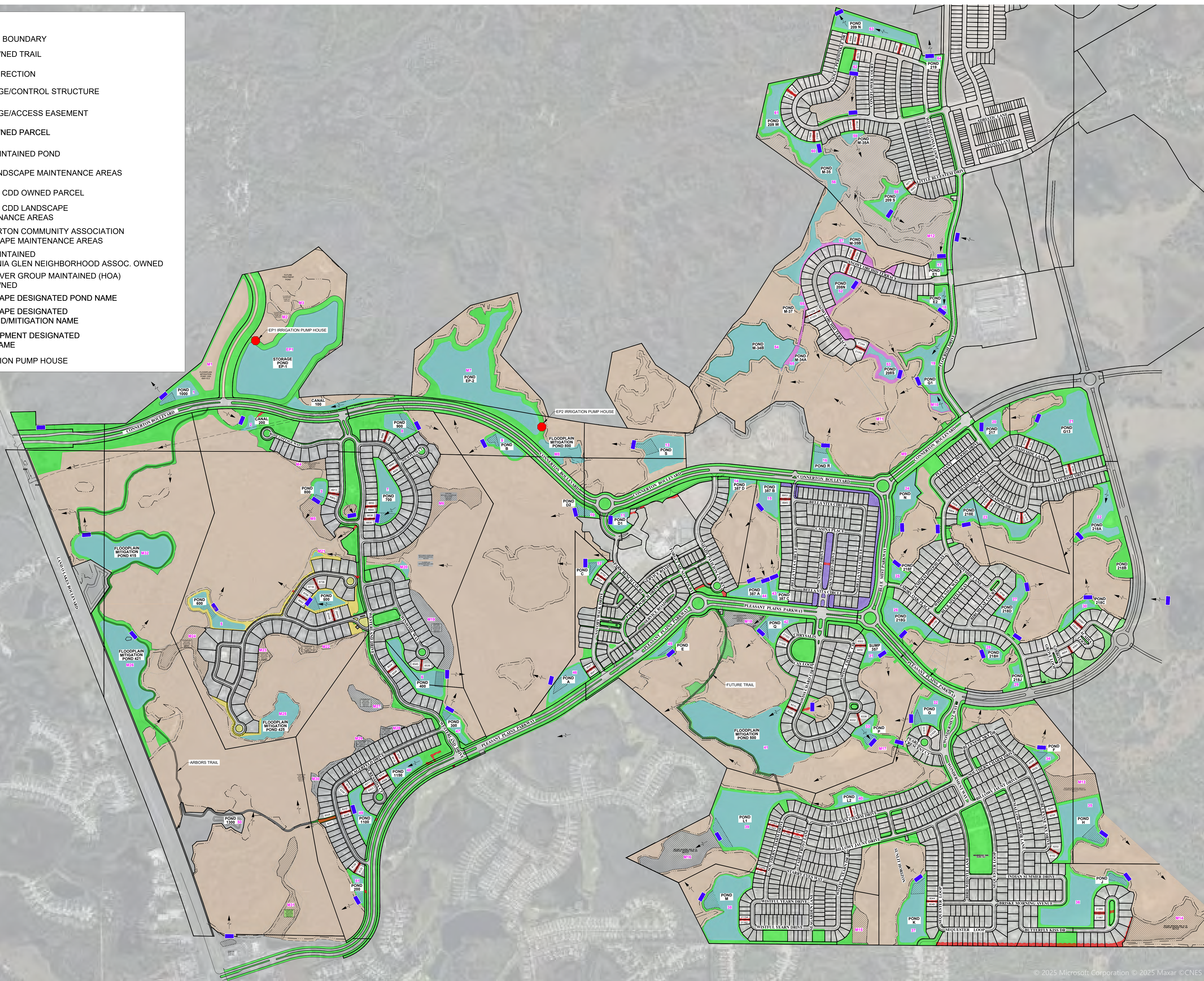
**EXHIBIT D**

**MAINTENANCE MAP**

*[See following page]*

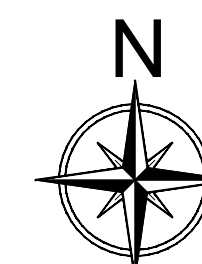
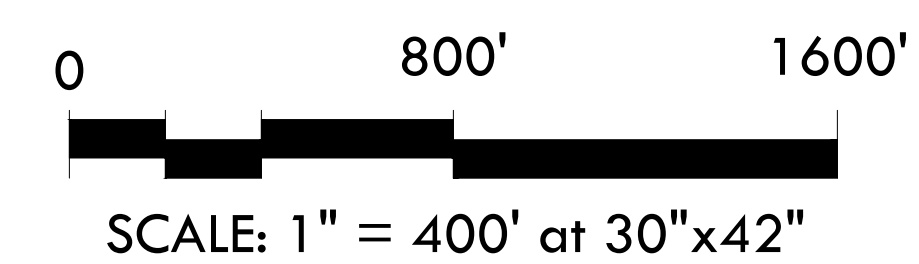
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- LEGEND**
- PARCEL BOUNDARY
  - ▬ CDD OWNED TRAIL
  - FLOW DIRECTION
  - DRAINAGE/CONTROL STRUCTURE
  - DRAINAGE/ACCESS EASEMENT
  - CDD OWNED PARCEL
  - CDD MAINTAINED POND
  - CDD LANDSCAPE MAINTENANCE AREAS
  - ▨ FUTURE CDD OWNED PARCEL
  - ▨ FUTURE CDD LANDSCAPE MAINTENANCE AREAS
  - ▨ CONNERTON COMMUNITY ASSOCIATION LANDSCAPE MAINTENANCE AREAS
  - ▨ CDD MAINTAINED GARDENIA GLEN NEIGHBORHOOD ASSOC. OWNED
  - ▨ HOMERIVER GROUP MAINTAINED (HOA) CDD OWNED
  - 61 LANDSCAPE DESIGNATED POND NAME
  - M12 LANDSCAPE DESIGNATED WETLAND/MITIGATION NAME
  - POND DEVELOPMENT DESIGNATED POND NAME
  - IRRIGATION PUMP HOUSE



**CONNERTON WEST CDD**  
 OWNERSHIP AND LANDSCAPE MAINTENANCE MAP

DATE OF PUBLICATION: DECEMBER 1, 2025



U:\33820225\Ownership Map\Ownership Map\_New.dwg

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**EXHIBIT E**

**FORM OF ADDITIONAL SERVICES ORDER**

**ADDITIONAL SERVICES ORDER FOR  
ADDITIONAL LANDSCAPE MAINTENANCE SERVICES**

**THIS ADDITIONAL SERVICES ORDER** (the “ASO”), dated \_\_\_\_\_, 20\_\_, authorizes certain work in accordance with that certain *Agreement for Landscape Maintenance Services* (the “Agreement”), dated May 1, 2026, by and between:

**CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established by rule of the Florida Land and Water Adjudicatory Commission and operating pursuant to Chapter 190, Florida Statutes, located in Pasco County, Florida, whose mailing address is c/o Rizzetta & Company, Inc., 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614 (the “District”); and

**FIELDSTONE LANDSCAPE SERVICES LLC**, a Florida limited liability company, whose mailing address is 4801 122nd Avenue North, Clearwater, Florida 33762 (“Contractor”).

**SECTION 1. SCOPE OF SERVICES.** In addition to the Services described in the Agreement and any Exhibits and Amendments thereto, the Contractor will provide the additional landscape maintenance services, as set forth in the attached **Exhibit A** to this ASO, which is incorporated herein by reference, all in accordance with the terms of the Agreement (collectively, the “Additional Services”).

**SECTION 2. COMPENSATION.** It is understood and agreed that the payment of compensation for the Additional Services under this ASO shall be in the amount set forth in the attached **Exhibit A**, and in the manner set forth in the Agreement. [SPECIFY WHETHER ONE TIME CHARGE OR INCREASES COMPENSATION LINE ITEM IN ORIGINAL AGREEMENT AND, IF SO, REFLECT AMENDMENT TO THAT PROVISION]. The Contractor shall invoice the District for the Additional Work actually performed. Such amounts include all materials and labor provided for in **Exhibit A** and all items, labor, materials, or otherwise to provide the District the maximum benefit of the Additional Work.

**SECTION 3. ACCEPTANCE.** Acceptance of this ASO will authorize the Contractor to complete the Additional Services as outlined above and is indicated by the signature of the authorized representative of the District and the Contractor in the spaces provided below. The Contractor shall commence the aforesaid Additional Services as provided herein and shall perform the same in accordance with the terms and conditions of the Agreement, which, except to the extent expressly altered or changed in this Work Authorization, remain in full force and effect. To the extent that any other terms provided in **Exhibit A** conflict with the terms of the executed Agreement, the terms of the Agreement shall control.

**IN WITNESS WHEREOF**, the parties hereto have caused this ASO to be executed the day and year first above written.

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
By: Chairperson, Board of Supervisors

**FIELDSTONE LANDSCAPE SERVICES LLC,**  
a Florida limited liability company

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

**Exhibit A:** Proposal/Scope of Additional Services

## **Tab 3**

**ADDITIONAL SERVICES ORDER FOR  
LANDSCAPE MAINTENANCE SERVICES**

**THIS ADDITIONAL SERVICES ORDER** (the “ASO”), dated May \_\_\_\_, 2026, is presented according to the requirements within the executed *Agreement for Landscape Maintenance Services* (the “Agreement”), dated May 1, 2026, by and between:

**CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established by rule of the Florida Land and Water Adjudicatory Commission and operating pursuant to Chapter 190, Florida Statutes, located in Pasco County, Florida, whose mailing address is c/o Rizzetta & Company, Inc., 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614 (the “District”); and

**FIELDSTONE LANDSCAPE SERVICES LLC**, a Florida limited liability company, whose mailing address is 4801 122nd Avenue North, Clearwater, Florida 33762 (“Contractor”).

**SECTION 1. SCOPE OF SERVICES.** In addition to the Services described in the Agreement and any Exhibits and Amendments thereto, Contractor will provide the additional landscape maintenance services described in Contractor’s proposal attached at **Exhibit A** to this ASO, consisting of weed detailing services throughout the District (“Additional Services”).

**SECTION 2. COMPENSATION.** It is understood and agreed that the payment of compensation for the Additional Services under this ASO shall be **Seventeen Thousand, Five Hundred Dollars and Zero Cents (\$17,500.00)**, in accordance with the pricing provided in **Exhibit A**. Contractor shall invoice the District for the Additional Services actually performed, and the District shall remit payment for such Additional Services pursuant to the terms of the Agreement. Such amounts include all materials and labor provided for in **Exhibit A** and all items, labor, materials, or otherwise to provide the District the maximum benefit of the Additional Services.

**SECTION 3. EFFECTIVE DATE.** This ASO shall be effective as of the date listed above.

**SECTION 4. ACCEPTANCE.** Execution of this ASO will authorize Contractor to complete the Additional Services as outlined above in addition to the Services as set forth in the Agreement. Contractor shall commence the aforesaid Additional Services as provided herein and shall perform the same in accordance with the terms and conditions of the Agreement, which, except to the extent expressly altered or changed in this ASO, remain in full force and effect. To the extent that any other terms provided in **Exhibit A** conflict with the terms of the executed Agreement, the terms of the Agreement shall control.

*[Signatures on following page.]*

**IN WITNESS WHEREOF**, the parties hereto have caused this ASO to be executed the day and year first above written.

**CONNERTON WEST  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
By: Chairperson, Board of Supervisors

**FIELDSTONE LANDSCAPE SERVICES LLC**

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

**Exhibit A:** Scope of Services for the Additional Services

**Exhibit A**  
Scope of Services for the Additional Services



LANDSCAPE

QUOTATION

Date: May 05, 2026  
Proposal #: 22943

**Mailing Address**  
Rizzetta & Company  
3434 Colwell Ave., Suite 200  
Tampa, FL 33614

**Job Address**  
Connerton West CDD  
21100 Fountain Garden Way  
Land O' Lakes, FL 34637  
Business Phone: 813-994-1001

Home Phone:

**Job Summary:**

Clean-up of planting beds by section to include weeding, spraying, hand pulling weeds.

Bring the level of the landscape up to a maintainable level of service.

Dispose of Debris off site.

Per section pricing - \$ 2500.00

Yellow -

Green -

Blue -

Pink

Orange

Purple

Red

Total for 7 Sections ; - \$ 17,500.00

Board approved to do all 7 sections at the 5/4/26 board meeting.



**Quote Total: \$17,500.00**

# Tab 4

**Connerton West Community Development District Engineer's Report:****Missing sidewalk along Connerton Blvd. and Flourish Drive**

- Stantec is coordinating with District Council to assist in determining responsibility and timing of the construction of the sidewalk.

**County Owned Sidewalk Review**

- Engineering staff had a call with District Council to discuss next steps. Revised spreadsheet and map to only include roadways and sidewalks that Connerton does not have maintenance agreements for.
- Engineering staff sent email to County on 5/4 to request approval of sidewalk repairs where CDD has maintenance agreements on CDD owned roadways. Engineering staff also requested revisions to Pasco Mapper where County incorrectly lists CDD as maintenance entity in various locations where HOA's or Community Associations are responsible for maintenance. Sent follow up email on 5/21 for updates from County. Have not received a response to date.

**Flourish Drive School Zone Design Specifications Updates**

- Pasco County to install and maintain signing/stripping improvements along Flourish Drive in front of school.

**Connerton Boardwalks**

- Boardwalk proposal approved at last meeting. Awaiting schedule for repairs from contractor.

**Storybrook Park Equipment Damaged and Replacement**

- Stantec met with a representative from Burke Playgrounds.
- On-site staff removed existing equipment.
- Teeter totter replacement options included in June agenda.

**Wetland Cutback Limits**

- Stantec presented surveyor pricing for staking wetland setback in May meeting.
- Received proposals for producing wetland signs and installation along areas noted in field maps.
- Full report with maps and costs included in agenda.

**Pearl Crescent Wetland Control Structure**

- Engineering staff requested grate replacement and cleaning of obstructions around wetland control structure due to seasons of backups upstream of structure and restricted flows.
- See report, proposal and final product of completed repairs.

Accepted

Feb 27, 2026

# ESTIMATE



## Florida Recreational Products

888-471-2676  
2310 S Hwy 77, Suite 110-394  
Lynn Haven, FL, 32444  
US  
www.flrecpro.com

Billed to	Estimate No	Issue Date
Stantec	EST-25372	February 26, 2026
Frank Nolte		
(727) 431-1645		Expiry Date
frank.nolte@stantec.com		March 28, 2026

ITEM NAME	PRICE	QTY	TAX	SUBTOTAL
Burke Proposal	\$4,480.00	1	7%	\$4,480.00
Burke Connerton West CDD Option #5				
• Project Number: 170-213803-1 • User				
Capacity: 2				
• Age Groups: 2 to 12 • Dimensions: 15' 4" x 15' 4"				
Freight	\$702.99	1	-	\$702.99
ABF Charges to Land O Lakes, FL 34637				
INSTALLATION	\$1,071.43	1	-	\$1,071.43
Installation of Burke #170-213803-1 Nido Spinner				
DEMO	\$714.29	1	-	\$714.29
<del>Existing rocker</del>				

Subtotal	\$6,968.71
<del>Pasco County (7% On 4480)</del>	<del>\$313.60</del>

Amount Due (USD) **\$6,254.42**

### Terms & Notes:

\* Engineering/Permitting not Included if Needed Additional Charges Will Occur.  
50% Deposit Due Upon Estimate Acceptance, Final Balance Due Upon Job Completion.  
Please contact me if I can be of further assistance.

**Kelly Woods 407-883-8619 / [email protected]**

### Project:

Connerton West  
21736 Billowy Jaunt Dr Land O Lakes, fL 34637



21736 Billowy Jaunt Dr | Land O' Lakes, FL 34637



Florida Recreational Products LLC  
2310 S HWY 77-Suite 110 | Lynn Haven, FL 32444 | 850-890-5783

Proposal 170-213803-1 | 2/23/2026



Accepted

Feb 27, 2026

# ESTIMATE



## Florida Recreational Products

888-471-2676  
2310 S Hwy 77, Suite 110-394  
Lynn Haven, FL, 32444  
US  
www.flrecpro.com

Billed to	Estimate No	Issue Date
Stantec	EST-25371	February 26, 2026
Frank Nolte		
(727) 431-1645		Expiry Date
frank.nolte@stantec.com		March 28, 2026

ITEM NAME	PRICE	QTY	TAX	SUBTOTAL
Burke Proposal	\$3,776.00	1	7%	\$3,776.00
Burke Connerton West CDD Option #4				
• Project Number: 170-213802-1 • User				
Capacity: 4				
• Age Groups: 2 to 12 • Dimensions: 21' 9" x 12' 10"				
Freight	\$638.80	1	-	\$638.80
ABF Charges to Land O Lakes, FL 34637				
INSTALLATION	\$1,071.43	1	-	\$1,071.43
Installation of Burke #170-213802-1 4 Seat				
Rocker				
DEMO	\$714.29	1	-	\$714.29
<del>Existing rocker</del>				

Subtotal	\$6,200.52
<del>Pasco County (7% On 3776)</del>	<del>\$264.32</del>

Amount Due (USD)	<b>\$5,486.23</b>
------------------	-------------------

### Terms & Notes:

\* Engineering/Permitting not Included if Needed Additional Charges Will Occur.  
50% Deposit Due Upon Estimate Acceptance, Final Balance Due Upon Job Completion.  
Please contact me if I can be of further assistance.

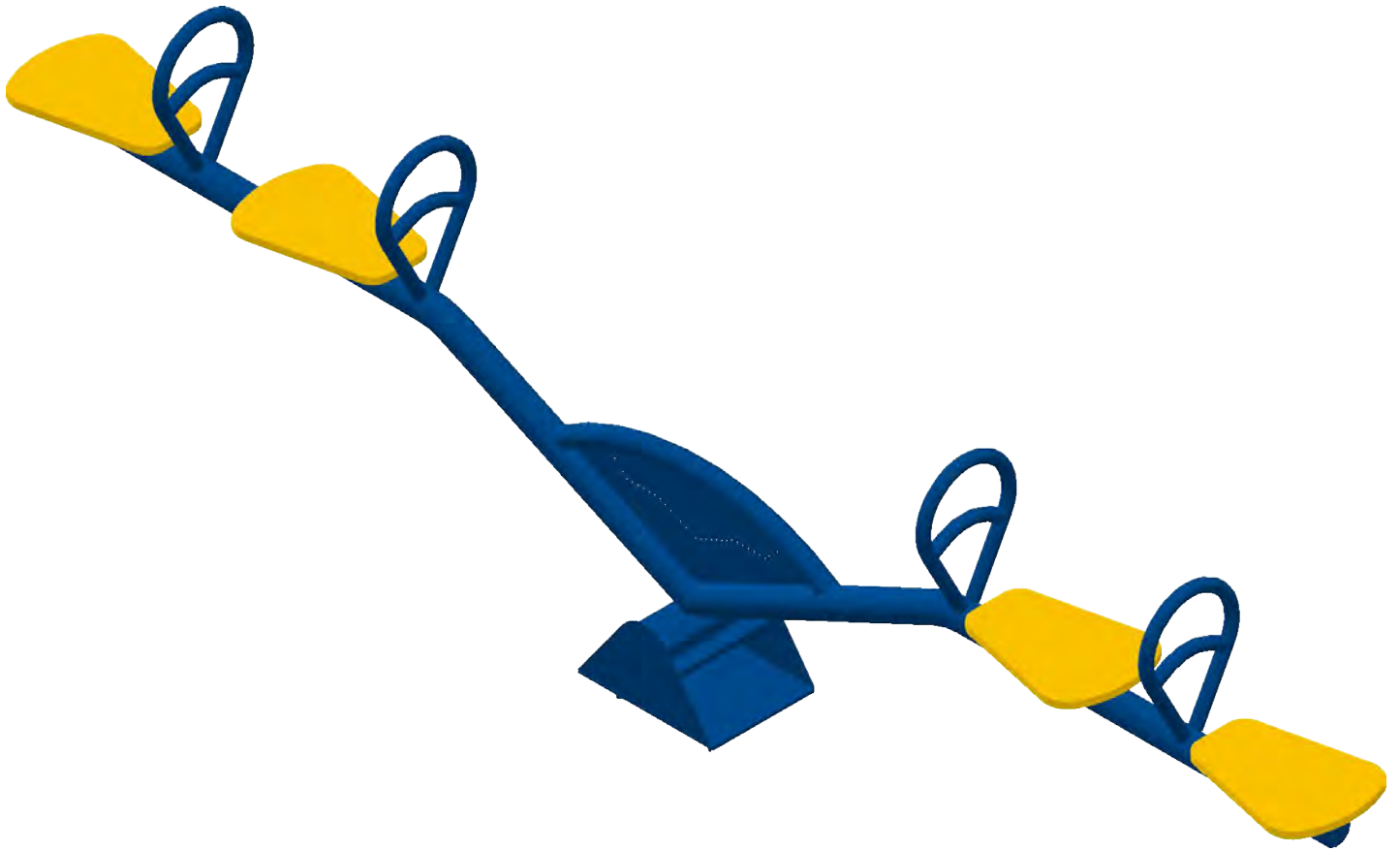
**Kelly Woods 407-883-8619 / [email protected]**

### Project:

Connerton West  
21736 Billowy Jaunt Dr Land O Lakes, fL 34637



21736 Billowy Jaunt Dr | Land O' Lakes, FL 34637



Florida Recreational Products LLC  
2310 S HWY 77-Suite 110 | Lynn Haven, FL 32444 | 850-890-5783



Accepted

Feb 27, 2026

# ESTIMATE



## Florida Recreational Products

888-471-2676  
2310 S Hwy 77, Suite 110-394  
Lynn Haven, FL, 32444  
US  
www.flrecpro.com

Billed to	Estimate No	Issue Date
Stantec	EST-25368	February 26, 2026
Frank Nolte		
(727) 431-1645		Expiry Date
frank.nolte@stantec.com		March 28, 2026

ITEM NAME	PRICE	QTY	TAX	SUBTOTAL
Burke Proposal	\$8,884.00	1	7%	\$8,884.00
Burke Connerton West CDD Option #1				
• Project Number: 170-213799-1 • User				
Capacity: 9				
• Age Groups: 2 to 12 • Dimensions: 20' 0" x 20' 0"				
Freight	\$702.99	1	-	\$702.99
ABF Charges to Land O Lakes, FL 34637				
INSTALLATION	\$1,857.14	1	-	\$1,857.14
Installation of Burke #170-2137991 Volta Spinner				
DEMO	\$714.29	1	-	\$714.29
<del>Existing rocker</del>				

Subtotal \$12,158.42

~~Pasco County (7% On 8884) \$621.88~~

Amount Due (USD) **\$11,444.13**

### Terms & Notes:

\* Engineering/Permitting not Included if Needed Additional Charges Will Occur.  
50% Deposit Due Upon Estimate Acceptance, Final Balance Due Upon Job Completion.  
Please contact me if I can be of further assistance.

**Kelly Woods 407-883-8619 / [email protected]**

### Project:

Connerton West  
21736 Billowy Jaunt Dr Land O Lakes, fL 34637



21736 Billowy Jaunt Dr | Land O' Lakes, FL 34637



Florida Recreational Products LLC  
2310 S HWY 77-Suite 110 | Lynn Haven, FL 32444 | 850-890-5783

Proposal 170-213799-1 | 2/23/2026



Accepted

Feb 27, 2026

# ESTIMATE



## Florida Recreational Products

888-471-2676  
2310 S Hwy 77, Suite 110-394  
Lynn Haven, FL, 32444  
US  
www.flrecpro.com

Billed to	Estimate No	Issue Date
Stantec	EST-25370	February 26, 2026
Frank Nolte		
(727) 431-1645		Expiry Date
frank.nolte@stantec.com		March 28, 2026

ITEM NAME	PRICE	QTY	TAX	SUBTOTAL
Burke Proposal	\$2,905.00	1	7%	\$2,905.00
Burke Connerton West CDD Option #3				
• Project Number: 170-213801-1 • User				
Capacity: 2				
• Age Groups: 2 to 12 • Dimensions: 20' 4" x 14' 11"				
Freight	\$638.80	1	-	\$638.80
ABF Charges to Land O Lakes, FL 34637				
INSTALLATION	\$857.14	1	-	\$857.14
Installation of Burke #170-213801-1 Standing Rocker				
DEMO	\$714.29	1	-	\$714.29
<del>Existing rocker</del>				

Subtotal \$5,115.23

~~Pasco County (7% On 2905) \$203.35~~

Amount Due (USD) **\$4,400.94**

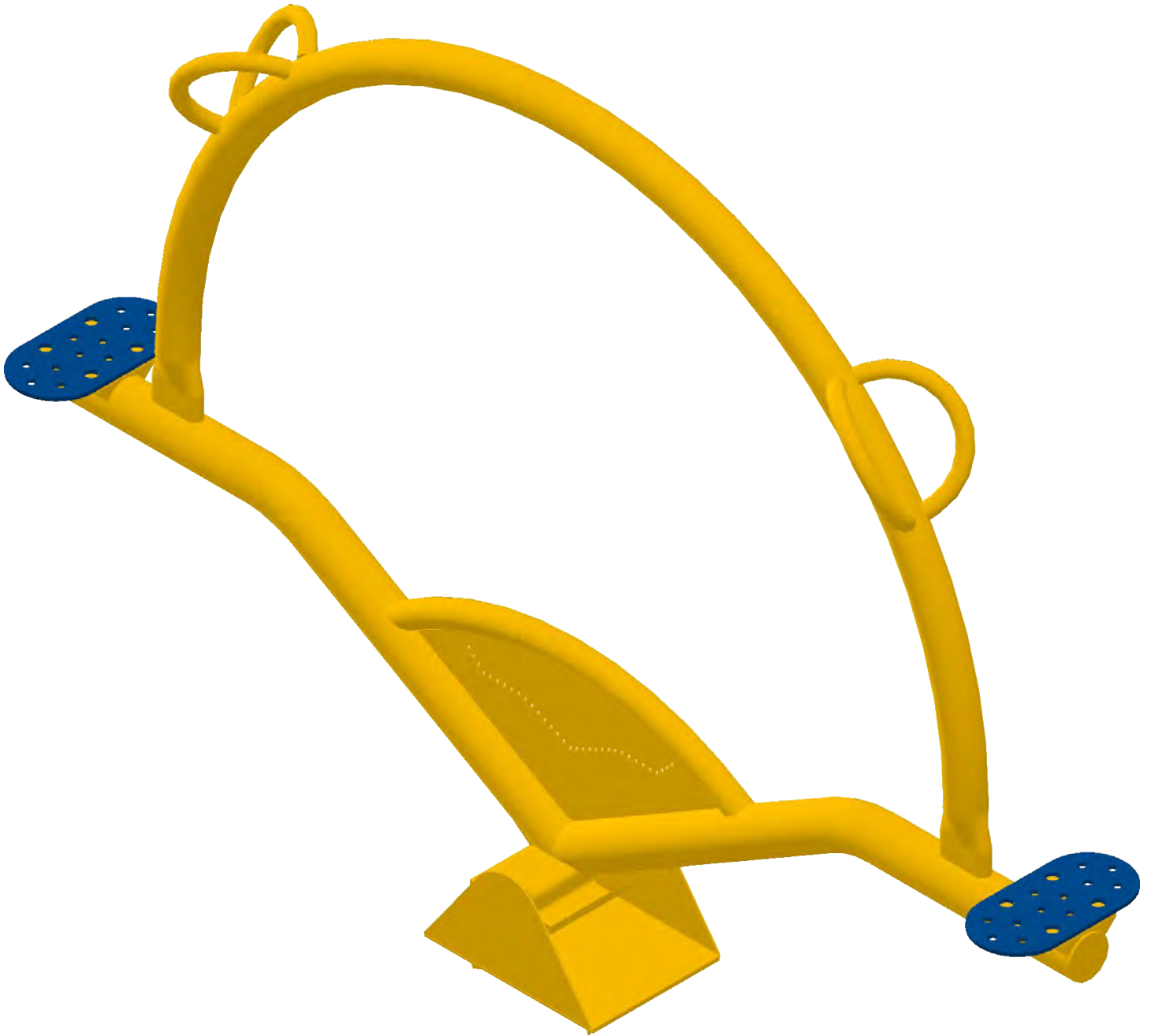
### Terms & Notes:

\* Engineering/Permitting not Included if Needed Additional Charges Will Occur.  
50% Deposit Due Upon Estimate Acceptance, Final Balance Due Upon Job Completion.  
Please contact me if I can be of further assistance.

**Kelly Woods 407-883-8619 / [email protected]**

Project:  
Connerton West  
21736 Billowy Jaunt Dr Land O Lakes, FL 34637





Florida Recreational Products LLC  
2310 S HWY 77-Suite 110 | Lynn Haven, FL 32444 | 850-890-5783



Accepted

Feb 27, 2026

# ESTIMATE



## Florida Recreational Products

888-471-2676  
2310 S Hwy 77, Suite 110-394  
Lynn Haven, FL, 32444  
US  
www.flrecpro.com

Billed to	Estimate No	Issue Date
Stantec	EST-25369	February 26, 2026
Frank Nolte		
(727) 431-1645		Expiry Date
frank.nolte@stantec.com		March 28, 2026

ITEM NAME	PRICE	QTY	TAX	SUBTOTAL
Burke Proposal	\$10,471.00	1	7%	\$10,471.00
Burke Connerton West CDD Option #2				
• Project Number: 170-213800-1 • User				
Capacity: 8				
• Age Groups: 2 to 12 • Dimensions: 22' 6" x 15' 7"				
Freight	\$2,071.49	1	-	\$2,071.49
ABF Charges to Land O Lakes, FL 34637				
INSTALLATION	\$2,142.86	1	-	\$2,142.86
Installation of Burke #170-213800-1 Orb				
Rocker				
DEMO	\$714.29	1	-	\$714.29
<del>Existing rocker</del>				

Subtotal	\$15,399.64
<del>Pasco County (7% On 10471)</del>	<del>\$732.97</del>

Amount Due (USD)	<b>\$14,685.35</b>
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### Terms & Notes:

\* Engineering/Permitting not Included if Needed Additional Charges Will Occur.  
50% Deposit Due Upon Estimate Acceptance, Final Balance Due Upon Job Completion.  
Please contact me if I can be of further assistance.

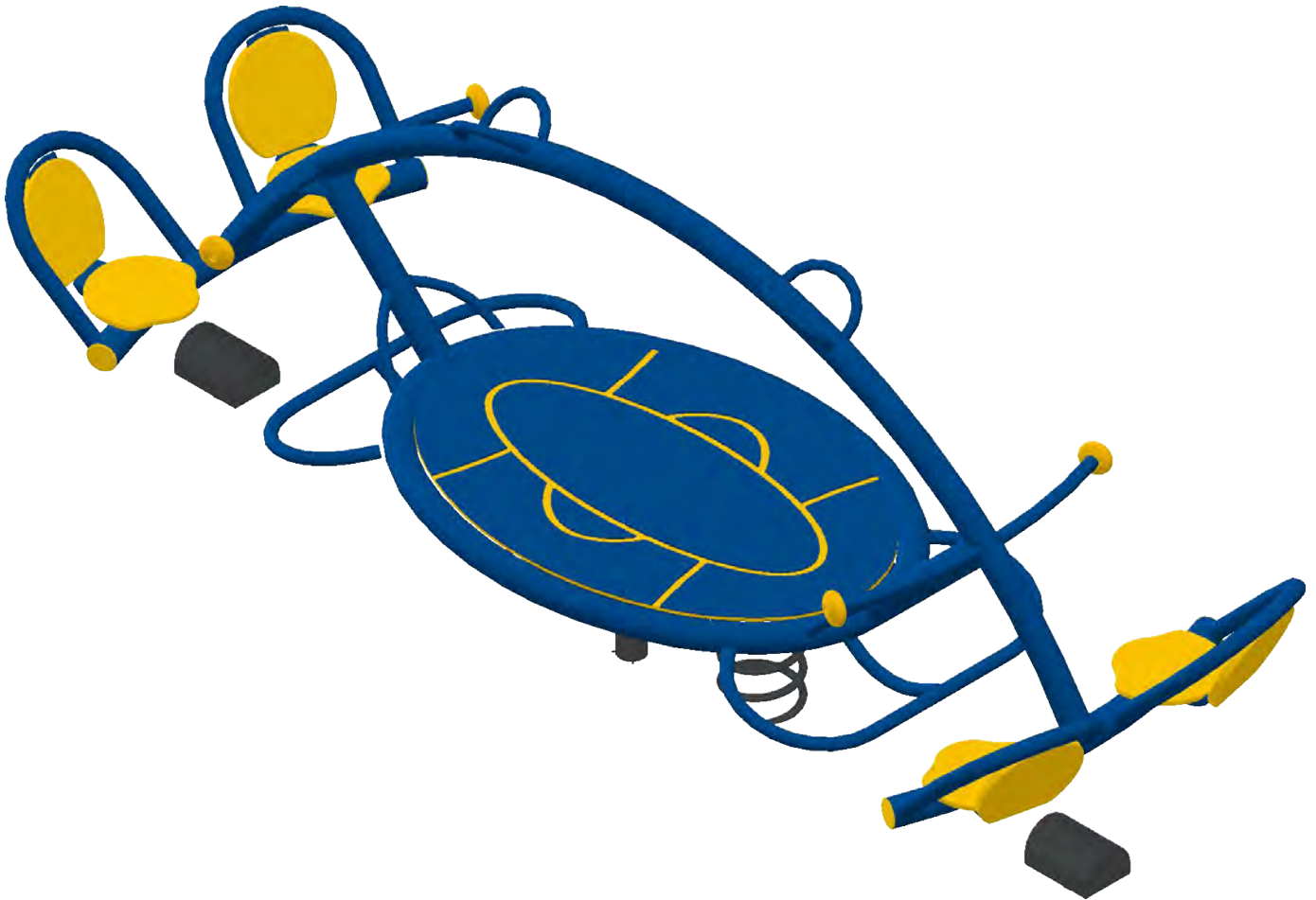
**Kelly Woods 407-883-8619 / [email protected]**

### Project:

Connerton West  
21736 Billowy Jaunt Dr Land O Lakes, fL 34637



21736 Billowy Jaunt Dr | Land O' Lakes, FL 34637



Florida Recreational Products LLC  
2310 S HWY 77-Suite 110 | Lynn Haven, FL 32444 | 850-890-5783

Proposal 170-213800-1 | 2/23/2026

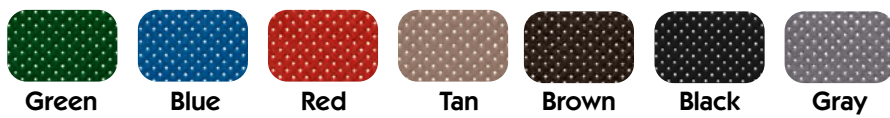


# COLORS THAT MOVE YOU

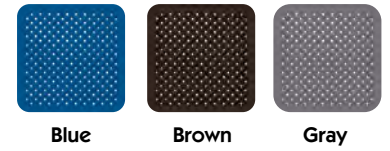
## POWDER COAT PAINT



## TRADITIONAL SERIES SITE AMENITIES



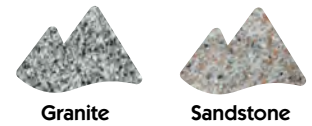
## PLATFORMS



## SOLIS HUE TOPPERS



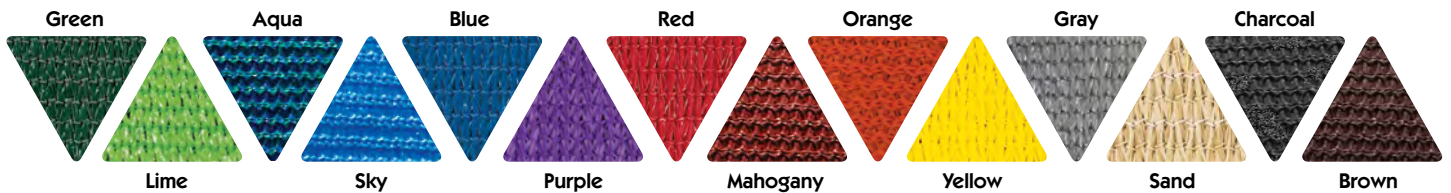
## ROCKIT CLIMBERS



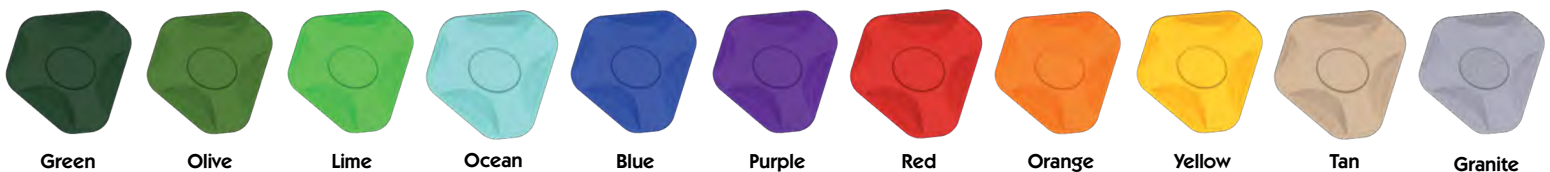
## HDPE PLASTIC PANELS



## SHADE CANOPIES



## ROTOMOLD PLASTIC



VISIT [BCIBURKE.COM/COLOR](http://BCIBURKE.COM/COLOR) TO CUSTOMIZE YOUR PLAYGROUND COLORS!

#### 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 Florida Recreational Products-FRP 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. Florida Recreational Products-FRP 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 additional charges 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.

# BURKE GENERATIONS WARRANTY®

BCI Burke Company, LLC ("Burke") warrants that all standard products are warranted to be free from defects in materials and workmanship, under normal use and service, for a period of one (1) year from the date of shipment.

## We stand behind our products.

In addition, the following products are warranted, under normal use and service from the date of shipment as follows:

- One Hundred (100) Year Limited Warranty on aluminum and steel upright posts (including Nucleus®, Nucleus Evolution®, Nucleus Aspire®, Intensity®, Level X®, Synergy®, Synergy Imagination® & 4ME®) against structural failure due to corrosion, deterioration or workmanship.
- One Hundred (100) Year Limited Warranty on KoreKconnect® Clamp Castings against structural failure due to corrosion, deterioration or workmanship.
- One Hundred (100) Year Limited Warranty on Hardware (nuts, bolts, washers).
- One Hundred (100) Year Limited Warranty on bolt-through and direct-bolt fastening and clamp systems (Synergy®, Intensity®, Nucleus®).
- Twenty-Five (25) Year Limited Warranty on spring assemblies and aluminum cast animals.
- Fifteen (15) Year Limited Warranty on structure platforms and decks, metal roofs, table tops, bench tops, railings and barriers against structural failure due to materials or workmanship.
- Fifteen (15) Year Limited Warranty on all plastic components against structural failure due to materials or workmanship.
- Ten (10) Year Limited Warranty on ShadePlay® Canopies fabric, threads, and cables against degradation, cracking or material breakdown resulting from ultra-violet exposure, natural deterioration or manufacturing defects. This warranty is limited to the design loads as stated in the specifications.
- Ten (10) Year Limited Warranty on NaturePlay® Boulders and GFRc products against structural failure due to natural deterioration or workmanship. Natural wear, which may occur with any concrete product with age, is excluded from this warranty.
- Ten (10) Year Limited Warranty on Full Color Custom Signage against manufacturing defects that cause delamination or degradation of the sign. Full Color Custom Signs also carry a two (2) year warranty against premature fading of the print and graphics on the signs.
- Five (5) Year Limited Warranty on Nucleus®, Intensity®, and RopeVenture® cables against premature wear due to natural deterioration or manufacturing defects. Determination of premature wear will be at the manufacturer's discretion.
- Five (5) Year Limited Warranty on rubber belt material against premature wear due to natural deterioration or manufacturing defects. Determination of premature wear will be at the manufacturer's discretion.
- Five (5) Year Limited Warranty on moving parts, including swing components, against structural failure due to materials or workmanship.
- Five (5) Year Limited Warranty on PlayEnsemble® cables and mallets against defects in materials and workmanship.
- Three (3) Year Limited Warranty on electronic panel speakers, sound chips and circuit boards against electronic failure caused by manufacturing defects.

The warranty stated above is valid only if the equipment is erected in conformity with the layout plan and/or installation instructions furnished by BCI Burke Company, LLC using approved parts; have been maintained and inspected in accordance with BCI Burke Company, LLC instructions. Burke's liability and your exclusive remedy hereunder will be limited to repair or replacement of those parts found in Burke's reasonable judgment to be defective. Any claim made within the above stated warranty periods must be made promptly after discovery of the defect. A part is covered only for the original warranty period of the applicable part. Replacement parts carry the applicable warranty from the date of shipment of the replacement from Burke. After the expiration of the warranty period, you must pay for all parts, transportation and service charges.

Burke reserves the right to accept or reject any claim in whole or in part. Burke will not accept the return of any product without its prior written approval. Burke will assume transportation charges for shipment of the returned product if it is returned in strict compliance with Burke's written instructions.

**THE FOREGOING WARRANTIES ARE EXCLUSIVE AND IN LIEU OF ANY OTHER WARRANTY, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO ANY IMPLIED WARRANTY OR MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. IF THE FOREGOING DISCLAIMER OF ADDITIONAL WARRANTIES IS NOT GIVEN FULL FORCE AND EFFECT, ANY RESULTING ADDITIONAL WARRANTY SHALL BE LIMITED IN DURATION TO THE EXPRESS WARRANTIES AND BE OTHERWISE SUBJECT TO AND LIMITED BY THE TERMS OF BURKE'S PRODUCT WARRANTY. SOME STATES DO NOT ALLOW THE EXCLUSION OF CERTAIN IMPLIED WARRANTIES, SO THE ABOVE LIMITATION MAY NOT APPLY TO YOU.**

**Warranty Exclusions:** The above stated warranties do not cover: "cosmetic" defects, such as scratches, dents, marring, or fading; damage due to incorrect installation, vandalism, misuse, accident, wear and tear from normal use, exposure to extreme weather, immersion in salt or chlorine water, unauthorized repair or modification, abnormal use, lack of maintenance, or other cause not within Burke's control; and

**Limitation of Remedies:** Burke is not liable for consequential or incidental damages, including but not limited to labor costs or lost profits resulting from the use of or inability to use the products or from the products being incorporated in or becoming a component of any other product. If, after a reasonable number of repeated efforts, Burke is unable to repair or replace a defective or nonconforming product, Burke shall have the option to accept return of the product, or part thereof, if such does not substantially impair its value, and return the purchase price as the buyer's entire and exclusive remedy. Without limiting the generality of the foregoing, Burke will not be responsible for labor costs involved in the removal of products or the installation of replacement products. Some states do not allow the exclusion of incidental damages, so the above exclusion may not apply to you.

The environment near a saltwater coast can be extremely corrosive. Some corrosion and/or deterioration is considered "normal wear" in this environment. Product installed within 500 yards of a saltwater shoreline will only be covered for half the period of the standard product warranty, up to a maximum of five years, for defects caused by corrosion. Products installed in direct contact with saltwater or that are subjected to salt spray are not covered by the standard warranty for any defects caused by corrosion.

Contact your local Burke Representative for warranty information regarding Burke Turf® and Burke Tile products.

## Terms of Sale

**Pricing:** Prices published in this catalog are in USD, are approximate and do not include shipping & handling, surfacing, installation nor applicable taxes. All prices are subject to change without notice. Contact your Burke representative for current pricing. Payments are to be made in USD.

**Weights:** Weights are approximate and may vary with actual orders.

**Installation:** All equipment is shipped unassembled. For a list of factory-certified installers in your area, please contact your Burke representative.

**Specifications:** Product specifications in this catalog were correct at the time of publication. However, product improvements are ongoing at Burke, and we reserve the right to change or discontinue specifications without notice.

**Loss or Damage in Transit:** A signed bill of lading is our receipt from a carrier that our shipment to you was complete and in good condition upon arrival. Before you sign, please check the Bill of Lading carefully when the shipment arrives to make sure nothing is missing and there are no damages. Once the shipment leaves our plant, we are no longer responsible for any damage, loss or shortage.

For more information regarding the warranty, call Customer Service at 920-921-9220 or 800-356-2070.

01/2025

12"

**NATURAL  
CONSERVATION AREA**

**NO DUMPING, LAND CLEARING,  
OR OTHER DISTURBANCE TO  
NATIVE SOILS OR VEGETATION  
PERMITTED BEYOND THIS POINT**

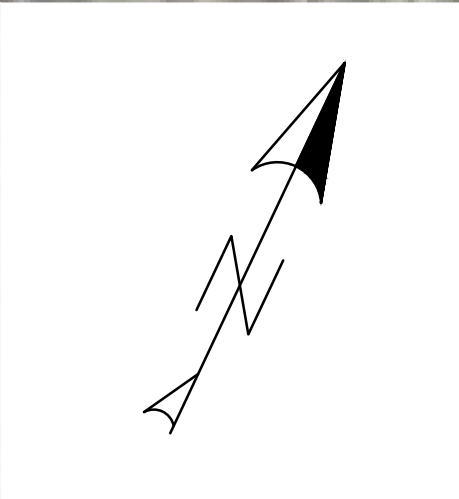
CONNERTON WEST CDD

12"

## ES3SMP

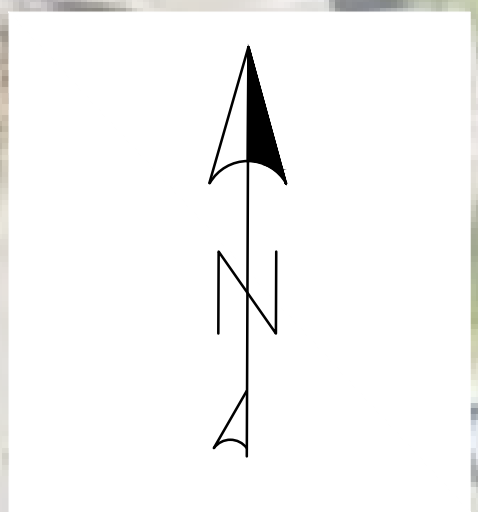


EcoStake 1" x 16" Pink stamped SURVEY MARK



# AREAS 1,5,6

Source: Esri, Vantor, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Powered by Esri



83 (sign) 84 85 86 (sign)

82 81 80

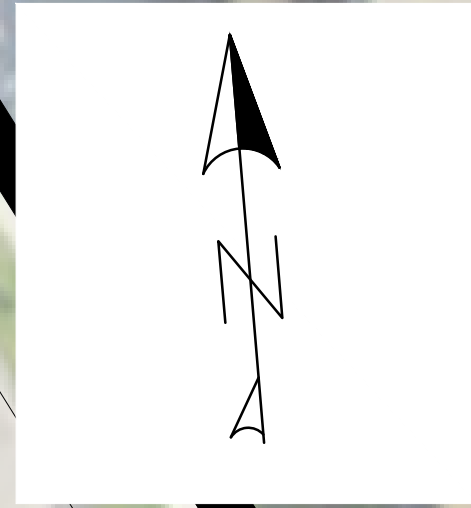
79 (sign) 78 77 76 (sign)

POND C

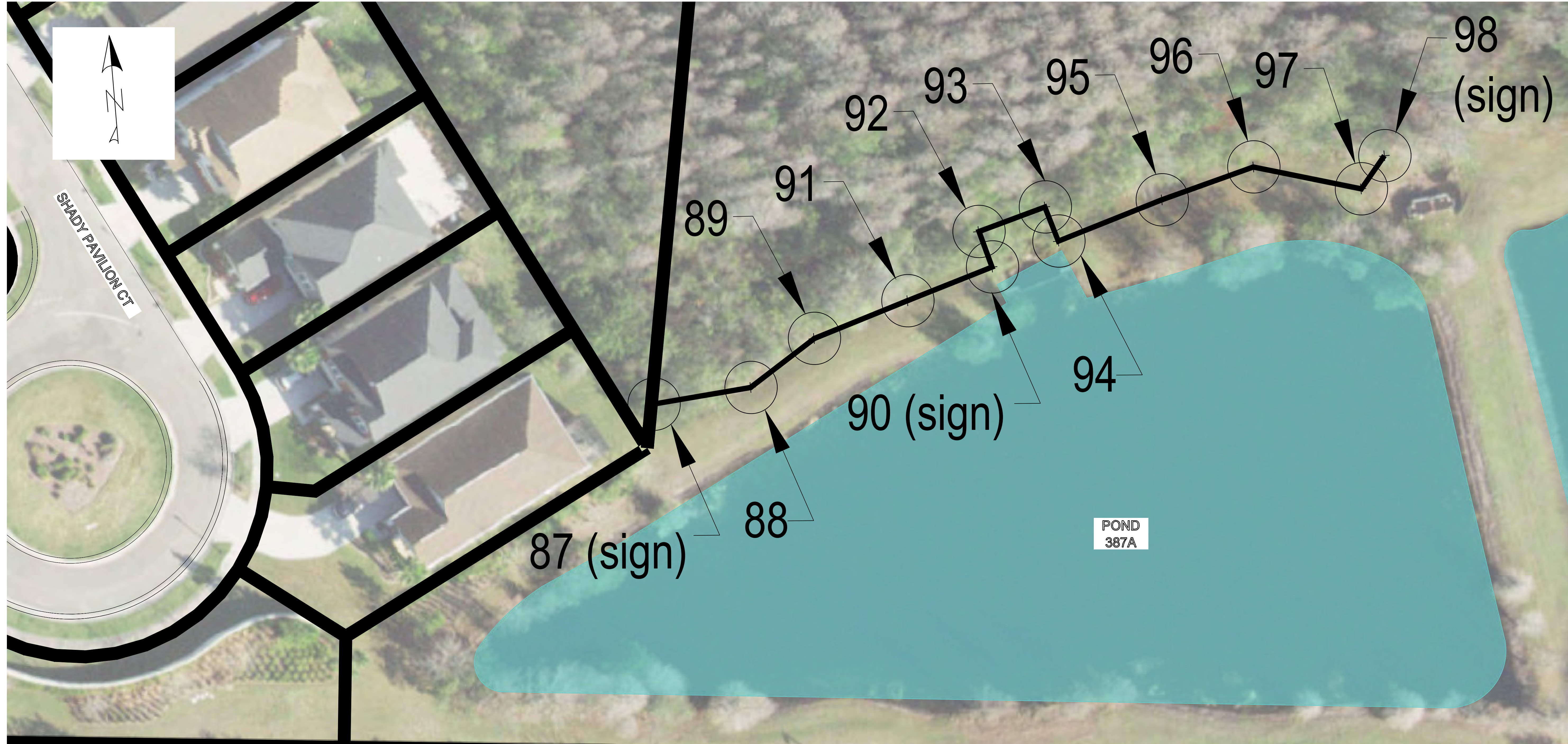
SAVORY WALK DRIVE

PARK BENCH COURT

AREA 2

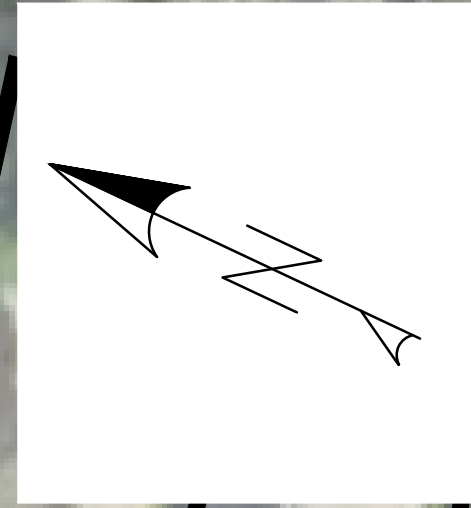


SHADY PAVILION CT



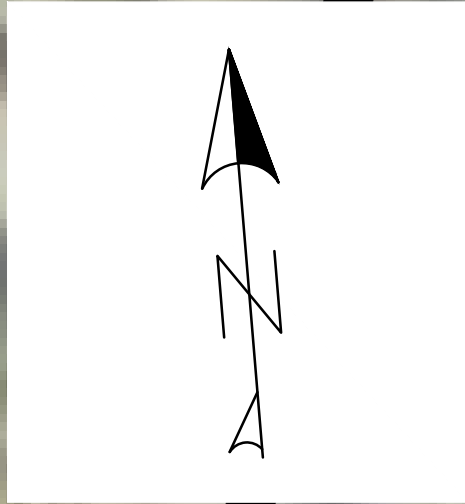
PLEASANT PLAINS PKWY

**AREA 3**



**AREA 4**

# AREA 7



108  
(sign)

107

106

105 (sign)

104

103

102 (sign)

101

100  
(sign)

99

PEARL CRESCENT CT

WONDERMENT WAY



# AREA 8



**AREAS 9,10**

# Stakeout Points

- 1,1434800.6209,504168.5192 (SIGN)
- 2,1434866.5100,504310.6942 (SIGN)
- 3,1434947.9858,504486.5019 (SIGN)
- 4,1435042.8038,504693.6823 (SIGN)
- 5,1432892.9923,502852.9680 (STAKE)
- 6,1432919.9486,502829.6708 (SIGN)
- 7,1432946.9049,502806.3736 (STAKE)
- 8,1432938.4829,502794.5067 (STAKE)
- 9,1432960.6865,502777.8403 (STAKE)
- 10,1432969.6269,502789.1365 (STAKE)
- 11,1432980.1953,502781.3424 (STAKE)
- 12,1433048.9332,502751.5305 (SIGN)
- 13,1433117.6712,502721.7185 (STAKE)
- 14,1433174.0034,502718.6423 (SIGN)
- 15,1433242.8300,502685.7024 (STAKE)
- 16,1433311.6566,502652.7624 (SIGN)
- 17,1433316.3324,502665.0821 (STAKE)
- 18,1433329.5720,502656.6089 (STAKE)
- 19,1434736.0458,504029.1796 (SIGN)
- 20,1434754.6404,504006.2775 (STAKE)
- 21,1434793.3851,503976.6894 (STAKE)
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- 23,1434864.8605,503954.3717 (SIGN)
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- 25,1434944.3098,503931.6726 (STAKE)
- 26,1434991.0685,503901.6412 (SIGN)
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- 28,1435057.7536,503796.1038 (STAKE)
- 29,1435070.6346,503803.7904 (STAKE)
- 30,1435085.0577,503779.8092 (STAKE)
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- 44,1435081.0411,503226.1275 (STAKE)
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- 46,1435122.1541,503152.8157 (STAKE)
- 47,1435177.8192,503171.1657 (SIGN)
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- 64,1435357.5768,504879.3783 (STAKE)
- 65,1435422.5626,504915.8142 (SIGN)
- 66,1435445.9162,504943.7426 (STAKE)
- 67,1435477.3061,505003.6441 (SIGN)
- 68,1435526.3749,505011.0851 (STAKE)
- 69,1435559.0632,505047.5566 (STAKE)
- 70,1435571.9656,505076.2000 (STAKE)
- 71,1435558.4544,505082.3447 (STAKE)
- 72,1435596.9277,505166.0034 (SIGN)
- 74,1435634.7180,505216.7280 (STAKE)
- 75,1435616.2328,505191.8117 (STAKE)
- 76,1436417.3633,505310.0995 (SIGN)
- 77,1436460.2658,505291.7222 (STAKE)
- 78,1436502.6765,505274.2084 (STAKE)
- 79,1436552.9987,505271.5242 (SIGN)
- 80,1436624.2219,505282.7932 (STAKE)
- 81,1436650.9369,505268.0702 (STAKE)
- 82,1436673.2470,505255.8601 (STAKE)

# Stakeout Points

- 83,1436699.0447,505276.9723 (SIGN)
- 84,1436700.7190,505323.4564 (STAKE)
- 85,1436701.8701,505370.5127 (STAKE)
- 86,1436705.6816,505388.5616 (SIGN)
- 87,1436419.9606,506924.3445 (STAKE)
- 88,1436423.2042,506963.8267 (STAKE)
- 89,1436440.2766,506990.4084 (STAKE)
- 90,1436462.1978,507062.7177 (SIGN)
- 91,1436451.8746,507028.3465 (STAKE)
- 92,1436476.5845,507058.6237 (STAKE)
- 93,1436483.9263,507085.4859 (STAKE)
- 94,1436470.0923,507089.6194 (STAKE)
- 95,1436482.7238,507131.5920 (STAKE)
- 96,1436492.4725,507168.6549 (STAKE)
- 97,1436480.1855,507210.1012 (STAKE)
- 98,1436492.3802,507220.4415 (SIGN)
- 99,1434431.0143,509150.3294 (STAKE)
- 100,1434447.6442,509030.9566 (SIGN)
- 101,1434438.9055,509092.5694 (STAKE)
- 102,1434473.6970,508948.6759 (SIGN)
- 103,1434510.7875,508885.9573 (STAKE)
- 104,1434536.0503,508838.6926 (STAKE)
- 105,1434575.0756,508792.8299 (SIGN)
- 106,1434603.5375,508755.8330 (STAKE)
- 107,1434628.4954,508723.1179 (STAKE)
- 108,1434644.2534,508678.8480 (SIGN)
- 109,1436032.8464,509919.3665 (STAKE)
- 110,1436078.2207,509936.2117 (SIGN)
- 111,1436148.2864,509964.7420 (STAKE)
- 112,1436212.1354,509987.9613 (SIGN)
- 113,1436242.2956,510017.1842 (STAKE)
- 114,1436270.3968,510045.0911 (STAKE)
- 115,1436311.5970,510067.7707 (SIGN)
- 116,1436373.9174,510074.4094 (STAKE)
- 117,1436400.2566,510067.3149 (STAKE)
- 118,1436406.3473,510091.3296 (STAKE)
- 119,1436425.8471,510086.2317 (STAKE)
- 120,1436419.4391,510062.0735 (STAKE)
- 121,1436441.5897,510056.0589 (SIGN)
- 122,1436509.1526,510027.2720 (STAKE)
- 123,1436533.6395,509997.6430 (STAKE)
- 124,1436543.6872,509951.3523 (SIGN)
- 125,1435976.7519,509907.7139 (STAKE)
- 126,1435943.0293,509913.2549 (STAKE)
- 127,1435899.9529,509930.1171 (SIGN)

**AramSCO Inc**  
**14521 60th St N**  
**Clearwater, FL 33760**

# Estimate

Date	Estimate #
5/20/2026	39936

<b>Name / Address</b>
Connerton West CDD P.O. Box 32414 Charlotte, NC 28232 Frank Nolte (727) 431-1645

<b>Ship To</b>
21100 Fountain Garden Rd, Land O' Lakes,, FL 34637.

Terms	P.O. No.	Rep	Tax Exempt Info:		
		RM	85-8013144116C-6 08/2029		
Item	Description	Qty	Rate	Total	
Sgn-12x12	12x12 Custom Sign  1. Color: Evergreen/White background with White/Black letters 2. Grade: High Intensity 3. Border: Yes - White Edge/Black Inset 4. Holes: U-Channel 5. Corner: Standard 6. Material: Alum. Blank 7. Gauge: .080 8. Number of Sides: Single Sided 9. Confirmed Sign with proof: Yes	45	21.95	987.75T	
6galv-u	6'x1.12 Galvanized U-Channel	45	11.36	511.20T	
NBW001ss-set	5/16"x1.5" Set (2ea: S.S. Bolt, S.S. Nut, Nylon washer)	45	0.98	44.10T	
Setup1	Set Up Charge	1	29.00	29.00T	
			<b>Subtotal</b>	\$1,572.05	
<b>Phone #</b>	<b>Fax #</b>	<b>Web Site</b>	<b>Sales Tax (0.0%)</b>	\$0.00	
727-446-7983	727-443-1225	WWW.NTSIGNS.COM	<b>Total</b>	\$1,572.05	

# ESTIMATE

Stivender Surveying, Inc.  
PO Box 411  
Lake Placid, FL 33862

info@stivendersurvey.com  
+1 (863) 664-1222



**Bill to**  
Connerton West CDD  
3434 Colwell Ave  
Suite 200  
Tampa, FL 33614 US

**Ship to**  
Connerton West CDD  
3434 Colwell Ave  
Suite 200  
Tampa, FL 33614 US

## Estimate details

Estimate no.: 1902  
Estimate date: 04/16/2026

#	Product or service	Description	Qty	Rate	Amount
1.	<b>Stakeout</b>	locations for the wetland setback at Connerton in Land O' Lakes. installing 1" x 16" Eco Stakes w/ Pink Top	1	\$3,460.00	\$3,460.00
				<b>Total</b>	<b>\$3,460.00</b>

Accepted date

Accepted by

# ESTIMATE

Florida Brothers Maintenance & Repair, LLC.

820 Old Windsor Way  
Spring Hill, FL 34609-4652

floridabrothersllc@gmail.com  
+1 (813) 476-1933



**Bill to**  
Connerton West CDD  
3434 Colwell Ave  
Suite 200  
Wesley Chapel, FL 33614 USA

## Estimate details

Estimate no.: 1535  
Estimate date: 05/21/2026  
Expiration date: 06/20/2026

#	Product or service	Description	Qty	Rate	Amount
1.	<b>Note</b>	<p>Project Overview: This estimate includes the pickup, transportation, assembly, and installation of community signage (per attached exhibit) throughout the property. Following the Community's selected survey consultant installing the required location stakes, FBMR shall install the designated signs at the identified setback locations in accordance with the survey layout and drawings provided.</p>			
2.	<b>Install</b>	<p>Scope of Work: FBMR shall provide all labor, transportation, tools, and equipment necessary to complete the following: -Pickup of signage materials from designated pickup location -Transportation of materials to project site -Loading and unloading of all signage materials -Assembly of approximately forty-five (45) signs utilizing required hardware and two-bolt connections -Installation of approximately forty-two (42) signs throughout the community -Installation to occur at locations identified and staked by the Community's survey consultant -Sign installation to include: -Two feet (2') of embedment into the ground -Three feet (3') of exposed post height above grade</p>	42	\$118.21	\$4,964.82

- Installation in accordance with project drawings and survey stake locations
- Distribution of signage throughout various common areas and perimeter locations within the community
- General site cleanup upon completion of work

Project Notes:

- Installation locations are spread throughout multiple areas of the community.
- Signs are intended to identify wetland and conservation setback boundaries as established by the Community's survey consultant.
- Installation locations will be identified in advance by survey stakes provided by others.
- Pricing includes labor for a three-man installation crew.
- Pricing includes travel time, mobilization, fuel, loading/unloading, assembly, and installation labor.
- Proposal assumes normal soil conditions and reasonable access to designated installation locations.
- Any locations with excessive vegetation, root systems, standing water, or inaccessible terrain may require additional labor and shall be reviewed with the District prior to proceeding.

Exclusions:

The following items are excluded unless specifically stated otherwise:

- Utility locating services (Sunshine 811 notification may be requested if necessary; FBMR assumes no responsibility for unmarked private utilities)
- Additional engineering or survey services by FBMR
- Installation location layout or staking
- Concrete footings or foundations
- Irrigation repairs
- Sod or landscape restoration beyond minimal disturbance
- Rock excavation or excessive root removal
- Permit fees, if required
- Environmental permitting, wetland delineation, or mitigation services
- Relocation of signs resulting from inaccurate or changed survey staking

**Total**

**\$4,964.82**

**Note to customer**

Thank you for the opportunity to provide this proposal.

Please review the attached scope of work carefully. Upon written acceptance by signature or email confirmation, this agreement shall supersede any prior versions issued.

Approved estimates constitute a binding agreement. Either party may terminate the agreement with thirty (30) days written notice.

Deposits are non-refundable.

This agreement applies solely to the services and materials outlined

Expiry  
date

06/20/2026

in the attached scope. Any additional work or materials requested on-site by CAM will require a written change order. FBMR shall not be liable for incidental or consequential damages arising from delays, service interruptions, or third-party actions.

---

**Accepted date**

**Accepted by**

## Standard Terms and Conditions

### **1. Acceptance of Proposal**

This proposal applies only to the services and materials specifically described in the attached estimate and scope of work. Upon written acceptance by signature or email confirmation, this proposal becomes a binding agreement and supersedes any prior proposals or discussions related to this project.

### **2. Scope of Work**

Florida Brothers Maintenance & Repair, LLC, hereinafter referred to as FBMR, agrees to provide labor and materials only for the work specifically outlined in the proposal. Any work, materials, or services not expressly listed shall be considered outside the scope of work and shall require a written change order approved by both parties prior to execution. Verbal instructions or field direction shall not modify the scope of this agreement.

### **3. Change Orders**

Any additions, revisions, or modifications requested by the Owner, Community Association Manager (CAM), property representative, governing authority, or other authorized representatives that alter the original scope of work shall require a written change order. Change orders may affect pricing, materials, and project scheduling and must be approved before additional work proceeds.

### **4. Permits, Engineering & Code Compliance**

Permit fees, engineering services, inspections, and code compliance upgrades are not included unless specifically stated within the approved scope of work or proposal. If permits or engineering services are expressly included in the estimate, FBMR shall coordinate such items as outlined. FBMR shall not be responsible for additional requirements, revisions, or upgrades imposed by governing authorities beyond the defined scope of work and approved proposal.

### **5. Existing Conditions**

FBMR assumes that existing structures, framing, and substrates are structurally sound and suitable for the proposed work. FBMR shall not be responsible for concealed conditions, corrosion, deterioration, hidden utilities, structural deficiencies, or conditions not visible prior to commencement of work. Any such conditions discovered during the course of work may require additional labor and materials and shall be addressed through written change order.

FBMR shall not be responsible for damage to concealed utilities, irrigation lines, electrical, plumbing, communication lines, or other systems not disclosed or visible prior to commencement of work.

### **6. Retrofit Work**

Where work involves attachment to or modification of existing structures, such work shall be considered retrofit construction. FBMR provides no structural warranty on existing conditions or previously installed systems.

### **7. Materials**

All materials shall be new and installed according to generally accepted industry standards unless otherwise specified. FBMR is not responsible for manufacturer defects, supplier delays, or issues related to owner-supplied materials.

### **8. Painting & Coatings**

Where painting is included, FBMR will perform surface preparation and coating as described in the proposal. Performance of coatings depends on the condition of existing substrates. FBMR is not responsible for failures related to previously applied coatings, oxidation, or substrate deterioration. Painting workmanship carries a limited sixty (60) day warranty under normal conditions.

### **9. Material Price Escalation**

Material costs are based on current supplier pricing at the time of proposal. In the event of significant increases in material costs, tariffs, supply chain disruptions, manufacturer price changes, or material shortages occurring prior to procurement, FBMR reserves the right to adjust pricing accordingly with written notice to the Owner.

### **10. Field Measurements & Site Conditions**

All dimensions provided in proposals are based on available information and field observations. Final fabrication and installation may require adjustments based on actual field measurements. Variations in opening sizes, existing framing alignment, or site conditions may require modification and may be addressed through written change order if additional labor or materials are required.

### **11. Design or Scope Revisions by Owner or Governing Authorities**

Any revisions to the approved design, materials, specifications, or scope of work requested by the Owner, Community Association Manager, CDD board, governing authority, or other authorized party after proposal acceptance shall constitute additional work and may require revised pricing, materials, scheduling adjustments, or fabrication changes. Such revisions shall require written approval prior to implementation.

### **12. Project Schedule**

Estimated project schedules are based on normal working conditions and reasonable site access. FBMR shall not be responsible for delays caused by weather, material shortages, governmental actions, labor disruptions, supply chain interruptions, or other events beyond FBMR's reasonable control.

### **13. Force Majeure**

FBMR shall not be responsible for delays or failure to perform caused by events beyond its reasonable control including, but not limited to, acts of God, hurricanes, floods, natural disasters, pandemics, governmental actions, labor shortages, transportation interruptions, material shortages, or other force majeure events.

### **14. Site Access**

This proposal assumes reasonable site access during normal working hours. Restricted access, after-hours requirements, phased scheduling, unsafe working conditions, or special site requirements may result in additional charges.

### **15. Payment Terms**

Payment terms shall be as stated in the proposal or invoice. Deposits are non-refundable once materials are ordered or work has commenced. FBMR reserves the right to suspend work if payments are not made according to agreed terms or if site conditions are deemed unsafe.

### **16. Ownership of Materials**

All materials delivered to the project site remain the property of FBMR until payment is received in full.

### **17. Mechanic's Lien Rights**

FBMR reserves all rights afforded under Florida law to file and enforce a mechanic's lien for labor, services, and materials provided in connection with this project until full payment is received.

## **18. Limitation of Liability**

FBMR's total liability arising from this agreement shall be limited to the value of the contracted work performed. FBMR shall not be liable for incidental, consequential, special, indirect, or punitive damages including but not limited to loss of use, loss of revenue, business interruption, or property damage not directly caused by FBMR.

## **19. Indemnification**

Owner agrees to indemnify and hold FBMR harmless from claims, damages, or losses arising from existing site conditions, structural deficiencies, concealed hazards, or third-party actions not caused by FBMR.

## **20. Subcontractors**

FBMR reserves the right to engage qualified subcontractors to perform portions of the work. All subcontractors shall be deemed agents of FBMR for purposes of project execution. FBMR shall remain responsible for overall project coordination; however, FBMR shall not be liable for delays, defects, or damages arising from subcontractor performance beyond the standard workmanship warranty provided herein. Subcontractors shall carry their own applicable licensing and insurance where required. No contractual relationship is created between the Owner and any subcontractor.

## **21. Design & Engineering Responsibility**

FBMR is not acting as a design professional, architect, or engineer for this project. Any design verification, structural engineering review, or code compliance certification required by governing authorities shall be the responsibility of the Owner unless expressly included in the scope of work.

## **22. Warranty**

FBMR warrants workmanship to be performed in a professional manner consistent with generally accepted industry standards. Except as expressly stated herein, no other warranties, express or implied, including warranties of merchantability or fitness for a particular purpose, are provided unless otherwise stated.

## **23. Documentation**

FBMR may document site conditions, progress of work, and completed work through photographs or written records for quality control, documentation, and project record purposes.

## **24. Termination**

Either party may terminate this agreement with thirty (30) days' written notice. In the event the Owner cancels this agreement after acceptance, all payments made to date shall be forfeited to FBMR to compensate for time, administrative costs, project planning, and revisions previously provided. Owner shall also be responsible for payment of all labor performed, materials ordered, and costs incurred prior to termination.

## **25. Attorney Fees & Legal Costs**

In the event legal action is required to enforce this agreement or recover payment, the prevailing party shall be entitled to recover reasonable attorney's fees, court costs, and collection expenses.

## **26. Governing Law**

This agreement shall be governed by and interpreted in accordance with the laws of the State of Florida. Any disputes arising under this agreement shall be resolved in the county where the project is located.

## **27. Authorized Representatives**

The Owner shall designate an authorized representative, such as a Community Association Manager (CAM), property manager, board member, or other designated agent, who is authorized to approve work, change orders, scheduling, and project decisions on behalf of the Owner. FBMR shall be entitled to rely upon instructions, approvals, and communications provided by such representative. FBMR shall not be responsible for disputes, conflicting instructions, or approvals between board members, residents, tenants, or other parties not designated as the authorized representative.

## **28. Pre-Existing Site Conditions**

FBMR shall not be responsible for damage to landscaping, irrigation lines, underground utilities, decorative surfaces, pavers, concrete finishes, pavement markings, or other site features not clearly identified, marked, or disclosed prior to commencement of work. The Owner is responsible for identifying and marking underground utilities, irrigation systems, or sensitive site conditions prior to work beginning.

## **29. Unforeseen or Concealed Conditions**

If FBMR encounters concealed, unknown, or unforeseen conditions during the course of work that differ materially from those reasonably observables prior to commencement, including but not limited to hidden structural damage, deteriorated materials, concealed utilities, hazardous conditions, or code deficiencies, FBMR shall notify the Owner, and such conditions may require additional labor, materials, or corrective work. Any additional work required to address such conditions shall be performed only upon approval of a written change order.

## **30. Right to Cure**

In the event the Owner believes work performed by FBMR is defective or not in accordance with the agreement, the Owner shall provide written notice describing the alleged deficiency and allow FBMR a reasonable opportunity to inspect and correct the issue before engaging third parties, withholding payment, or initiating legal action.

## **31. Entire Agreement**

This agreement, including the proposal, scope of work, and these Terms & Conditions, constitutes the entire agreement between the parties and supersedes all prior negotiations, representations, or agreements, whether written or verbal. Any modification to this agreement must be made in writing and approved by both parties.

## **32. Incidental Property Damage**

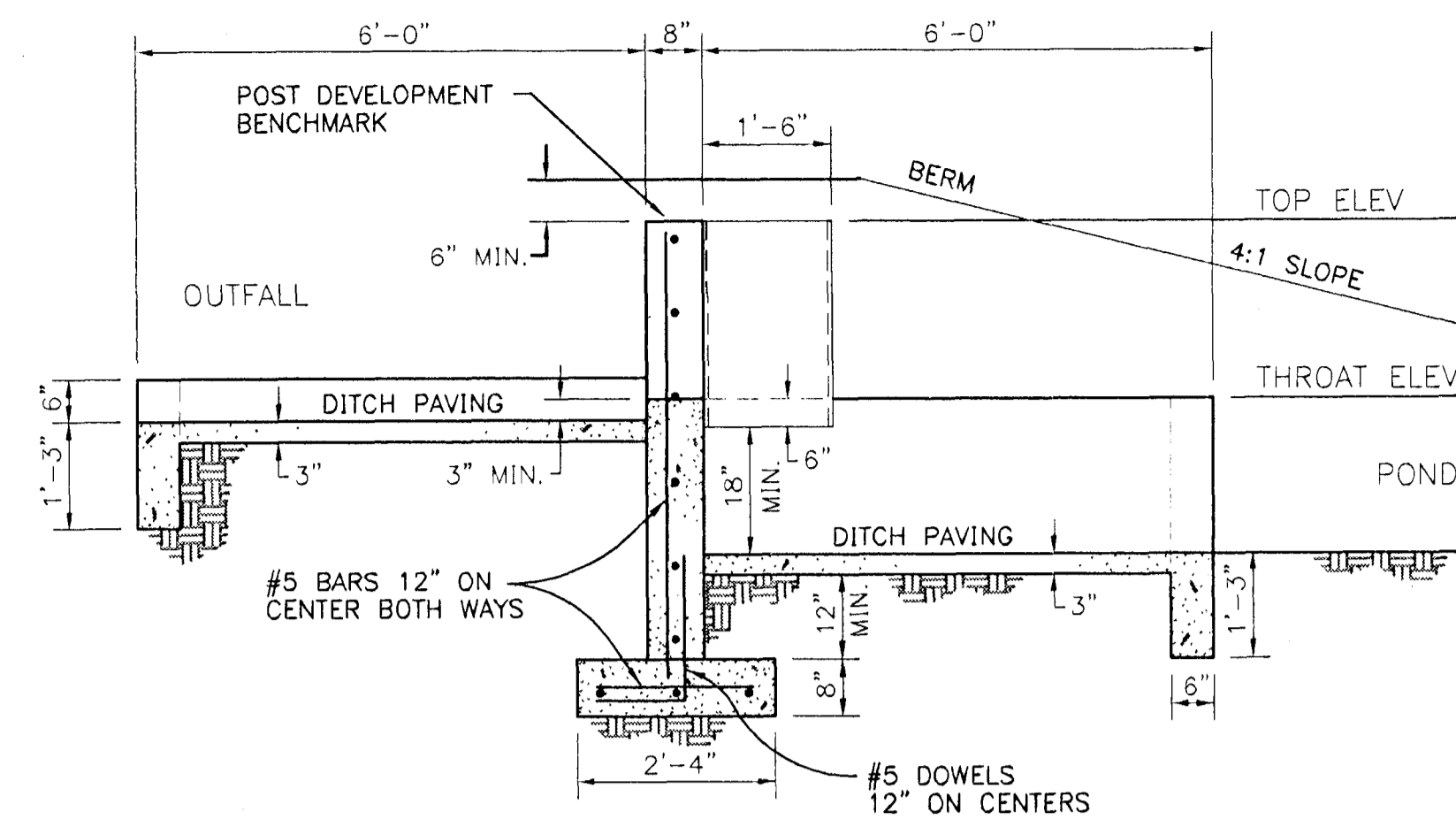
While FBMR will exercise reasonable care in performing all services, certain maintenance, repair, demolition, drilling, cutting, and retrofit activities may involve reasonable and unavoidable disturbance to surrounding materials or finishes. FBMR shall not be responsible for minor or incidental damage to adjacent surfaces, finishes, landscaping, pavement, or site improvements that may reasonably occur during the performance of the work where such conditions are necessary to complete the scope of work. Repair or restoration of adjacent areas not specifically included in the approved scope of work shall be considered additional work and subject to a written change order.

Acceptance of this proposal/estimate confirms that the Owner/Responsible Party has reviewed and agrees to these attached Terms & Conditions.

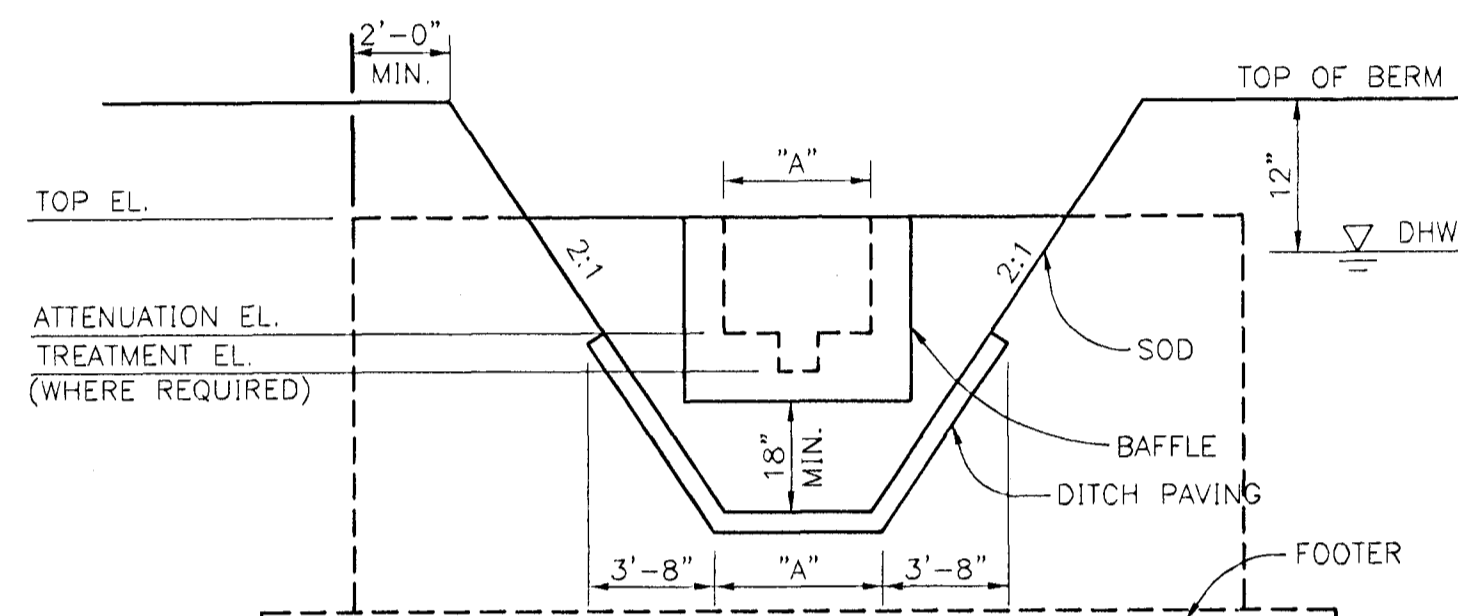




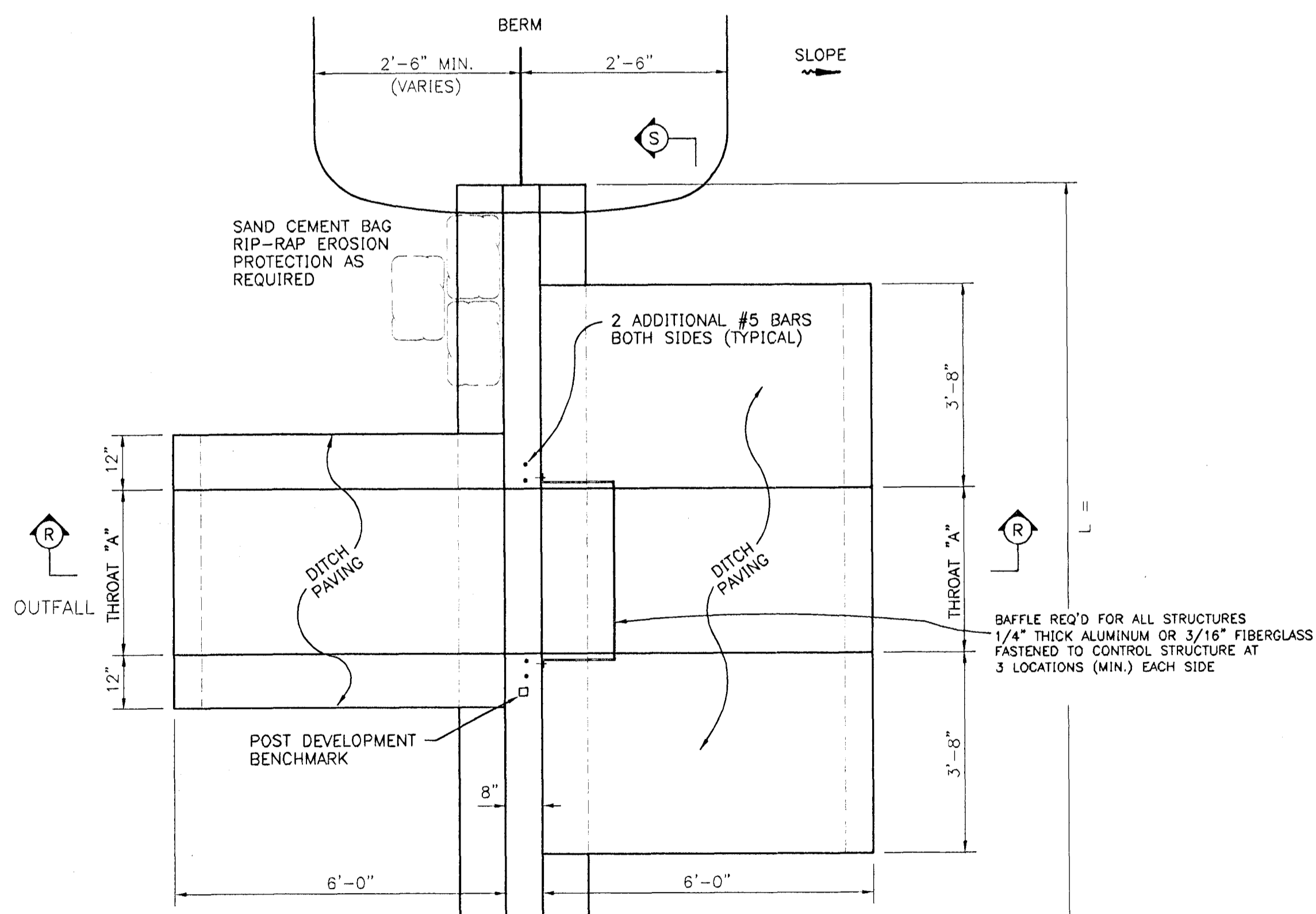




SECTION "R-R"  
DETENTION POND



SECTION "S-S"  
NOT TO SCALE



CONTROL STRUCTURE WALL

"RECORD DRAWINGS"  
PHASE 1A, 1B & 1D  
FACILITIES SHOWN HEREON HAVE BEEN, TO THE BEST OF MY KNOWLEDGE, CONSTRUCTED IN SUBSTANTIAL ACCORDANCE WITH APPROVED PLANS. SPECIFICATIONS AND MODIFICATIONS FOR THIS PROJECT VERIFICATION IS BASED ON PERIODIC CONSTRUCTION OBSERVATION AND SURVEY NOTATIONS SHOWN ON PLANS. SURVEYED DIMENSIONS AND ELEVATIONS SHOWN AS RECORD INFORMATION HAVE BEEN FIELD VERIFIED.  
DATE: 3-7-07  
PHASE 1C  
DATE: 2-28-08

RECORD DRAWING LEGEND

43.00	PROPOSED/DESIGN ELEVATION OR DIMENSION LINED THROUGH.
42.00	"RECORD" ELEVATION OR DIMENSION WRITTEN IN.
✓	INDICATES "RECORD"
★	INDICATES "RECORD" GROUND ELEVATION (SPOT SHOT)

NOTE:  
DRAWING NOT TO SCALE

NOTE:  
CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO ENGINEER FOR APPROVAL PRIOR TO CONSTRUCTING CONTROL STRUCTURES

CONTROL STRUCTURE DATA

STR. NO.	FDOT BOX TYPE	TOP EL. (FT.)	BOT. EL. (FT.)	DISCHARGE PIPE TYPE	SIZE (IN.)	INV. EL. (FT.)	STR. TYPE	ATTENUATION AND TREATMENT CONTROLS		EL. (FT.)	TREATMENT OPENING			EL. (FT.)	REMARKS
								A	B		C	D	F		
✓ A	WALL	78.10	-	-	-	-	CS-5	9'-0"	2'-0"	76.10	1'-8 3/4"	6"	120"	75.60	L = 30' ✓
✓ B	WALL	78.54 76.56	-	-	-	-	CS-4	4'-0"	2'-0"	76.04 76.66	6"	6"	-	76.61 76.66	L = 25' ✓
✓ C	WALL	78.63 76.76	-	-	-	-	CS-3	16'-0"	2'-2 3/8"	77.47 77.66	1 1/4"	1 1/4"	-	76.00	L = 33' ✓
✓ D	WALL	78.66 76.70	-	-	-	-	CS-5	9'-0"	2'-0"	76.66 76.70	1'-4 3/4"	0.66 8-3/8"	90	76.00	L = 30' ✓
✓ E	WALL	78.76 76.80	-	-	-	-	CS-7	1'-4"	6"	76.74 76.76	4"	4-3/4"	-	76.26 76.50	L = 23' ✓
✓ F	WALL	79.70	-	-	-	-	CS-3	30'-0"	2'-0"	78.70	1 3/8"	1 3/8"	-	77.35 77.29	L = 50' ✓
✓ G	WALL	79.10	-	-	-	-	CS-7	2'-9"	1'-6"	77.00	9"	4 3/4"	-	76.60	L = 24' ✓
✓ H	WALL	77.70	-	-	-	-	CS-4	8'-0"	2'-1 1/4"	75.60	2'-3"	4 3/4"	-	75.20	L = 29' ✓
✓ J	WALL	77.70	-	-	-	-	CS-7	1'-9"	2 3/8"	75.50	1'-9"	3 5/8"	-	75.20	L = 23' ✓
✓ K	WALL	80.70	-	-	-	-	CS-4	4'-6"	2'-1 1/4"	78.60	1'-6"	4 3/4"	-	78.20	L = 26' ✓
✓ L	WALL	78.33 79.56	-	-	-	-	CS-7	2'-6"	2 3/8"	77.66 77.70	2'-6"	3 5/8"	-	77.35 77.40	L = 24' ✓
✓ M	WALL	78.65 76.66	-	-	-	-	CS-4	4'-0"	2'-1 1/4"	77.65 77.70	2'-3"	0.38 4-3/4"	-	77.17 77.50	L = 25' ✓
✓ N	WALL	80.50	-	-	-	-	CS-7	1'-9"	6"	78.30	1'-0"	3 5/8"	-	78.00	L = 23' ✓
✓ P	WALL	79.00	-	-	-	-	CS-5	8'-0"	1'-9 5/8"	77.24 77.20	1'-4 3/4"	0.78 8-3/8"	90	76.46 76.50	L = 23' ✓
✓ Q	WALL	78.80	-	-	-	-	CS-5	3'-6"	2'-1 1/4"	76.70	1'-1 3/4"	4 3/4"	110"	76.30	L = 25' ✓
✓ R	WALL	79.00	-	-	-	-	CS-5	5'-0"	2'-1 1/4"	76.90	9 1/2"	4 3/4"	90"	76.50	L = 26' ✓
✓ S	WALL	78.37 79.59	-	-	-	-	CS-4	8'-6"	2-1 1/4"	77.40	1'-8"	4 3/4"	-	77.00	L = 30' ✓
✓ S9	E-H	77.03 78.56	70.20	RCP	48"	70.80 71.26	CS-1	4-80" 6'-0"	10" 2'-6"	76.03 76.06	-	-	-	-	NO SKIMMER REQ'D
								2-25" 7'-6"	10" 2'-6"	76.03 76.06					RECORD THIRD OPENING
✓ 357	WALL	78.60 76.70	-	-	-	-	CS-1	4'-0"	3-27" 3'-4 1/4"	75.33	-	-	-	-	L = 28' ✓
✓ 357A	C	78.61 76.70	72.19 72.50	RCP	24"	75.01 75.10	CS-6	6"	3"	76.53	2 1/4"	2 1/4"	-	75.33	
✓ 377A	C	77.70	71.70	RCP	18"	72.75 72.70	CS-4A	2'-6"	0.91 1-1/4"	76.79 76.76	1 3/8"	1 3/8"	-	76.42 76.45	
✓ 387A	WALL	78.60	-	-	-	-	CS-3	18'-0"	1'-6 3/4"	77.04	2"	2"	-	75.94	L = 37' ✓
✓ 387B	WALL	78.50	-	-	-	-	CS-3	17'-0"	1-7 1/8"	76.79 76.76	2"	2"	-	76.01 76.04	L = 37' ✓
✓ 387C	WALL	78.30	-	-	-	-	CS-1	4'-0"	2'-4 3/8"	75.94	-	-	-	-	L = 25' ✓
✓ 387D	DOUBLE H	78.30	63.05 63.70	RCP	48x76	72.47 72.50	CS-3	6'-0"	1'-11 5/8"	76.33	3 7/8"	3 7/8"	-	75.90 75.94	
							CS-1	6'-0"	1'-11 5/8"	76.33					
							CS-1	2'-0"	1'-11 5/8"	76.33					
							CS-1	2'-0"	1'-11 5/8"	76.33					

REVISIONS

DATE	DESCRIPTION	BY
02-28-08	RECORD DATA	JWG
03-22-07	RECORD DATA	WBN
02-28-07	RECORD DATA	WBN
02-28-07	RECORD DATA	WBN
1-23-06	377A OPENING TYPE	WBN
01-13-06	RECORD DATA	WBN
12-05-05	RECORD DATA	WBN
11-08-05	RECORD DATA	WBN
9-13-05	STR. F. ADD STR. 357	JMH
8-4-05	STR. F. ADD STR. 387B	JMH
6-2-05	PER SWFWMD REVIEW	JMH

Engineering Business Certificate of Authorization No. 148  
**HEIDT & ASSOCIATES, Inc.**  
Tampa • Fort Myers • Sarasota • Manatee

Tampa Office  
2212 Swann Avenue  
Tampa, Florida 33606  
Phone: 813-263-5311  
Fax: 813-263-5338  
813-263-5338  
813-263-2478

DATE: 2-28-08  
NO. 38637  
FLORIDA PROFESSIONAL ENGINEER

**CONTROL STRUCTURE DETAILS**

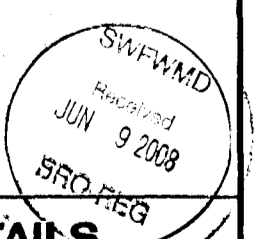
JOB NO. CNT-CT-025  
DESIGN WERTZ  
DRAWN MIDDLETON  
DATE 4-4-2005  
FILE CSTR1

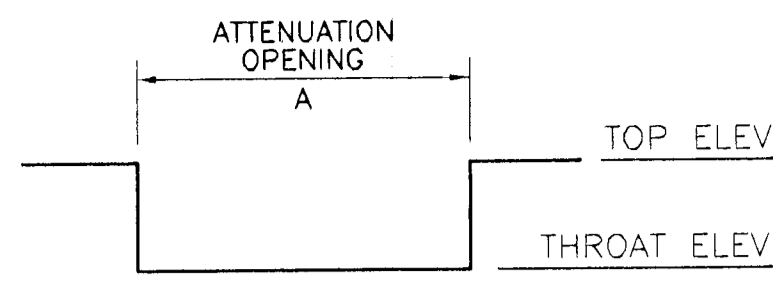
PREPARED FOR: **CONNERTON, L.L.C.**

**CONNERTON VILLAGE TWO PHASES 1A, 1B, 1C & 1D**

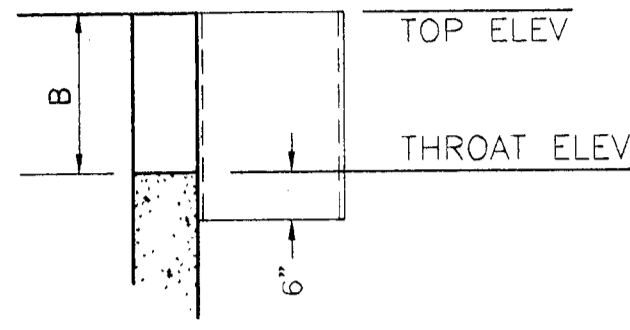
Elevations based on National Geodetic Vertical Datum 1929 (NGVD 29)  
Conversion from NGVD 29 to NAVD 88 = -0.85 Feet

**SHEET 96 OF 145 SHEETS**

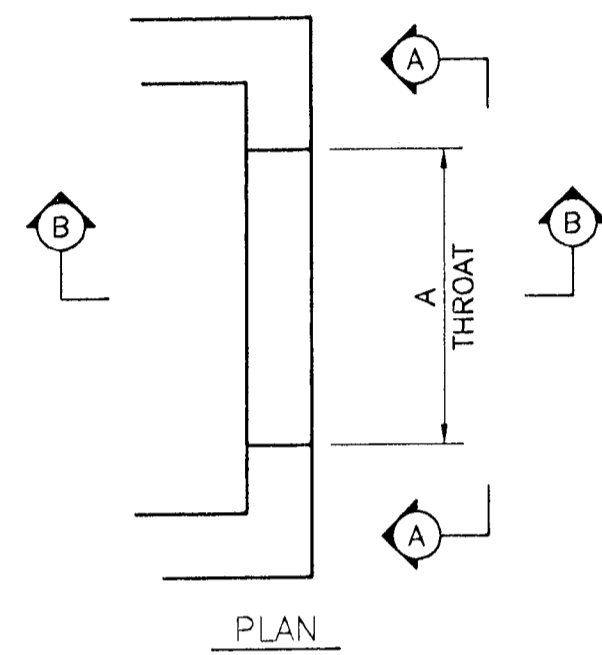




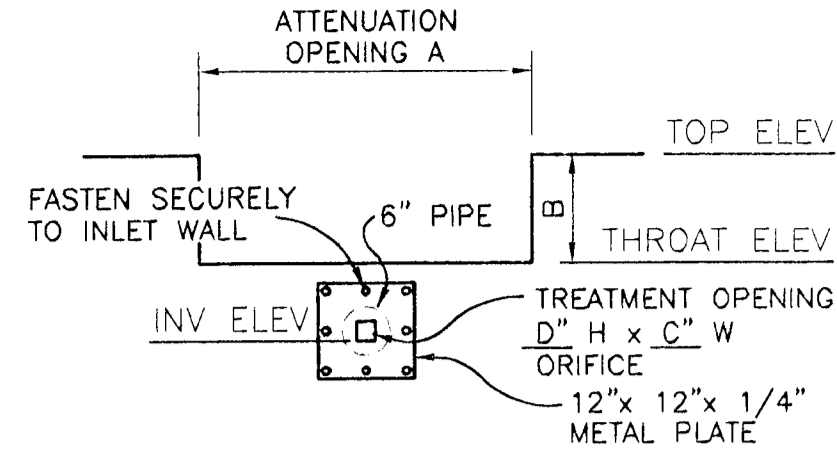
SECTION "A-A"



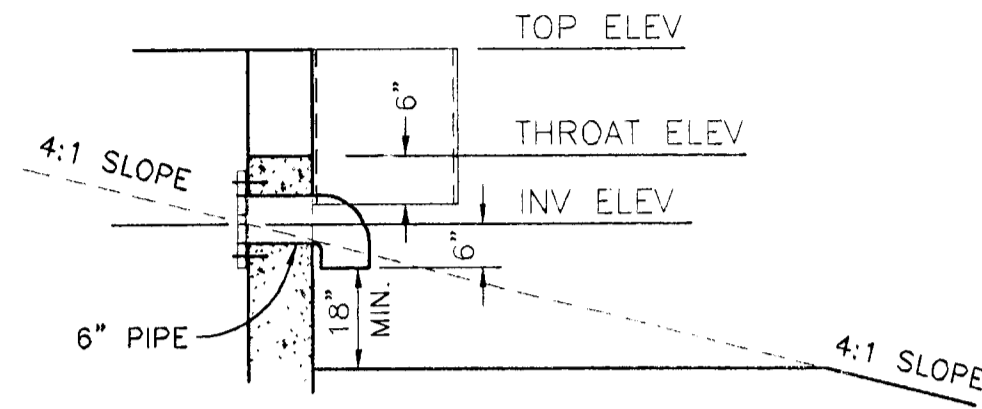
SECTION "B-B"



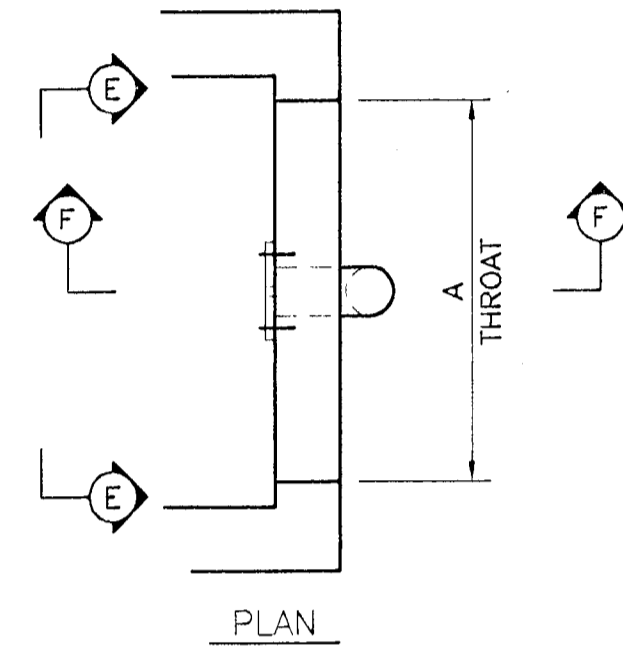
TYPE "CS-1"  
OPENING



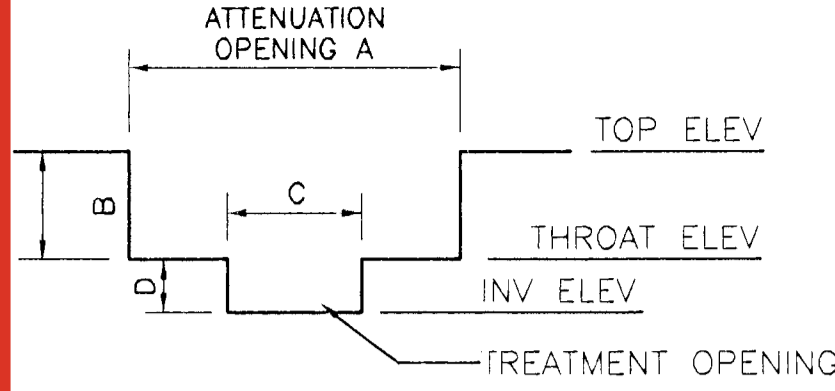
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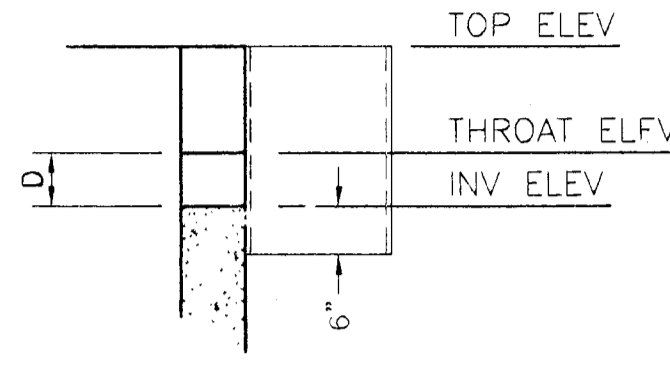
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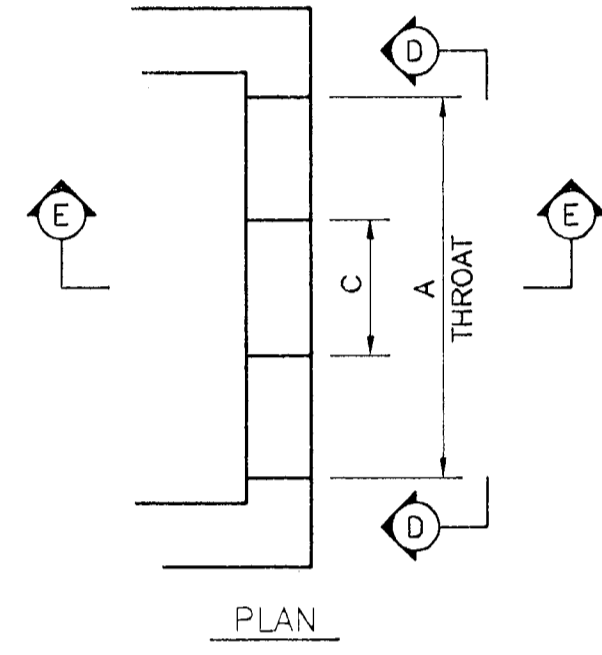
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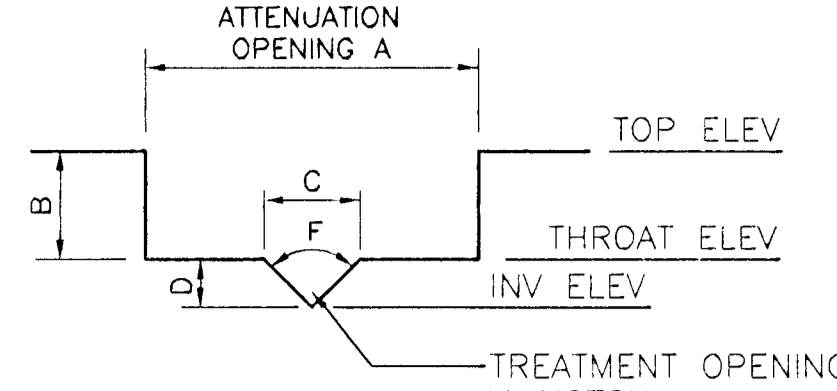
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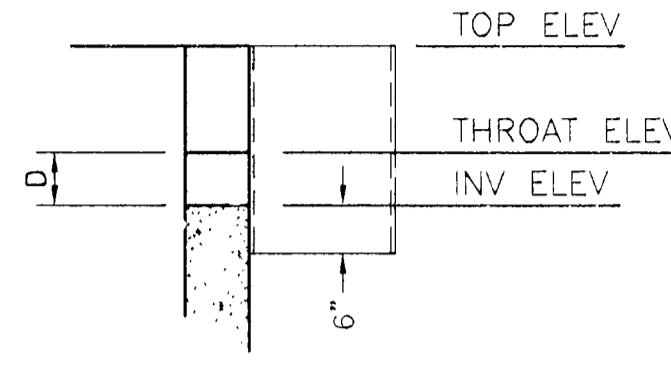
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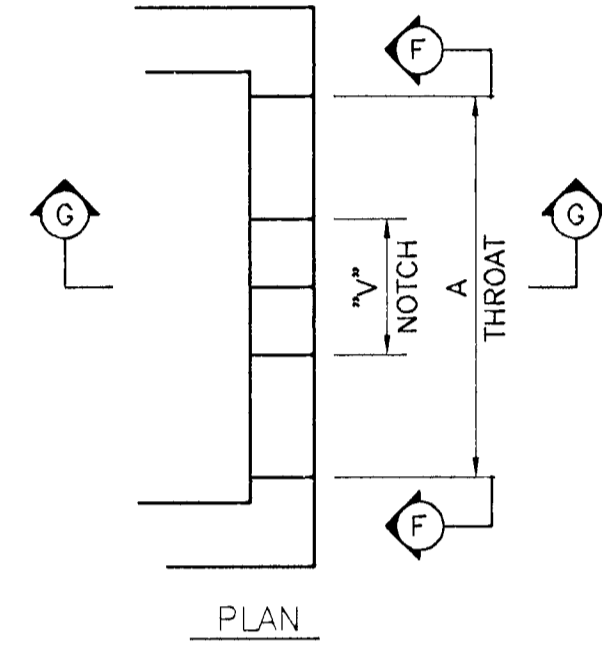
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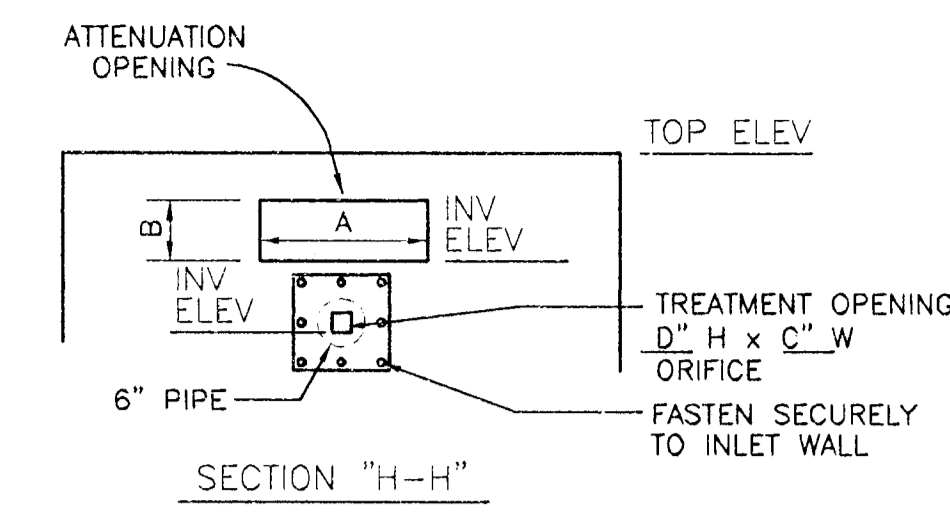
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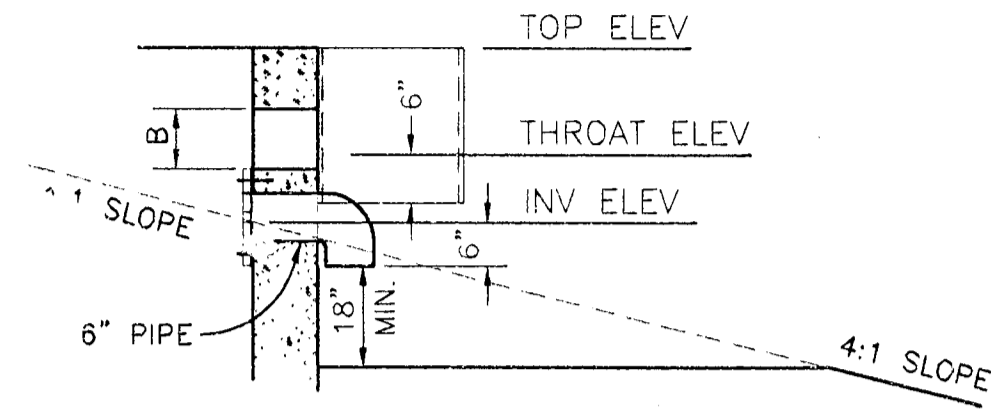
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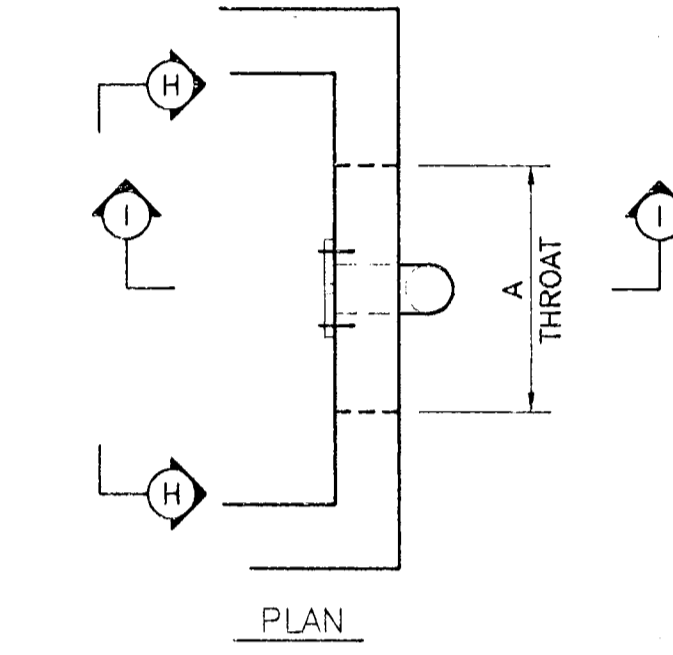
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OPENING



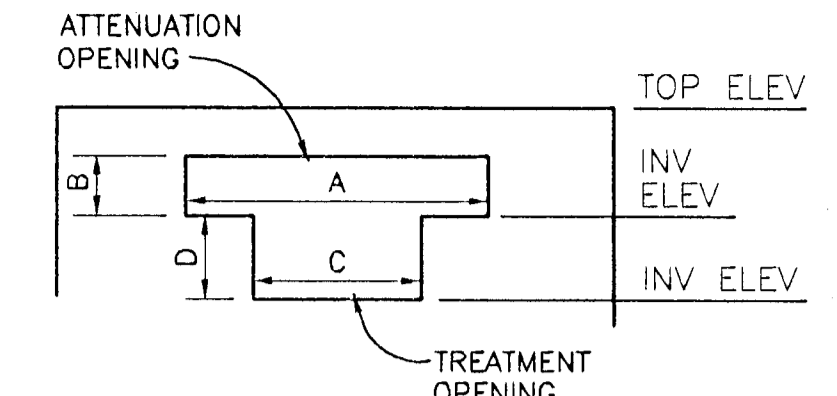
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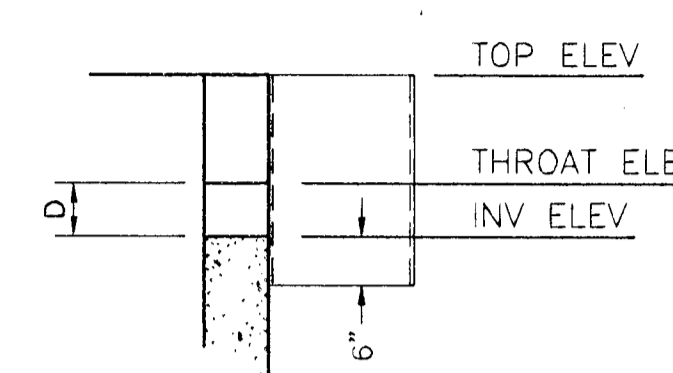
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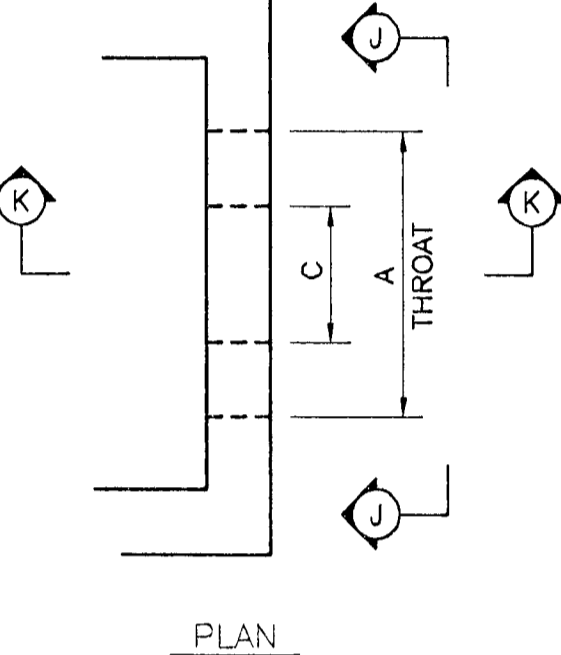
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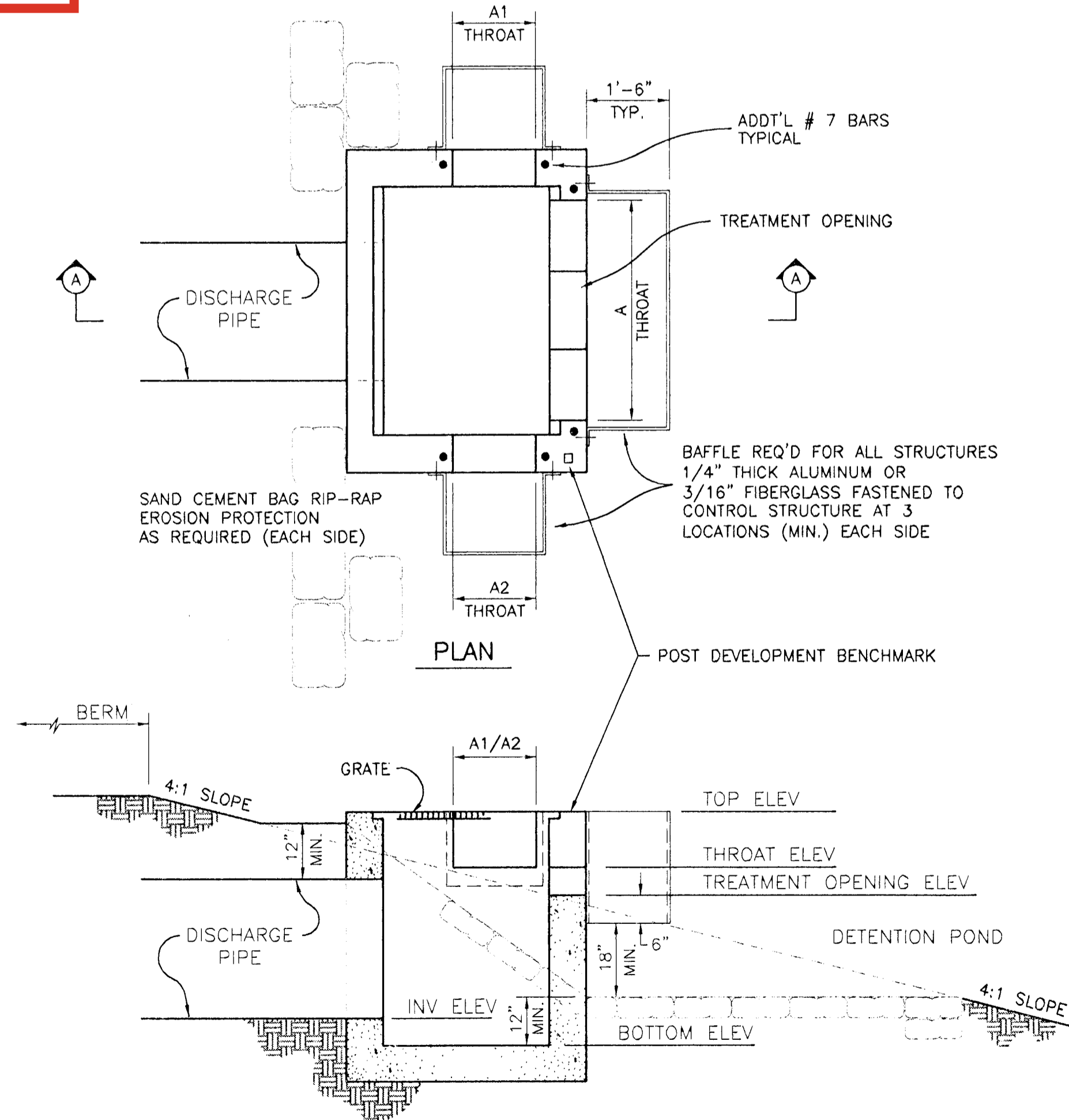
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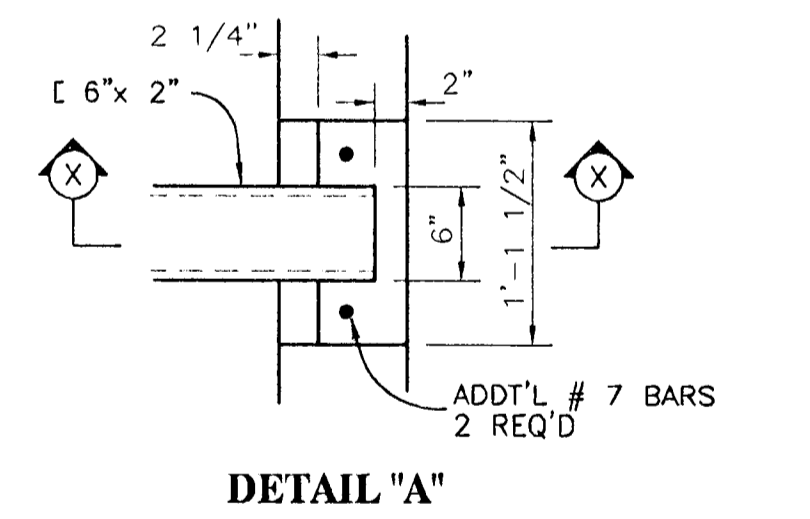
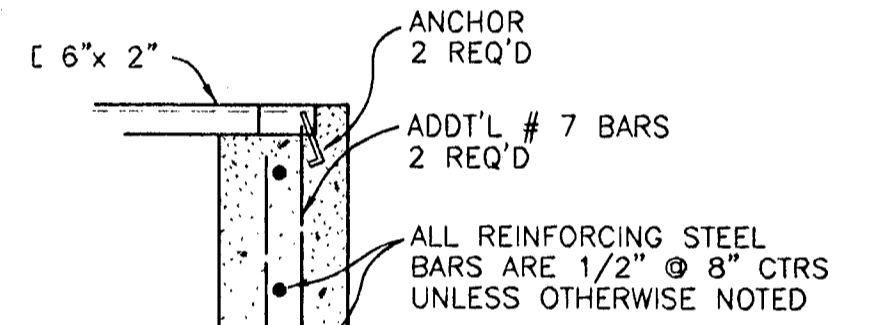
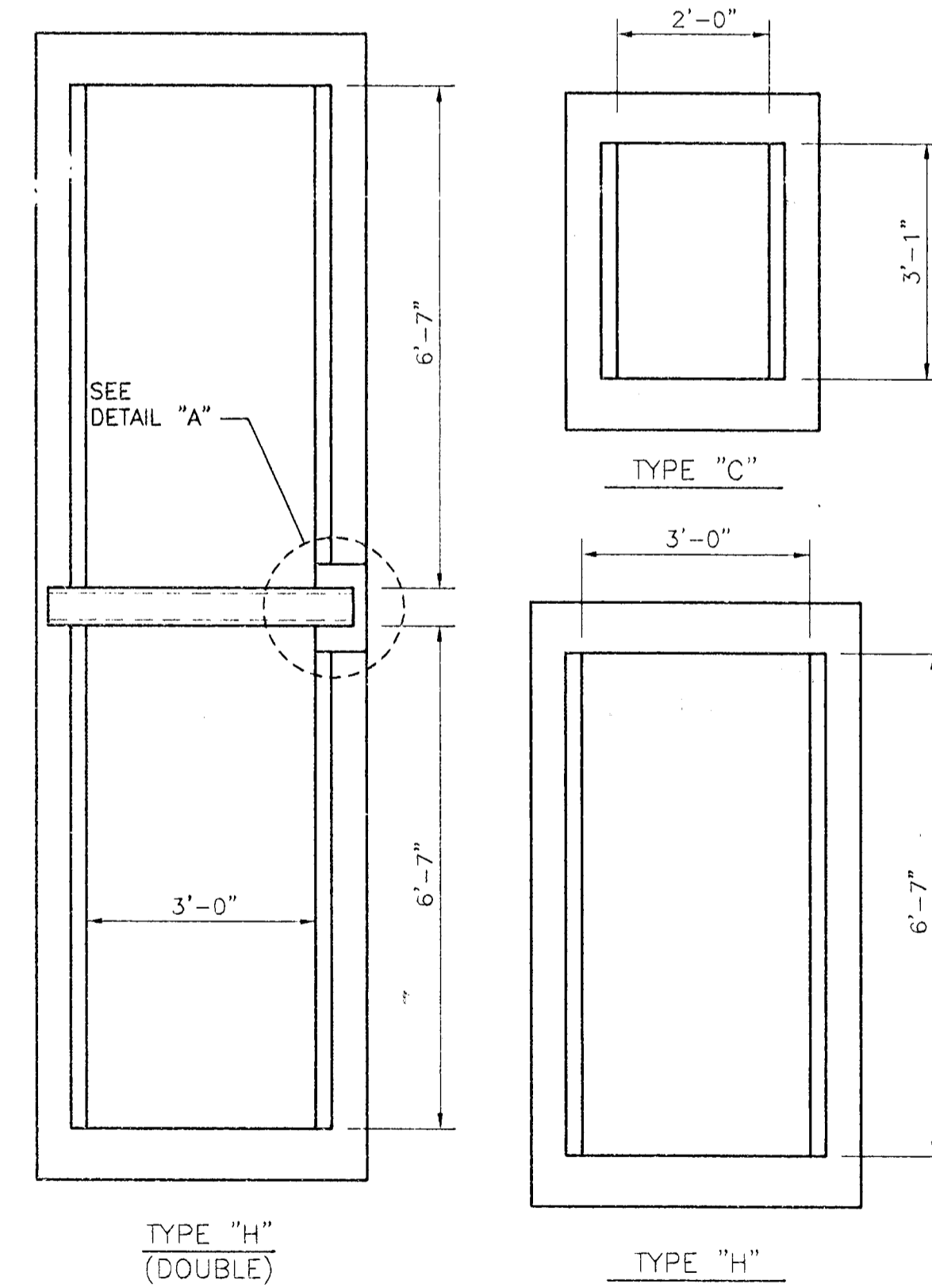
SECTION "K-K"



TYPE "CS-7"  
OPENING



SECTION "A-A"  
DETENTION POND  
TYPICAL CONTROL STRUCTURE  
MODIFIED



NOTE:  
CONTRACTOR SHALL SUBMIT SHOP DRAWINGS  
TO ENGINEER FOR APPROVAL PRIOR TO  
CONSTRUCTING CONTROL STRUCTURES

NOTE:  
DRAWING NOT TO SCALE

<p>HEIDT &amp; ASSOCIATES, Inc. Tampa • Fort Myers • Sarasota-Manatee</p> <p>Tampa Office 2212 Swann Avenue Tampa, Florida 33608 Phone: 813-253-5311 Fivolas: 727-442-5538 F5000: 727-942-2401 FAX: 813-253-2478</p> <p>DATE: 7-18-07 BY: B. PATRICK GASSAW, P.E. NO. 38637 FLORIDA PROFESSIONAL ENGINEER</p>		<p>CONTROL STRUCTURE DETAILS</p> <p>JOB NO. CNT-CT-025</p> <p>DESIGN WERTZ</p> <p>DRAWN MIDDLETON</p> <p>DATE 4-4-2005</p> <p>FILE CSTR2</p>		<p>CONNERTON VILLAGE TWO PHASES IA, IB, 1C &amp; 1D</p> <p>PREPARED FOR: CONNERTON, L.L.C.</p> <p>Elevations based on National Geodetic Vertical Datum 1929 (NGVD 29) Conversion from NGVD 29 to NAVD 88 = -0.85 Feet</p> <p><b>SHEET 97 OF 145 SHEETS</b></p>		
DATE	DESCRIPTION	BY	REVISIONS			

SEE SHEET 20

"RECORD DRAWINGS"  
PHASE 1A, 1B & 1D  
FACILITIES SHOWN HEREON HAVE BEEN, TO THE BEST OF MY KNOWLEDGE,  
CONSTRUCTED IN SUBSTANTIAL ACCORDANCE WITH APPROVED PLANS.  
SPECIFICATIONS AND MODIFICATIONS FOR THIS PROJECT. VERIFICATION IS  
BASED ON PERIODIC CONSTRUCTION OBSERVATION AND SURVEY NOTATIONS  
SHOWN ON PLANS. SURVEYED DIMENSIONS AND ELEVATIONS SHOWN AS  
RECORD INFORMATION HAVE BEEN FIELD VERIFIED.  
DATE: 3-7-07  
PHASE 1C  
DATE: 2-28-08

LEGEND

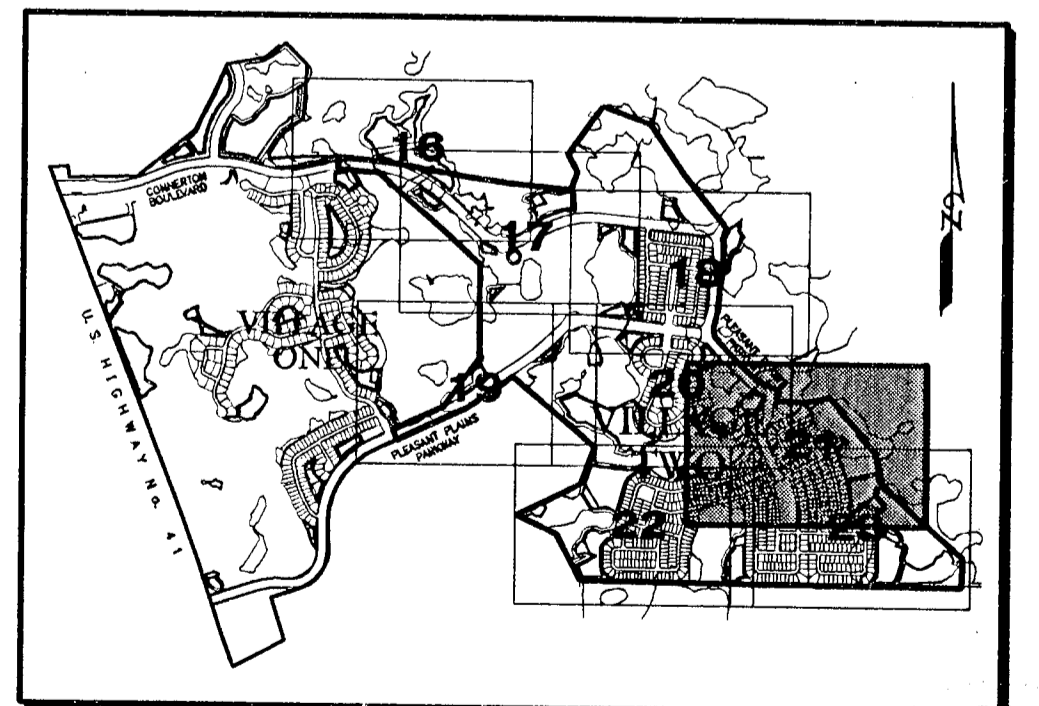
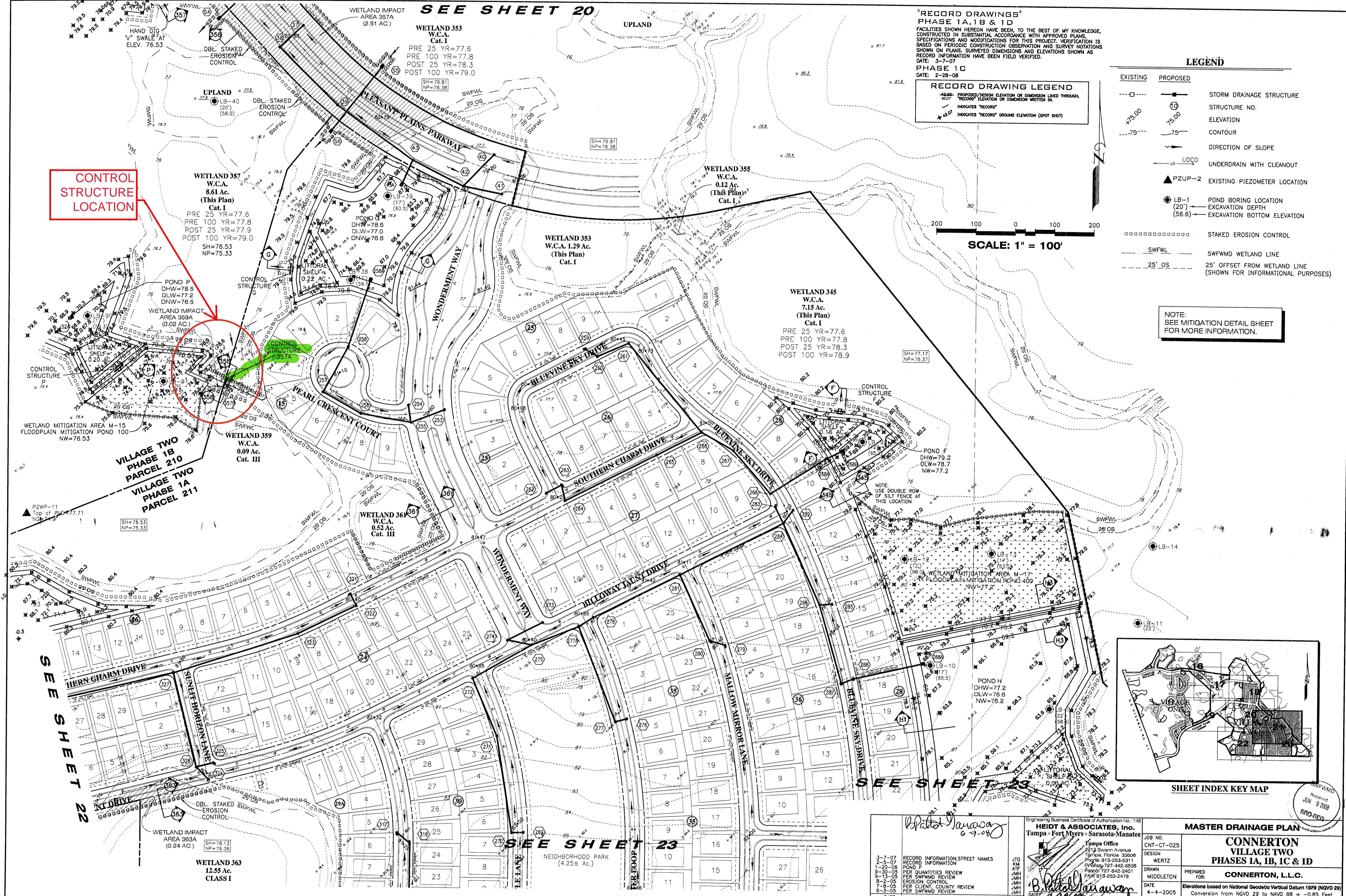
- | EXISTING | PROPOSED |  |
|----------|----------|--|
| ---□---  | ---□---  | STORM DRAINAGE STRUCTURE   |
|          | ⊕        | STRUCTURE NO.  |
| 75.00    | 75.00    | ELEVATION  |
| ---75--- | ---75--- | CONTOUR  |
|          | ↘        | DIRECTION OF SLOPE   |
|          | --- ---  | UDCO UNDERDRAIN WITH CLEANOUT  |
|          | ▲        | PZUP-2 EXISTING PIEZOMETER LOCATION                                    |
|          | ⊕        | POND BORING LOCATION   |
|          | ⊕        | EXCAVATION DEPTH   |
|          | ⊕        | EXCAVATION BOTTOM ELEVATION  |
| □□□□□□□□ |          | STAKED EROSION CONTROL   |
| ---      | ---      | SWFWL SWFWMD WETLAND LINE  |
| ---      | ---      | 25' OS 25' OFFSET FROM WETLAND LINE (SHOWN FOR INFORMATIONAL PURPOSES) |

RECORD DRAWING LEGEND  
-42.07- PROPOSED/DESIGN ELEVATION OR DIMENSION LINED THROUGH  
42.07 RECORD ELEVATION OR DIMENSION WRITTEN IN  
✓ INDICATES "RECORD"  
★ 42.07 INDICATES "RECORD" GROUND ELEVATION (SPOT SHOT)

SCALE: 1" = 100'

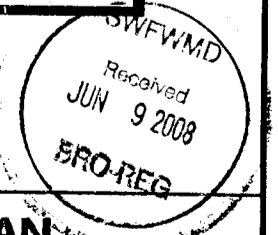
NOTE:  
SEE MITIGATION DETAIL SHEET  
FOR MORE INFORMATION.

CONTROL  
STRUCTURE  
LOCATION



SHEET INDEX KEY MAP

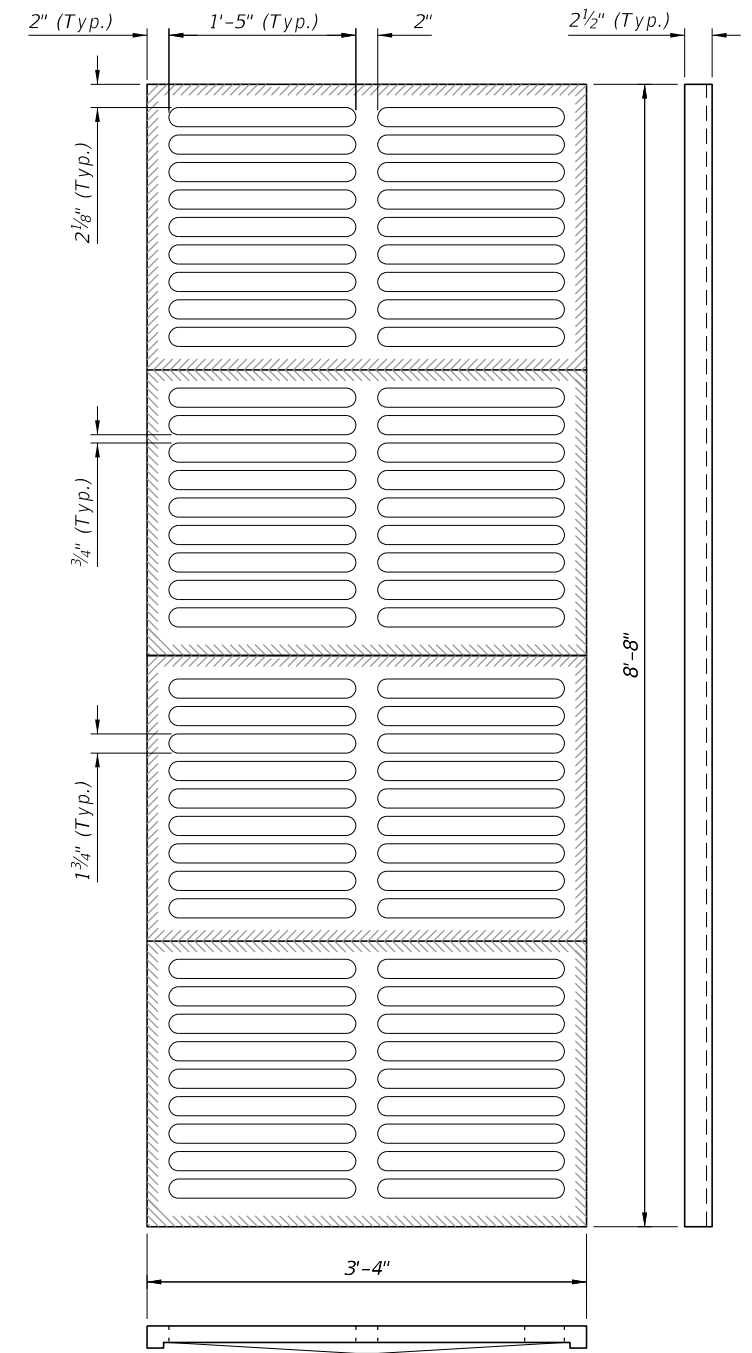
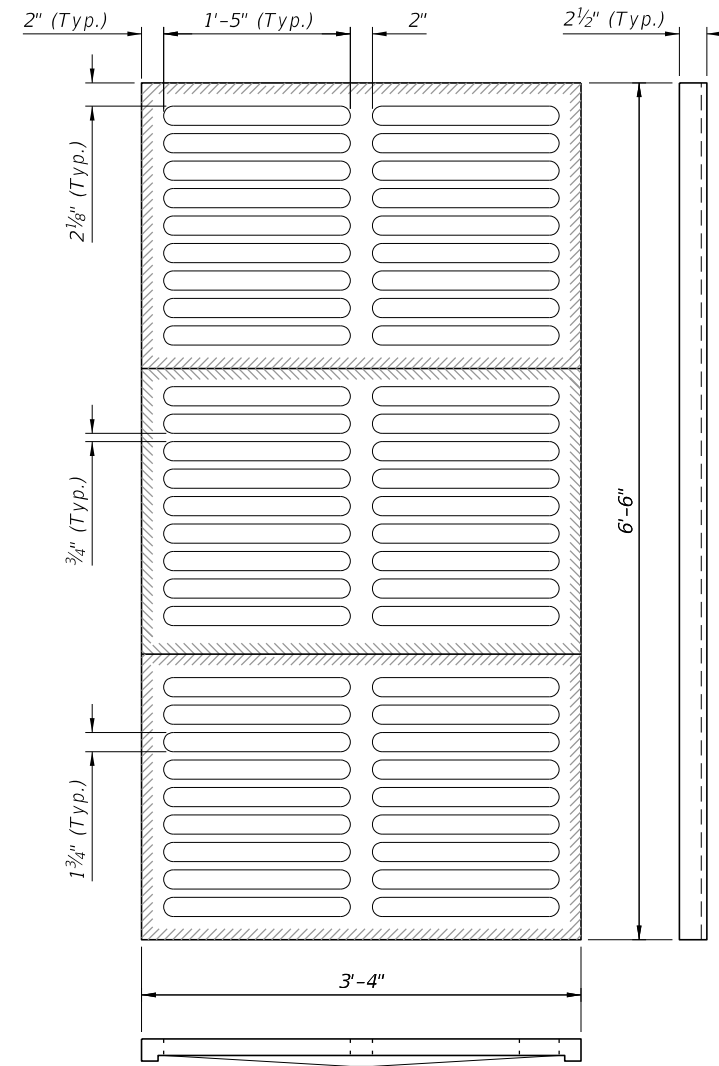
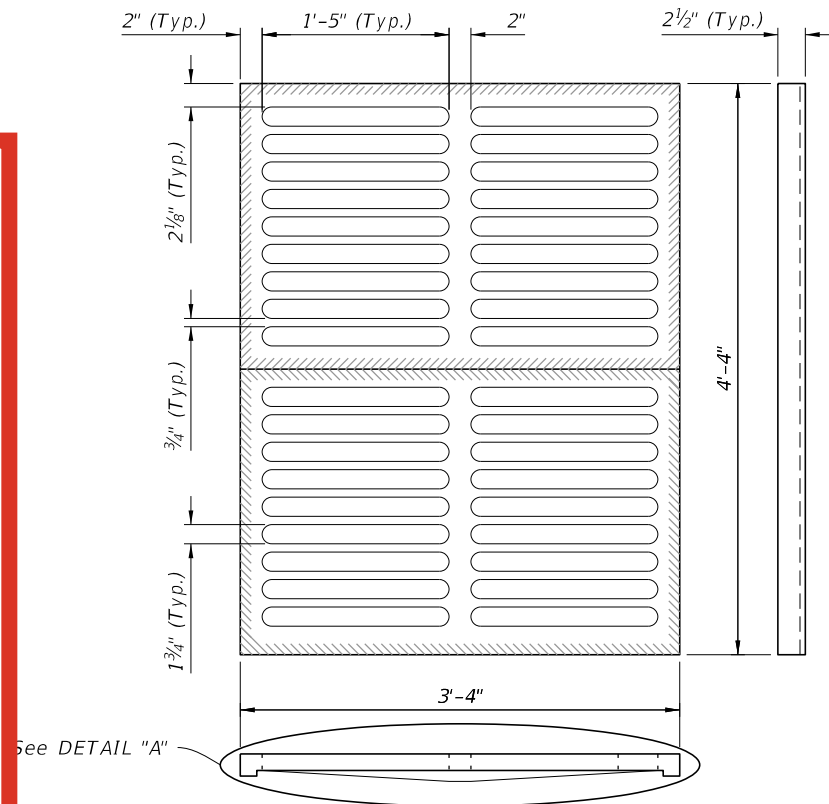
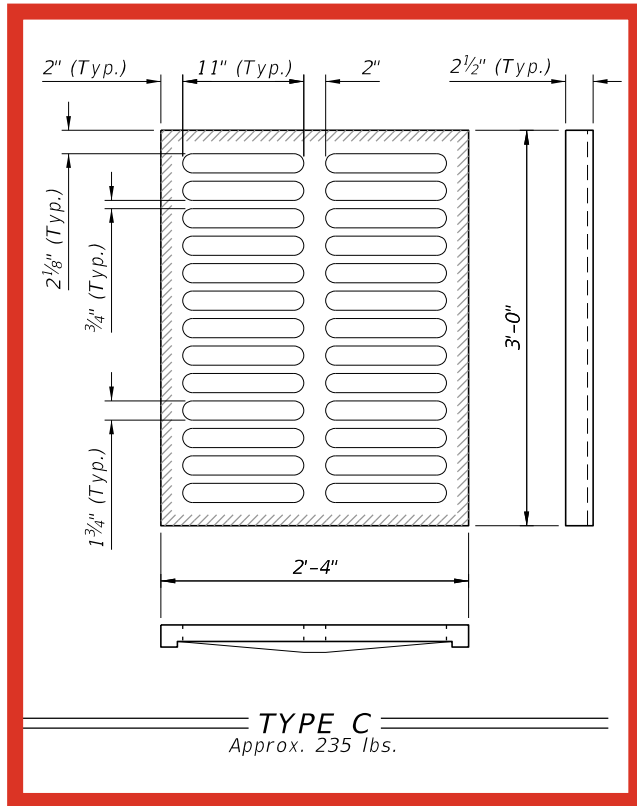
<p><i>B. Patrick Gossaway</i> 6-9-08</p>		<p>Engineering Business Certificate of Authorization No. 148 <b>HEIDT &amp; ASSOCIATES, Inc.</b> Tampa • Fort Myers • Sarasota • Manatee</p>		<p><b>MASTER DRAINAGE PLAN</b></p>	
<p>Tampa Office 2212 Swann Avenue Tampa, Florida 33606 Phone: 813-253-5311 Mobile: 727-442-8538 Fax: 813-253-2478</p>		<p>JTG K4 ATP JMH JMH JMH JMH JMH</p>		<p>JOB NO. CNT-CT-025 DESIGN WERTZ DRAWN MIDDLETON DATE 4-4-2005 FILE *MD6</p>	
<p>3-7-07 RECORD INFORMATION STREET NAMES 2-5-07 RECORD INFORMATION 3-20-06 POND F 9-30-05 PER QUANTITIES REVIEW 9-13-05 PER SWFWMD REVIEW 9-2-05 EROSION CONTROL 7-8-05 PER CLIENT COUNTY REVIEW 6-3-05 PER SWFWMD REVIEW</p>		<p>PREPARED FOR: <b>CONNERTON, L.L.C.</b></p>		<p><b>CONNERTON VILLAGE TWO PHASES 1A, 1B, 1C &amp; 1D</b></p>	
<p>DATE DESCRIPTION BY</p>		<p>REVISIONS</p>		<p>Elevations based on National Geodetic Vertical Datum 1989 (NGVD 89) Conversion from NGVD 29 to NAVD 88 = -0.85 Feet</p>	
<p>DATE DESCRIPTION BY</p>		<p>REVISIONS</p>		<p><b>SHEET 21 OF 145 SHEETS</b></p>	



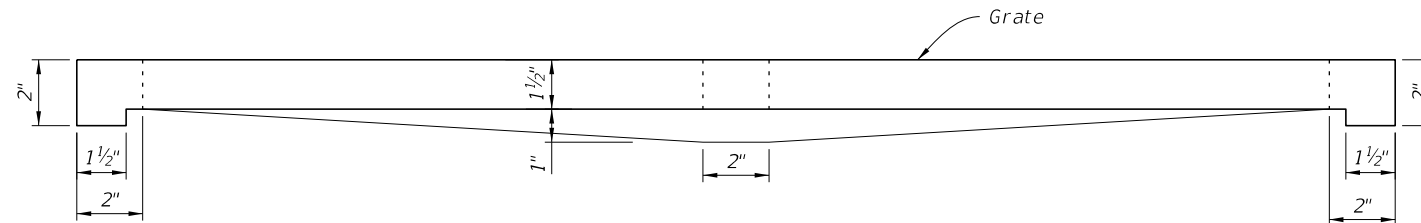
P:\CONNETTON\VILLAGE 2 PH 1A, 1B, 1C, 1D\ENGINEERING\DWG\DWG\_MODEL\_2\28\2808.DWG, MODEL\_2\28\2808.DWG 8:41:35 AM, KENN

**NOTES:**

1. Steel Grates are required on inlets with traversable slots and on Inlets where bicycle traffic is anticipated.
2. Cast Iron Grates are not permitted on Inlet Type D.



See DETAIL "A"



**DETAIL "A"**  
(Typical Section)

9/10/2024 11:44:01 AM

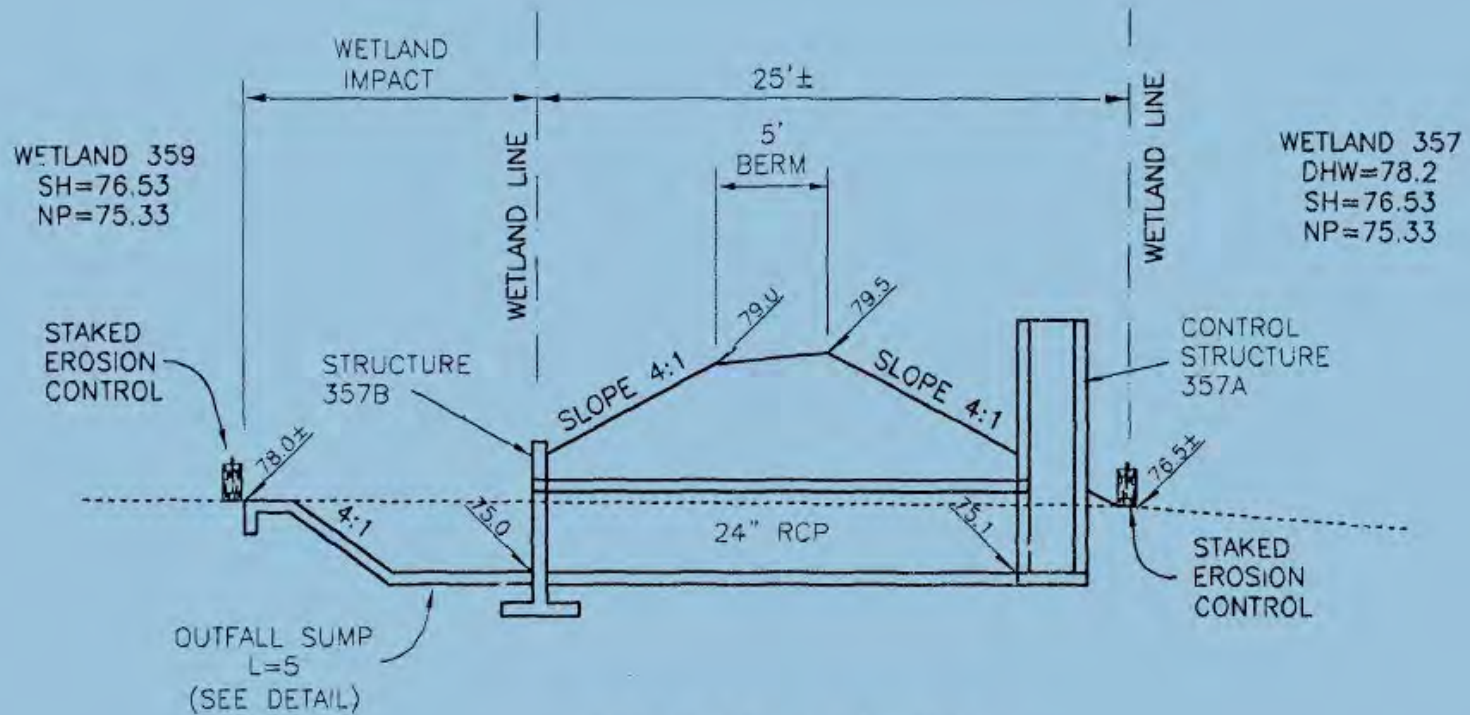
LAST REVISION 11/01/20	DESCRIPTION:
---------------------------	--------------

**FDOT**  
FY 2025-26  
STANDARD PLANS

DITCH BOTTOM INLET TYPES C, D, E, AND H

INDEX 425-052	SHEET 7 of 14
------------------	------------------

**CAST IRON GRATE DETAILS**



**SECTION 358-358**









## Proposal for Stormwater Structure Cleaning, Debris Removal, and Grate Replacement

Prepared For: Connerton West CDD

**Contractor:** Advanced Drainage Solutions (ADS)

**Date Created:** 05/04/2026

**Proposal No. :** 1256

**Project Location:** Pearl Crescent Ct.

### Project Overview

*This project includes cleaning of a stormwater structure by removing sediment, debris, and biological obstructions to restore proper function. The work also involves inspecting internal components, installing a new cast iron grate to fit the existing opening, and completing final cleanup with proper disposal of all removed materials.*

### Scope of Work

1. Access and dewater structure as needed (low water conditions assumed)
2. Remove accumulated debris, sediment, and biological obstructions (including apple snails)
3. Clean and inspect internal components including treatment plate and orifice/control features
4. Dispose of removed materials offsite in accordance with local regulations
5. Furnish and install new cast iron grate (approx. 24" x 36") sized to fit existing ~28.5" x 37" opening
6. Final inspection and site cleanup

**Total Project Cost**

\$2,450.00

### Assumptions & Schedule

Work is based on the assumptions that the structure is accessible with light equipment, water levels remain manageable during construction, no major structural repairs are required, and the existing frame and seat are intact and suitable for installation of the new grate. The project can be completed within one day under current low water conditions, with mobilization anticipated within 1-2 weeks of approval.

**Workmanship Warranty**

*ADS LLC warrants that all work performed under this proposal will be free from defects in workmanship for a period of one (1) year from the date of completion. This warranty covers installation and labor only and does not include damage caused by unforeseen conditions or factors beyond contractor control.*

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Accepted date

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Accepted by

## **Tab 5**



Pasco Sheriff's Office  
ATTN: Secondary Employment Office Administrator  
7432 Little Road  
New Port Richey, FL 34654

### CONNERTON WEST CDD

The below is a consolidated daily report of all the deputies that worked the SECURITY @ CONNERTON WEST COMMUNITY detail on 5/3/2026

Deputy: **MERGNER, JACQUELINE (7771)**

Position: COMMUNITY (SECURITY)

Scheduled Time 6:00PM - 10:00PM

Actual Time 6:00PM - 10:00PM

Display Text	Answer Text1
Event Number:	I initiated event number 2026269459 for a Special detail off duty at 21096 FOUNTAIN GARDEN WAY.
Who did you contact upon arrival?	Upon arrival, I emailed Darryla@rizzetta.com.
Were there any other types of violations, such as trespassing, written warnings, additional event numbers:	I spoke with three residents in event number 2026269547 regarding being behind the houses fishing.  I assisted deputies on a citizen assist event number 2026269548, located in the community  I assisted deputies on a domestic disturbance event number 2026269680 Located in the community



Pasco Sheriff's Office  
 ATTN: Secondary Employment Office Administrator  
 7432 Little Road  
 New Port Richey, FL 34654

<p>Please document a detailed Narrative of events that took place during your detail:</p>	<p>On 05/03/2026, I performed an Extra Duty Detail at Connerton West Community.</p> <p>Upon arrival, I emailed Darryla@rizzetta.com.</p> <p>I initiated event number 2026269459 for a Special detail off duty at 21096 FOUNTAIN GARDEN WAY.</p> <p>I patrolled the development from 1800 to 2200 hours. I used my agency-issued cruise lights while patrolling the area to help prevent criminal activity.</p> <p>I spoke with three residents in event number 2026269547 regarding being behind the houses fishing.</p> <p>I assisted deputies on a citizen assist event number 2026269548, located in the community</p> <p>I assisted deputies on a domestic disturbance event number 2026269680 Located in the community</p> <p>I conducted no other events at this time.</p> <p>This concluded my Detail at Connerton West Community.</p>
<p>Was the PSO manpower assigned to the detail sufficient? If no, please provide details and a recommendation for future details.</p>	<p>YES</p>
<p>List any facts, circumstances, or information Extra Duty Admin should be aware of if this detail becomes reoccurring.</p>	<p>na</p>



Pasco Sheriff's Office  
 ATTN: Secondary Employment Office Administrator  
 7432 Little Road  
 New Port Richey, FL 34654

**CONNERTON WEST CDD**

**The below is a consolidated daily report of all the deputies that worked the SECURITY @ CONNERTON WEST COMMUNITY detail on 5/8/2026**

Deputy: **MAURI, MANUEL (7180)**

Position: COMMUNITY (SECURITY)

Scheduled Time 4:00PM - 8:00PM

Actual Time 4:00PM - 8:00PM

Display Text	Answer Text1
Event Number:	2026281168
Who did you contact upon arrival?	darryla
Were there any other types of violations, such as trespassing, written warnings, additional event numbers:	2026281188
Please document a detailed Narrative of events that took place during your detail:	I arrived at the post time and provided heavy law enforcement presence. Throughout my shift I observed no signs of suspicious activity on property or within the area as everything appeared to be x4. I responded to 1 call for service in reference to a verbal in oprogress.
Was the PSO manpower assigned to the detail sufficient? If no, please provide details and a recommendation for future details.	YES
List any facts, circumstances, or information Extra Duty Admin should be aware of if this detail becomes reoccurring.	n/a



Pasco Sheriff's Office  
 ATTN: Secondary Employment Office Administrator  
 7432 Little Road  
 New Port Richey, FL 34654

**CONNERTON WEST CDD**

**The below is a consolidated daily report of all the deputies that worked the SECURITY @ CONNERTON WEST COMMUNITY detail on 5/14/2026**

Deputy: **COOKE, JUSTIN (6824)**  
 Position: COMMUNITY (SECURITY)  
 Scheduled Time 6:00PM - 10:00PM  
 Actual Time 6:00PM - 10:00PM

Display Text	Answer Text1
Event Number:	2026294334
Who did you contact upon arrival?	yes
Were there any other types of violations, such as trespassing, written warnings, additional event numbers:	na
Please document a detailed Narrative of events that took place during your detail:	Arrived at 1600 hours and checked in via email as requested. Patrolled the neighborhood. Did not observe anyone fishing in the pounds. Responded to a medical emergency at a home near the club house. No other issues to report this tour.
Was the PSO manpower assigned to the detail sufficient? If no, please provide details and a recommendation for future details.	YES
List any facts, circumstances, or information Extra Duty Admin should be aware of if this detail becomes reoccurring.	na



Pasco Sheriff's Office  
ATTN: Secondary Employment Office Administrator  
7432 Little Road  
New Port Richey, FL 34654

**CONNERTON WEST CDD**

**The below is a consolidated daily report of all the deputies that worked the SECURITY @ CONNERTON WEST COMMUNITY detail on 5/19/2026**

Deputy: **VILLA, NICHOLAS (7830)**  
Position: COMMUNITY (SECURITY)  
Scheduled Time 2:00PM - 6:00PM  
Actual Time 2:00PM - 6:00PM

Display Text	Answer Text1
Event Number:	2026304504
Who did you contact upon arrival?	POC
Were there any other types of violations, such as trespassing, written warnings, additional event numbers:	N/A
Please document a detailed Narrative of events that took place during your detail:	On 05/19/2026, between the hours of 1400 hours and 1800 hours, I conducted a patrol of the designated Connerton neighborhoods. While patrolling the neighborhoods, I did not observe any suspicious or criminal activity while patrolling.
Was the PSO manpower assigned to the detail sufficient? If no, please provide details and a recommendation for future details.	YES
List any facts, circumstances, or information Extra Duty Admin should be aware of if this detail becomes reoccurring.	N/A



Pasco Sheriff's Office  
 ATTN: Secondary Employment Office Administrator  
 7432 Little Road  
 New Port Richey, FL 34654

**CONNERTON WEST CDD**

**The below is a consolidated daily report of all the deputies that worked the SECURITY @ CONNERTON WEST COMMUNITY detail on 5/23/2026**

Deputy: **PETERS, JOSHUA (3096)**  
 Position: COMMUNITY (SECURITY)  
 Scheduled Time 6:00PM - 10:00PM  
 Actual Time 6:00PM - 10:00PM

Display Text	Answer Text1
Event Number:	2026327149
Who did you contact upon arrival?	vendor via email
Were there any other types of violations, such as trespassing, written warnings, additional event numbers:	nothing observed
Please document a detailed Narrative of events that took place during your detail:	upon arrival, I conducted patrols around the community. I watched the construction area as well as the elementary school. The rain was very heavy and there was lightning so I observed very little people outside. Nothing suspicious. No golf cart or e-bikes were observed during my shift. I continue to patrol the communities. I observed nothing suspicious, and no traffic violations were observed. I had no calls for service and at the end of the shift I left the community. Nothing else to report at this time.
Was the PSO manpower assigned to the detail sufficient? If no, please provide details and a recommendation for future details.	YES
List any facts, circumstances, or information Extra Duty Admin should be aware of if this detail becomes reoccurring.	na

## **Tab 6**

# CONNERTON WEST

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## COMMUNITY ASSET MANAGEMENT REPORT



May 07, 2026

Rizzetta & Company

Amiee Brodeen– Community Asset Manager



Rizzetta & Company  
Professionals in Community Management

# Summary, Pleasant Plains Pkwy

## Summary, General Updates, Recent & Upcoming Maintenance Events

- During the month of May, all Bahia turf shall receive the application of 1,530 lbs. (31 – 50 lb. bags) of 24-0-11 with pre-emergent herbicide. In June, all Bahia turf shall receive the application of 312 lbs. (7 – 50 lb. bags) with an application rate of 2 oz./1,000 lbs. with pre-emergent herbicide.
- During the month of May, all St. Augustine turf shall receive an application of 1,140 lbs. (33 - 50 lb. bags) an application rate of 2.5 lbs./1,000 of 24-0-11 with pre-emergent herbicide.
- During the month of May, all Ornamentals shall receive an application of 844 lbs. with an application rate of 2.5 lbs. using a 20-20-20 formula.
- In June, all Palms shall receive an application of 117 lbs. (3 – 50 lb. bags) of 8-2-12+4Mg fertilizer.

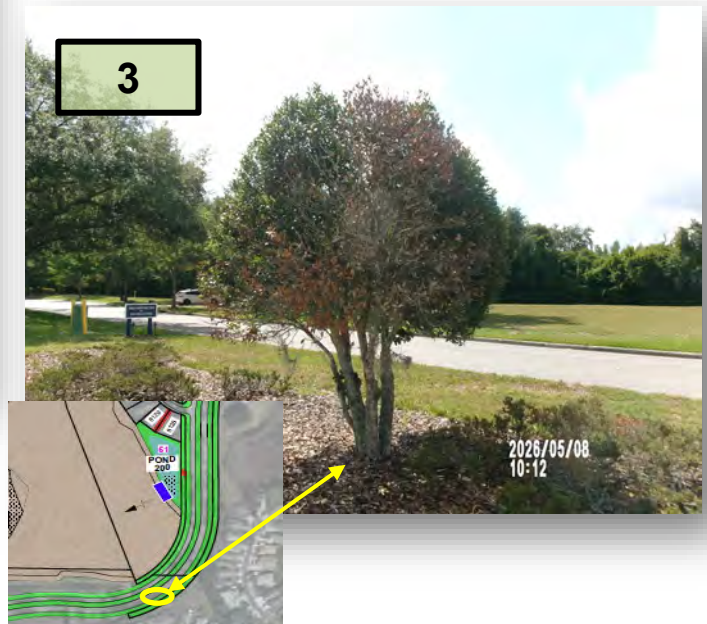
The following are action items for Fieldstone or Ballenger & Co., (B&C) to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a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

- 1. West End PPP:** A large concentration of dollarweed in the median across from the Pasco Pump Station. This condition may indicate excessive irrigation or improper system operation and should be evaluated. (Pic 1)



- 2. West End PPP:** Exposed dripline within the median, showing signs of sun bleaching. If irrigation repairs are being performed in this area, the dripline should be properly reburied to prevent damage.

- 3. West End PPP:** A holly tree within the median has significant decline, with approximately half of the canopy appearing nonviable. No visible pest activity was noted at the time of inspection, and irrigation does not appear to be excessive in this area. It is recommended that Fieldstone further evaluate the tree and canopy condition to determine whether removal is necessary. (Pic 3)



# Pleasant Plains Pkwy, Forget Me Not, Westerland Dr, SR 54

4. **PPP:** While traveling westbound, several tree branches were damaged; likely from contact with tall vehicles, resulting in broken, hanging, and declining limbs. It is recommended that these trees be properly limbed up to a minimum clearance of 15 feet over the roadway.
5. **Annual Beds:** Fieldstone is requested to coordinate with Ballenger regarding the scheduled installation of annuals. Additionally, pre-emergent herbicide (PreM) should be applied prior to installation to prevent weed intrusion, as this has been an ongoing issue with the previous vendor.
6. **Forget Me Not / PPP:** On the east side of the roundabout, nutsedge is encroaching into the planting beds. Immediate treatment is recommended, as this species can quickly spread and dominate the beds if not promptly controlled. (Pic 6)



7. **PPP / Jasmine Abbey:** North side of the roadway, just prior to the Jasmine Abbey entrance, a tree is in severe decline or is potentially dead. It is recommended that Fieldstone conduct a closer inspection to determine whether removal is warranted.
8. **Westerland Dr:** Debris accumulation at the curb inlet on the east side of the roadway. Remove to ensure proper water flow and drainage.

9. **Southern Magnolia Leaves:** Due to the thicker nature and slower decomposition rate of Southern Magnolia leaves, accumulation within planting beds can negatively impact shrub health. It is recommended that crews remove excess leaf buildup during each detailing cycle to prevent overcrowding and maintain plant health.
10. **Westerland Dr / PPP:** The tree ring was well-defined and properly edged; however, pennywort and encroaching St. Augustine turf were present within the ring.
11. **Westerland Dr Median:** Weedy growth, including lamb's quarters and beggarstick, are growing within the planting beds. Properly clean out and remove all invasive or undesirable vegetation.
12. **Planting Beds:** Turf grass encroaching within mulched planting areas. Treat all invasive turf and be remove to maintain proper bed definition and support plant health.
13. **Westerland Dr / PPP:** West of Westerland, within the large open field, a previously flush cut tree location, now showing a ground depression likely caused by root decay. The surrounding turf appears noticeably greener, which may indicate the presence of an irrigation head being obstructed. [It is recommended that Ballenger inspect this area to confirm whether an irrigation component is present and address as needed. \(Pic 13>\)](#)
14. **Irrigation Lids:** Multiple irrigation lids within the area, maintenance crews need to ensure all lids and electrical boxes are properly edged and kept clear of overgrown turf to maintain accessibility and visibility.
15. **East of SR 54:** Weedy growth within the planting beds. These areas need to be cleaned out and treated to prevent....(Nxt pg)



# Pleasant Plains Pkwy, Swiss Chard, Dog Park, Butterfly Kiss

(#15 Cont.)....further spread. Additionally, basal growth was noted on the crape myrtles and should be properly limbed up to maintain structure and overall tree health. (Pic 15)



(#18 Cont.)....an anticipated schedule for when this work will be completed.

**19. Dog Park:** On the east side of the dog park entrance, a Sweetgum tree is leaning. The tree was temporarily adjusted; however, it appears to have been planted too deeply and will require proper lifting and backfilling to ensure stability and long-term health. (Pic 19)



**16. Verona Entrance:** Phasey bean encroaching within the muhly grasses in the median near the Verona sign. It is recommended that this invasive growth be removed to maintain the integrity and appearance of the planting beds.

**17. PPP / Swiss Chard:** East of the Verona entrance, excessive weed growth along the backside areas. Address promptly, with removal and treatment implemented to regain control.

**18. Dog Park:** The proposal for shrub removal along the fence line was approved at the Monday Board meeting. Please provide..



**20. Butterfly Kiss:** I commend for proactively relocating the small soccer net to allow for proper mowing underneath. This item had been consistently missed over the past three months by the previous vendor.

**21. Blue Mist / PPP:** A tree on the north side of PPP in decline and exhibiting signs of potential disease. Fieldstone, properly diagnosed prior to any removal to determine the most appropriate course of action.

**22. Willow Vista:** Flax lilies showing signs consistent with rust. Inspect and provide treatment to be applied promptly to prevent further spread, as this condition can impact entire planting beds. Additionally, spent flower stalks should be removed, and planting beds need to be weeded. (Pic 22>)

**23. Willow Vista:** The turf within the right of way (ROW) appears to have significantly declined and is now largely comprised....(Nxt pg)

# Willow Vista, Pleasant Plains Pkwy

(Cont. 23)....of weeds. This area is not currently irrigated. It is recommended that the vendor evaluate options for restoration or propose a management plan for improvement.

**24. Willow Vista:** The planting bed containing the dead palm needs detailing. This area tends to be wet due to the slope. When visiting check on the other palm tree that is struggling; it does have a green spear.

**25. PPP / Willow Vista:** Along the corridor west of the Willow Vista entrance, planting beds have significant weed overgrowth, with vegetation reaching approximately four feet in height. This area has been an ongoing concern and requires consistent detailing. (Pic 25)



**26. PPP:** In the same corridor referenced above, a hole was observed forming beneath the fence line. Backfill with soil and cover with surrounding mulch to restore grade and prevent further erosion or intrusion. (Pic 26)



**27. Edging:** Along the planting beds west of the Willow Vista entrance, edging was inconsistent, with several areas left unmaintained, allowing turf to encroach into the beds.

**28. Willow Vista Entrance:** Along the east side planting bed, significant maintenance deficiencies were noted, including heavy turf weed encroachment, volunteer tree growth, a dead palm, and inconsistent edging. This location has been an ongoing concern, with continued loss of pine trees and flax lilies to the adjacent preserve area. This area needs this bed to be thoroughly cleaned, properly edged, and restored. Further discussion and review of this area can be conducted during the next site visit. (Pic 28a>, 28b>)

**29. Willow Vista Entrance:** On the east side, just before Woodshadow, the turf has significant decline and increasing weed encroachment. This area has been previously reported; however, no confirmation has been provided regarding irrigation functionality. It is recommended that Ballenger inspect this area to verify proper irrigation operation and determine necessary corrective action.



# Acadia Loop, Pleasant Plains Pkwy, Emory Oak

**30. Ballenger:** At the corner of Woodshadow (just before Acadia Loop), the turf appears to be in good condition within one section; however, there is concern that the irrigation head may not be properly rising above the St. Augustine turf. Ballenger, please perform a wet check to ensure adequate coverage and proper system functionality in this area. (Pic 30>)

**31. Acadia Loop:** The turf in this area is in poor condition, with significant decline and dry, sandy conditions becoming prevalent. I turned the valve on to confirm that irrigation is operational; however, the turf continues to deteriorate, with progressive browning and dieback documented over time. It is recommended that the vendor further evaluate this area to determine the....



(#31 Cont.)....underlying cause and provide a corrective action plan. (Pic 31)



**32. PPP – East of Emory Oak:** A pine tree in this area was previously reported over the past two months and continues to exhibit yellowing needles consistent with chlorosis. No update has been received regarding treatment. Fieldstone inspect, diagnose, and treat the tree as appropriate. (Pic 32>)

# White Sage, Blue Myrtle, Shadyside, Pond M8

**33. White Sage / Blue Myrtle:** Please note mulch is being displaced during rainfall, particularly along edges adjacent to hardscape surfaces. It is recommended that planting beds be properly trenched along curbs and sidewalks to prevent washout. While improvements have been noted, including recent weed removal, turf grass continues to encroach into mulched areas. This pocket park has been an ongoing concern and would benefit from more consistent maintenance to restore overall condition and appearance.

**34. Shadyside / White Sage:** A potential irrigation issue in this area, possibly due to damaged dripline or a malfunctioning irrigation head. A possible washout near the sidewalk. Ballenger perform a wet check to evaluate system performance and rule out any additional contributing factors. (Pic 34>)

**35. Pleasant Woods Dr:** Planting beds appear to have been string trimmed rather than properly weeded, resulting in incomplete removal. Additionally, a palm sapling was growing within the flax lilies and should have been removed. These planting beds need to be thoroughly detailed. (Pic 35>)

**36. Pond M8:** Dog fennel encroaching the pond edge area; have the crews trim back this....



(#36 Cont.)...growth; please note, herbicide treatment should not be applied due to the proximity to the water. (Pic 36)



# Connerton Blvd, Rose Cottage Way

**37. Connerton Blvd:** In the northwest turf area, a section of saturated ground with rutting beginning to develop, likely from mowing equipment. It is unclear whether this condition is due to irrigation or recent rainfall. Ballenger, please inspect the irrigation system to determine if overwatering is contributing to this issue and address as needed.

**38. Connerton Blvd:** Within the median west of the fountain, poison ivy is growing within the juniper plantings. Carefully treat and remove. (Pic 38)



**39. Connerton Blvd:** In the same vicinity as noted above, dead ornamental grasses between the larger hedge plantings; remove to maintain overall bed appearance and plant health. (Pic 39)



**40. Connerton Blvd:** On the south side of the roadway, just east of SR 45, the planting bed is in poor condition and in need of significant maintenance. Previous direction was given to the prior vendor to treat and detail this area; however, those actions were not completed. As a result, cogongrass has become established and is now spreading aggressively. Flax lilies also require trimming and removal of dead foliage. Remove all invasive and unwanted vegetation. (Pic 40a, 40b)



**41. Rose Cottage Way:** The roundabout planting beds require treatment and detailing. Bindweed growing on top of the hedge and beginning to overtake the area. This invasive growth needs to be treated promptly and that bed edges be properly defined and maintained.

# Garden Party Park, Magnolia Park

**42. Garden Party Park:** Trumpet creeper growing along the arbor (along the north side of park), extending into the crape myrtle canopy and encroaching into the jasmine plantings, causing structural interference. The trumpet creeper needs to be trimmed back and removed as necessary. Additionally, the crape myrtle canopy should be detailed to match the form and appearance of the opposite side. (Pic 42)

(#44 Cont.)...Fieldstone, ensure this location is included and consistently addressed during each Magnolia Park service visit to maintain overall site quality. (Pic 44a, 44b)



**43. Magnolia Park:** A damaged lamp post on the south side of the park, likely resulting from contact with mowing equipment at the base. At this time, this is the only location identified; however, additional instances will be monitored and reported during future inspections if observed. (Pic 43>)



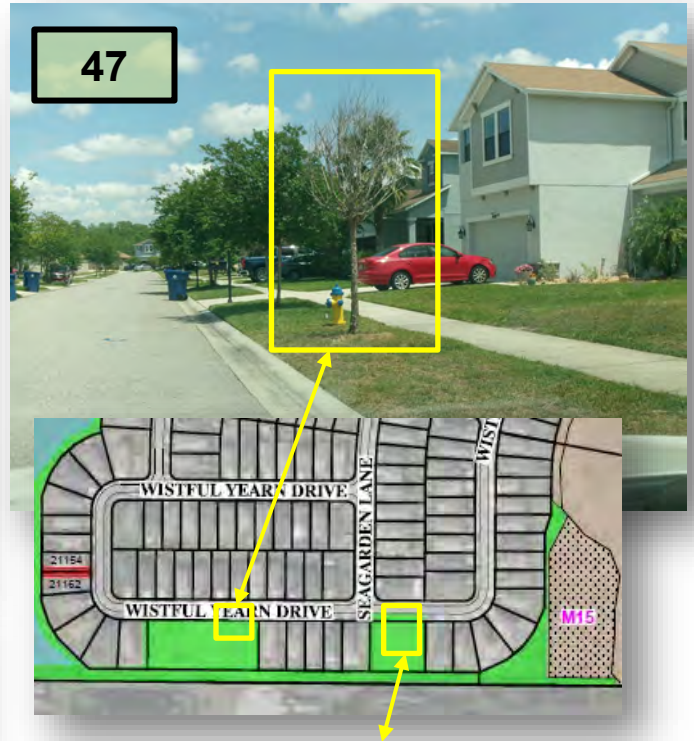
**44. Magnolia Park:** On the west end of the park, between the Jack Frost shrubs and the baluster, this area has historically been overlooked during routine maintenance.....

# Cressida Ct, Wistful Yearn Dr, Wistful Yearn Way

**45. Cressida Ct:** The planting bed along the brick wall needs thoroughly cleaned, with the viburnum hedge properly shaped and detailed. Additionally, bed edging should be reestablished along the turf line, and all weeds beneath the shrubs should be removed. (Pic 45a, 45b)



(#47 Cont.)...recommended that this tree be monitored through June–July to assess potential recovery during the rainy season and determine if new growth develops before considering further action. (Pic 47)



**48. Wistful Yearn Dr:** Along the same road noted above, an additional tree within the park is in a gradual state of recovery. It is recommended that this tree continue to be monitored through the upcoming rainy season (June–July) to evaluate new growth and overall health before determining any further action. (Pic 48)



**46. Cressida Ct:** The turf within the center roundabout is patchy and impacted by significant leaf accumulation. Remove the excess leaves to reduce shading and allow for turf recovery. Additionally, appropriate treatment should be implemented to support turf rejuvenation and improve overall condition.

**47. Wistful Yearn Dr:** A tree in the south ROW, is in poor condition; exhibiting peeling bark, trunk cracking, and overall decline. It is....

# Emory Oak, Blue Mist, Emory Oak, Blue Mist

**49. Emory Oak / Blue Mist:** A section of turf along the ROW is heavily infested with crabgrass, nutsedge, spurge, and other warm season weeds. (Pic 49)



(#52 Cont.)....encroaching turf grass. Hand remove all excessive growth above three inches and treat the remaining vegetation to prevent further spread.

**53. Blue Mist:** Near the roundabout at PPP, an oak tree is declining, exhibiting significant basal growth around the trunk, which may indicate underlying root stress. While the tree is currently stable, its overall condition suggests a continued decline over time. It is recommended that this tree be monitored and evaluated for long term viability. (Pic 53)



**50. Emory Oak / Blue Mist:** The mulch bed along the east side, adjacent to the first residential property, needs detailing. Trim the blue daze and the encroaching turf weeds within the bed.

**51. Emory Oak / Pond 26:** North of the pond on the east side, a dead pine tree still standing, I recommended that a proposal be obtained for the removal of dead trees throughout the property in preparation for the upcoming storm season. (Pic 51)



**54. Blue Mist:** On the east side of Blue Mist, south of Emory Oak, the planting bed along the sidewalk is in poor condition, with heavy weed presence and an overall unmaintained appearance. The electrical box in this area was also not properly line trimmed.

**55. Annual Beds:** During annual installation, it should be noted that Sandhill Cranes may displace newly planted materials. Additionally, some annuals have the potential to encroach onto adjacent walkways, and in areas where beds are not properly trenched to a depth of approximately three inches, irrigation runoff may occur. It is recommended that these factors be addressed during installation to ensure plant establishment and bed integrity.

**52. Emory Oak / Blue Mist:** The planting bed closest to the pond has a heavy presence of pepperweed, as well as some thistle and....

# Tab 7

**From:** [Jonah Ballenger](#)  
**To:** [Amiee Brodeen](#)  
**Cc:** [Mark Ballenger II](#); [daryla@rizzetta.com](mailto:daryla@rizzetta.com); [Natasha Betancourt](#)  
**Subject:** [EXTERNAL]Re: Connerton West - Community Asset Manager Report - 05-16-2026  
**Date:** Friday, May 22, 2026 2:21:42 PM  
**Attachments:** [40thfavicongreenandgrey\\_e7db390d-b56a-4e81-820d-2d16e2d0196e.png](#)  
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[facebook\\_017d1b25-a4d1-4558-98f3-ef9c3853a1a5.png](#)  
[youtube\\_1c44b89f-72f5-4416-ad50-3bdacbf54671.png](#)  
[40thfavicongreenandgrey\\_e7db390d-b56a-4e81-820d-2d16e2d0196e.png](#)  
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[greenemailicon\\_ce7bbebf-cb18-41f8-9fd8-4772d48fb5e6.png](#)  
[website\\_7ce9e7f4-af18-496f-b23a-3cff105895ab.png](#)  
[linkedin\\_540330c1-c21b-49fd-9358-8e74e99a2af0.png](#)  
[facebook\\_017d1b25-a4d1-4558-98f3-ef9c3853a1a5.png](#)  
[youtube\\_1c44b89f-72f5-4416-ad50-3bdacbf54671.png](#)  
[2026-05-07 - Connerton West CDD - Community Asset Management Report \(RED\).pdf](#)

**NOTICE: This email originated from outside of the organization.**

Do not click links or open attachments unless you recognize the sender and know the content is safe. Please use the Phish Alert! button to report suspicious messages.

Hello,

Provided below are our responses to the Asset Management Report.

#1 Dollar weed areas on PPP medians- areas are dry; irrigation is only running once per week.

#2 drip exposed on PPP medians needs additional mulch to cover exposed drip; not enough mulch to cover the drip

#13 Westerland Dr / PPP: after inspection, we found that this area is beyond the reach of our rotors; no irrigation component present.

#29 Willow Vista Entrance: controller was recently replaced, as it was not working. Irrigation properly works.

#30 Corner of Woodshadow Before Acadia Loop: upon inspection, the photo appears to be on Steadfast's property side; our CDD controller does not go that far down PPP.

#34 Shadyside / White Sage: there were dripline breaks in this area; these were repaired and irrigation properly works.

#37 Connerton BLVD rutting: overwatering is not due to this problem. We believe that upon rainfall, a residential car performed donuts in this area, leaving ruts all around the ground.

On May 16, 2026, at 4:59 PM, Amiee Brodeen <[abrodeen@rizzetta.com](mailto:abrodeen@rizzetta.com)> wrote:

## **Tab 8**



Enhancing landscape with water-conscious techniques

May 22, 2026

Connerton West CDD – Land O’ Lakes - May Irrigation Report

Routine Maintenance was conducted throughout the month and all alarms were addressed as quickly as possible.

In addition to routine maintenance, the following issues were addressed or proposed:

05/04/2026: Briske Morning Park Valves – Troubleshoot / Repair

05/13/2026: Broken Valve Box – D Clock Connerton Blvd

05/18/2026: Emory Oaks Place – XCH Replacement

05/21/2026: Clock H – Zone 4 Troubleshoot / Repair

Water Use Permit #347.09 meter readings were updated with Southwest Florida Water Management District (SWFWMD). Report is attached.

The following are proposals that have been submitted and awaiting approval. They are attached.

Primrose – Separating Clocks

The weather conditions: extreme drought. ET and solar sync sensors have been checked and are working properly.

If you have any questions or concerns, please feel free to contact us at your earliest convenience.

3840 68<sup>th</sup> Ave. N.  
Pinellas Park, FL 33781  
727-520-1082

PUMPAGE REPORT – 03/2025 – 03/2026

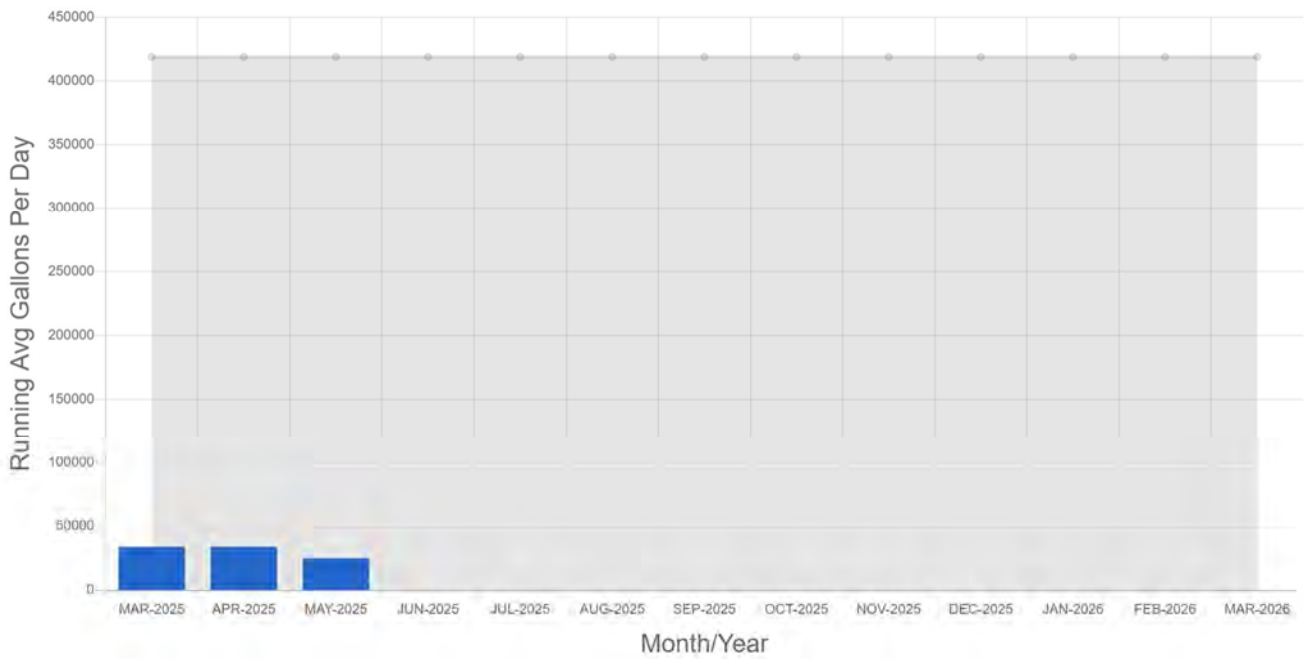
Project Name: Connerton Villages 1-4, Town Center & Employment Center Permit#:

347

Permittee:

Pasco Investment Land, LLC / Attn: Ashley Becker

Record Month-Year	Pumped(GPD)	Permitted(GPD)	Percentage Over Pumpage
MAR-2025	34,121	419,000	0%
APR-2025	34,047	419,000	0%
MAY-2025	25,143	419,000	0%
JUN-2025	18	419,000	0%
JUL-2025	15	419,000	0%
AUG-2025	15	419,000	0%
SEP-2025	8	419,000	0%
OCT-2025	8	419,000	0%
NOV-2025	0	419,000	0%
DEC-2025	0	419,000	0%
JAN-2026	0	419,000	0%
FEB-2026	0	419,000	0%
MAR-2026	0	419,000	0%



## **Tab 9**



**Customer:**

Connerton West CDD  
C/O Rizzetta & Company, Inc.  
3434 Colwell Ave, Suite 200  
Tampa, FL 33614

**Property:**

Connerton West CDD  
  
Land O' Lakes, FL

**Replace EP-2 Pump Station**

Furnish and install the irrigation pump station, including all associated components, materials, and labor required to provide a complete and fully operational system.

Scope of Work:

**Installation Preparation**

- Disassemble and remove the existing irrigation pump station.
- Provide all required equipment rentals and crane services as necessary to complete the removal.
- Perform wet well dive for initial inspection and removal of accessible debris to establish a workable installation area; evaluate overall conditions and identify any additional cleaning or obstruction removal required for proper installation.
- Clean and prep existing concrete slab for installation, including removal of existing skid anchors and surface preparation as needed.
- Transport and dispose of all removed pump station components and materials off-site in accordance with applicable regulations.

**Installation**

- Coordinate with manufacturer on station engineering, layout, and final design confirmation
- Coordinate installation scheduling with manufacturer and customer to align with site readiness
- Provide station skid components and control cabinet engineered to fit within the existing footprint
- Perform station mechanical assembly per manufacturer design, including discharge piping connection to existing irrigation mainline
- Level and align skid, piping, and pumps; secure components using provided concrete wedge anchors and plates

- Complete electrical connections to existing service disconnects

### Start-Up

- Verify all electrical terminations, joint fittings and structural components are secure and in accordance with factory specifications.
- Perform pre-power checks as specified by manufacturer.
- Verify incoming voltage variance and imbalances are within factory recommended tolerances.
- Power up checks as specified by manufacturer.
- Verify proper motor rotation prior to operation.
- Station performance testing and evaluation.
- Complete manufacturer's Start Up report
- Operator training and remote monitoring setup assistance

### Product Specifications:

Performance: 1500GPM @  
80PSI  
Wetwell Depth: 13Ft. - 6in. Site Voltage:  
480Y/277 volt,  
3Phase/60Hz  
Panel SCCR: 35KA  
Model Number: VTV-7C-**60X2**/5ST-480-3-1500-80

### STANDARD EQUIPMENT FEATURES: (Included in Total Station Price)

A variable speed Vertical Turbine pump station shall be provided. The pump station shall include variable frequency drive speed control vertical turbine pumps piping valves electrical panel base and all other features. Station shall be designed to be installed either outside or inside a weather resistant building. A formed and reinforced base platform will support all manifold pumps motors and control panels to provide an integral unit ready to quickly install at the job site. Configuration of station inlet discharge power connections and layout/orientation of basic system components shall be indicated on the sales drawing.

### UL Listed – Package Pumping System

- The PUMP STATION shall be UL listed and meet or exceed UL specifications for a Packaged Pumping System. The station electrical control panel shall meet or exceed

UL508A specifications for safety of industrial control panels. Panel shall be assembled and tested in a UL508A certified panel shop.

### **5HP Submersible Motor -460V/3ph** **1**

- A 5HP high efficiency submersible motor shall be provided. The motor shall be inverter duty rated class F windings and shall be fully sealed with stainless steel splined output shaft.

### **Pump, Submersible Turbine, 5HP** **1**

- A 5HP Submersible Turbine pump shall be provided. The pump shall consist of one or more stages and be designed for maximum performance and efficiency. Bowls shall be made of cast iron or stainless steel. Impellers shall be investment cast stainless steel.

### **60HP VHS Premium Efficiency Motor - 460V/3Ph** **2**

- A 60HP premium efficient (VHS) vertical hollow shaft motor shall be provided. The motor shall be inverter duty rated class F windings and include internal 120V winding heaters. The motor shall be sized properly for continuous operation of the pump at any point along the designed pump performance curve without exceeding the motors specified horsepower rating. The motor shall be equipped with a "Self-Release Coupling" factory configured (bolted to upper bearing) for momentary up thrust protection.

### **Pump, Vertical Turbine, 12ILL-3** **2**

- A Vertical Turbine pump assembly shall be provided. The pump assembly shall consist of one or more stages designed and manufactured by Watertronics in order to achieve maximum performance and efficiency. Standard features shall include ductile iron bowls with O-ring seals between each stage polymer bearings rated for 4 minute dry run 304 STAINLESS STEEL impellers with minimum pressure rating of 100000PSI 416 stainless steel pump shafts 18/8 stainless steel fasteners and a stainless steel inlet basket strainer properly sized for the pump. Each pump assembly shall be factory tested to Hydraulic Institute ANSI/HI 14.6 acceptance grade 2

### **Discharge Head - 6"** **2**

- A heavy duty ductile iron 6 INCH pump discharge head assembly shall be provided for superior durability. The discharge head assembly shall include a check valve butterfly valve and related hardware flow rated for up to 1600GPM and 150

PSI per ANSI B2.1.

## Pressure Maintenance Pump

### Column - 2" Diameter - 304 SS 1

- A 2 INCH diameter pressure maintenance pump column pipe shall be provided. The column pipe shall be fabricated from 304 STAINLESS STEEL. A butterfly valve and check valve shall be provided on the outlet of the column pipe assembly.

### VT Pump Column - 6" Diameter, 3 Piece, Carbon Steel 2

- A 3 Piece 6 INCH diameter vertical turbine pump column and shaft assembly shall be provided. The column pipe shall be fabricated from ASTM Grade A-53 CARBON STEEL pipe. Line shafts shall be fabricated from 416 STAINLESS STEEL. The shaft diameter shall be no less than prescribed by ANSI B58.1 Section 4.2 Table 4. Bearing retainers shall be stainless steel with polymer bearings. The column and shaft assembly shall be designed per the total pump length specified on the sales drawing

### Mechanical Shaft Seal 2

- Each turbine pump discharge head shall contain a mechanical seal assembly located where the line shaft protrudes through the discharge head. The mechanical seal assembly shall consist of a main housing shaft sleeve assembly locking and drive collars. The shaft sleeve shall be machined from 416 stainless steel. The locking and driving collars shall be machined from 7075 aluminum. Integral to the seal housing a permanently lubricated ball bearing shall be mounted located out of the pumping media. The mechanical seal shall be resistant to corrosion and abrasives totally self-lubricating and rated for no less than 300 PSI. The seal assembly shall require no bypass tubes or related devices to provide cooling or lubrication. One seal required per Vertical Turbine pump.

### Discharge Manifold – Duplex 1

- A custom fabricated DUPLEX PUMP discharge manifold shall be provided. The manifold shall be designed and fabricated by Watertronics to maximize flow and efficiency and to meet specific customer installation requirements. All fabricated piping shall conform to ASTM specifications A53 for Grade B welded or seamless pipe. Discharge piping 12" and larger shall be a minimum "Standard Wall" thickness. Discharge piping 10" and smaller shall be Schedule 40. All welded flanges shall be forged steel slip-on or weld neck type. All welded fittings shall be seamless conforming to ASTM Specification A234 with pressure rating not less than 150 psi. The manifold assembly shall include a main discharge isolation valve discharge pressure gauge three 3/4" fertigation ports and a winterization drain port with 3/4" ball valve.

### Off Skid Discharge Straight Manifold - 6" x 4' 1

- A steel 6" Groove x 6" Flange off skid DISCHARGE manifold shall be provided. The manifold shall be custom fabricated for the application and shall be painted the station pipework color unless otherwise specified on the sales drawing. All fabricated piping shall conform to ASTM specifications A53 for Grade B welded or seamless pipe. Discharge piping 8" and above shall be a minimum of Schedule

10. Discharge piping 6" and smaller shall be Schedule 40. All welded flanges shall be forged steel slip-on or weld neck type. All welded fittings shall be seamless conforming to ASTM Specification A234 with pressure rating not less than 150 psi. The discharge manifold shall have a minimum of 3 plugged injection taps for future use.

### **3" Pressure Relief Valve**

**1**

- A 3" pressure relief valve shall be installed on the discharge piping downstream of the pressure regulating valves. The valve shall be sized to bypass sufficient water back to the water source to avoid the discharge pressure from exceeding the maximum programmed pressure set point by more than 10 PSI.

### **Filter, VAF-V1500 - 8" Flange, 1600GPM, 300 micron**

**1**

- A VAF model V1000 series filter shall be provided for superior discharge filtering performance. The filter body and filtration screen shall be fabricated from 316L stainless steel and include VAFs patented bi-directional hydrodynamic flush system that does not require additional motors and electronic controls on the filter for facilitation of the flushing process. The flush cycle shall be fully programmable be controlled by the system PLC and initiated by pressure drop across the filter or on a time interval basis. Flushing shall be controlled by an industrial grade electronic valve actuator and shall occur during normal operation without suspension of the normal irrigation process. Filter assembly includes inlet and outlet isolation valves and includes a filter bypass where applicable as specified on the sales drawing. Maximum flow rate shall be 1600GPM per filter with 300 micron screen

### **Electronic Butterfly Valves**

**2**

- A patented Watertronics EBV "Electronic Butterfly Valve" shall be provided on the pump discharge head. The EBV shall provide for gradual entry of water from the pump into the discharge manifold to allow for complete purging of pump column air and elimination of water hammer surges and check valve slam. The EBV shall also facilitate smooth pump sequencing enhanced flow and pressure regulation. In the event of a VFD failure the EBV shall function as a bypass regulation device to maintain constant pressure regulation and flow without disruption of the irrigation process.

### **Growsmart IM3000 Series Magnetic Flowmeter - 6"**

**1**

- 6" diameter Growsmart electromagnetic flow meter shall be provided to measure



**Variable Frequency Drive, 60HP, 480V/3ph 1**

• A high efficiency industrial grade 60HP variable frequency drive shall be provided. The VFD shall be specifically designed for water pumping applications and include a graphical control interface keypad. All internal printed circuit boards shall be conformal coated for long service life.

**.VFD (XL) Contactor - 460V/3Ph - 60HP 2**

• A 460V/3Ph - 60HP cross line (XL) industrial grade dual interlocking contactor set shall be provided for the pump. The contactor set shall allow the assigned pump to be run manually across the line or from the VFD output. It will also facilitate sequencing of pumps when more than one main pump is present. An HOA (Hand-Off-Auto) switch will be provided for each pump. When HOA is in Hand position the contactor set will engage to power pump directly across the line. If Off position pump will be disabled and when in Auto pump will run on VFD when assigned as lead pump otherwise the contactor set will sequence the pump on as a lag pump where applicable.

**Motor Starter - 460V/3Ph - 5HP 1**

• A 460VAC/3Ph - 5HP industrial grade Motor Starter shall be provided. The motor starter shall provide integrated switching thermal and current overload protection per NEC article 430 safety requirements. The switching contacts shall be rated for a minimum of 200000 cycles under full load conditions.

**Power - Phase Monitor Protection 1**

• An advanced microprocessor-based Power Phase Monitoring system shall be provided to protect the pump system from equipment failure due to power faults occurring on the incoming electrical service to the pump station. The monitor shall actively monitor for phase loss phase reversal phase unbalance under voltage and overvoltage conditions. In the event that these one or more of these conditions occur the Phase Monitor shall signal the PLC logic controller to shut down the pump system preventing damage to pump system components. The phase monitor fault limits and time to trip shall be adjustable. A status LED shall indicate the fault type causing the shutdown event.

**PLC 1 Type 7C - M262**

• The electrical control system shall be an Industrial grade PLC with custom programming written specifically for this project. Control logic shall be based on redundant design and interlocking of control devices for maximum safety and proper sequence of operation. The PLC controller shall have diagnostic LEDs for monitoring status of discrete inputs and outputs as well as a general PLC error feedback. The PLC

shall contain RS485 and Ethernet communication ports for monitoring and programming purposes. The PLC will have a high speed counter clock and calendar function with year month day hour minute and day of week.

### 10" ComFile HMI Edge CPU

1

- An industrial grade 10.1" (1024 × 600) LCD touchscreen user interface display shall be provided for monitoring and diagnostic purposes featuring: Digital flow (GPM) and pressure (PSI) display. Both cumulative and resettable gallons pumped indicators. Pump ready/running status with elapsed run time display per pump. Flow-based pressure regulation to match discharge pressure with irrigation demand Individual motor overload reporting Minute by minute data logging saved internally for Historic and real time X-Y plotting of pump station operation. Filter controls. Alarm log. Ability to change system parameters such as setpoint pressure time delays Fertigation graphic and control interface when sold with a Watertronics EZ Feed Injection Package. Life of the display shall be 50000 hours. The display software shall be configured for the pump station features.

### Lighted HOA Switch

4

- A lighted switch actuator shall be provided which shall be illuminated GREEN whenever the controlled item is active. One required per switch.

### Premium Surge/Lightning Protection

1

- A Premium 200kA max impulse current rated surge protective device shall be provided on the incoming power connections to the station. The SPD shall utilize high energy solid state suppression circuitry to effectively protect electrical equipment from extreme electrical disturbances. An additional 70kA max impulse current rated surge protective device shall be installed on the secondary of the control transformer. Diagnostic LEDs shall be provided on the devices to indicate operational status when powered.

### Flow Signal Opto Coupler - For Sharing Signal

1

- An optical coupling device shall be provided for sharing of pump station flow signal with external customer control systems. The opto-coupler is rated for 3-30VDC (24VDC) nominal supply from customer control system and shall provide a minimum of 2500V isolation between station control system and external systems.

### Remote Disable Relay - 24VAC/DC

1

- A 24VAC/DC remote disable relay input shall be provided. The remote disable relay shall effectively disable the pump station when the remote start relay coil is supplied 24VAC/DC power from an irrigation controller or other external power source provided by customer. If the station is running and relay is powered the station will safely shutdown. When power is removed from the relay the station will return to normal

operation.

### **WaterVision- 7C AT&T - w/3YR Subscription 1**

- WaterVision Cloud – AT&T network CELLULAR remote pump system monitoring package shall be provided. The system includes all hardware software and 3 YEAR SUBSCRIPTION for connection of a single pump station to the WaterVision Cloud Network via a cellular connection. The system shall allow customer to remotely monitor the pump station and the customer's other WaterVision Cloud enabled pump stations on the same property or multiple properties at any time from a cell phone tablet PC or other web-based device. The system shall also allow control of the pump station including enable/disable and reset of alarms. The communication hardware will accept up to eight additional CHOICE CARD inputs. The WaterVision Cloud system is also expandable through connection of additional WaterVision Cloud enabled pump systems. Additional hardware is required for system expansion. Subscription may be renewed in future years for low annual fee.

### **Choice Card - Temperature Input 2**

- An additional Input CHOICE card and TEMPERATURE SENSOR shall be provided for monitoring of ambient air temperature. WaterVision Cloud RTU with open choice card slot required.

### **Fertigation Run Relay 1**

- A Fertigation Run relay shall be provided to activate a customer provided chemical injection system. The relay output shall turn on when the station reaches a minimum flow set point and turn off when station flow drops below set point. The minimum flow set point shall be adjustable through the touchscreen display where provided.

### **Chemical Treatment Relay 1**

- A Chemical Treatment relay shall be provided to activate a customer provided chemical injection system. The relay output shall turn on anytime a main pump is running. The chemical treatment relay shall have 2 DPDT 8A contacts.

### **Electrical Enclosure - 75x48x16 STL/WHT 1**

- A heavy duty industrial grade 75Hx48Wx16D UL Listed NEMA 4 outdoor rated enclosure shall be provided to protect electrical control system components. The enclosure shall be custom built to Watertronics specifications specifically for water pumping applications and shall be fabricated of no less than 12GA carbon steel finished on all inside and outside surfaces in polyester based WHITE powder coat finish for maximum durability. The enclosure shall be provided with heavy duty integral hinges with lift off doors INTERIOR LIGHTING PACKAGE heavy duty key lockable door handles continuously welded seams mechanical interlocks and drip shield. The electrical component back panel shall be galvanized steel for superior

EMC performance.

**HMI Sunshade – Fits 10” HMI 1**

- Painted metal cover for protecting HMI screen from UV and harsh environments. Hinged design provides easy set up to block sun while viewing HMI screen. Collapsible and fully lockable, with simple padlock, when not in use. UL Listed, with IP66, for Type 4/4X enclosures. Fits up to 10” HMI screens. Outside dimensions are 13.5" x 10.25" x 2.25".

**Heat Exchanger – Large (5-12K Btu) 1**

- A premium quality closed loop water to air HEAT EXCHANGER cooling system shall be provided. The heat exchanger shall control temperature levels within the electrical enclosure protecting sensitive electronic components from overheating conditions. The heat exchanger shall be rated NEMA 4 for indoor/outdoor installations and prevent outside air or cooling water from entering electrical enclosure. The heat exchanger shall be properly sized to the application up to a maximum of 5-12K Btu cooling capacity

**5KVA Transformer & Load Center 480P-240/120VAC 1**

- A 5KVA power supply shall be provided for auxiliary customer loads. The power supply shall consist of a minimum 24 place NEMA 3R load center resin filled power transformer fused disconnect and convenience outlet mounted on a heavy-duty steel stand or station enclosure where applicable. The power supply shall produce a maximum of 41A/20.5A @120/240VAC with 460-480VAC input voltage

**Circuit Breaker - 10A - 1 pole, 20A- 1 pole, 20A- 2 pole 1**

- A 10 AMP - 1 Pole, 20AMP- 1 pole, 20AMP- 2 pole circuit breaker shall be provided. The breaker shall be of correct type for use with the unregulated supply load center.

**Enclosure -96 X 90 Inches Composite Station 1**

- The pump station enclosure shall enclose the entire pump station base be flush with the pump station pad and provide access doors to the pump station control panel and pump equipment as indicated on the sales drawing. The enclosure roof shall be bolted to the main enclosure structure and be removable via lifting points if necessary for overhead service of the pump system. Internal lighting and a thermostatically controlled ventilation fan by shall be provided. The exterior of the enclosure shall be painted GREEN or SANDSTONE with a multistep ultraviolet resistant Aliphatic Polyurea finish. A Power supply and external disconnect/pull box are required and must

be ordered separately.

**External Junction – Pull Box 1**

- A 18"Hx12"Wx8"D steel PULL box shall be provided on the exterior wall of the composite enclosure to facilitate customer electrical service connections to the station. A conduit raceway shall be provided between the pull box and station main electrical panel to allow routing of incoming service wiring to main panel disconnect. The pull box shall have a hinged lockable door to prevent unauthorized access..

**70W LED External Dusk to Dawn Light 1**

- A 70W LED waterproof outdoor security light fixture shall be provided on outside of composite enclosure as indicated on the sales drawing. The light fixture shall be constructed of industrial grade die cast aluminum with polycarbonate plastic lens. An internal photocell shall automatically turn light on at dusk and off at dawn for energy savings. The light shall be 9800 lumens and have a life of 50000 hours.

**Operation & Maintenance Manual - Electronic Copy 3**

- A detailed OPERATION and MAINTENANCE manual shall be provided detailing basic system operation alarms general maintenance procedures and use of the operator interface. The manual shall be in English and provided in electronic format.

**Shipment:**

Estimated **16-20** weeks after receipt of signed contract and drawing approval. A firm delivery date will be established and transmitted within 5 days of receipt of all final details and document

**Station Warranty - (Including Parts and Labor)****2 YR STANDARD****5- Year Preventive Maintenance Program**

This program provides:

- One (1) annual PM service per year for a total of two preventive maintenance visits over the program term.
- Each service includes a full inspection, performance review, and completion of our detailed PM checklist.
- Performance data will be reviewed after each service to anticipate potential issues before they become emergencies.

**This 5-year program ensures consistent care for your equipment, helping to reduce the risk of unscheduled repairs and extending the overall life of your pump station.**

**Replace Pump Station**

**PROPUMP & CONTROLS**

**PROPUMP & CONTROLS Price:     \$349,800.00**

	<b>Subtotal</b>	\$349,800.00
	<b>Estimated Tax</b>	\$0.00
	<b>Total</b>	<b>\$349,800.00</b>

**Optional Services**

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

<input type="checkbox"/>	Wesco Turf, Inc. - \$360,180	\$0.00
<input type="checkbox"/>	Hector Turf - \$353,087	\$0.00

**Terms & Conditions**

**PAYMENTTERMS :** All Purchase Orders are subject to acceptance by subcontractor. Receipt of production deposit, verification of acceptable credit, and confirmation of order are required before production. All orders subject to 50% production deposit. Balance due 30 days from date of invoice.

If shipment or installation of equipment is delayed by customer request at no fault of subcontractor., customer agrees to amend the contract or purchase order as follows, unless superseded by other terms noted on the accepted contract or agreement.

**Delayed shipment:** Customer agrees to pay any storage fees requested by equipment manufacturer, if applicable.

**Equipment Installation delayed at customer request following shipment:** Subcontractor will furnish equipment and labor to offload equipment and store on site as directed by customer. Equipment and labor costs for the offload shall be additional to the quoted price. Subcontractor shall invoice customer for 90% of the equipment price, less any previous production deposits, due net 30 days following delivery of product. Balance for equipment and installation labor will be invoiced on completion of work.

By Mark Ballenger II  
Mark A Ballenger II  
Date 5/14/2026  
Ballenger Landcare Inc

By \_\_\_\_\_  
Date \_\_\_\_\_  
Connerton West CDD



**Proposal #1017**

**Date: 5/14/2026**

**Customer:**

Connerton West CDD  
C/O Rizzetta & Company, Inc.  
3434 Colwell Ave, Suite 200  
Tampa, FL 33614

**Property:**

Connerton West CDD  
  
Land O' Lakes, FL

**Dive to inspect intake and wet well EP-2**

The quoted price assumes that all components are in proper working order. If any items are found to be weak or defective, the repair or replacement will be quoted in addition to the below cost.

**Intake Inspection**

**Pump Subcontractor**

**Pump Subcontractor Price: \$4,962.21**

<b>Subtotal</b>	\$4,962.21
<b>Estimated Tax</b>	\$0.00
<b>Total</b>	<b>\$4,962.21</b>

**Terms & Conditions**

By Mark Ballenger II  
Mark A Ballenger II  
Date 5/14/2026  
Ballenger Landcare Inc

By \_\_\_\_\_  
Date \_\_\_\_\_  
Connerton West CDD

# Tab 10

# Connerton West

COMMUNITY DEVELOPMENT DISTRICT

**Nicholas Bowen**

**[Cddpropertycare@gmail.com](mailto:Cddpropertycare@gmail.com)**

**Maintenance Report**

**2026**

**Normal Operations = N/O**

Doing what is expected on a day-to-day bases (normally) Sat thru Wed to maintain the property with the goal of not having to be asked because it's already done

**Shipping Container / Conex = Shop**

This is where all supplies are kept for all sorts of issues that arise. Also, all paperwork, emails, reports, research, etc. are taken care of as well as the breaking down and loading up daily

**Big Country = BC**

This is the Orange Kubota RTV driven to assist me in maintaining the property

**Apr 18**

- **New cycle**
- Back from helping out Mom. It was a lot of work but I was able to get about 93% finished. But it did turn out really nice
- **I have to deal with an Amazon issue that I couldn't do without being here. They're trying to work us for some money's (wasn't able to, having trouble with the bank portal) but i did get all my proof together**
- **Did a little work on R-A #4 project**
- **Scooped up a dead crane, and because of what happened with that gator I had to get in touch with wildlife Katlin first just to make sure it would not be an issue to discard**
- **N/O**

### **Apr 19**

- Did a little study on how to know what size fuses to use with certain applications
- Learning of the charge controller
- Cut down a dangler over a sidewalk in the Arbors that I'd been waiting on for Yellowstone to do but never happened
- Did some boardwalk repairs
- Spot checking and took some measurements on R-A #4
- N/O

### **Apr 20**

- Once I got into the portal, there were other refunds and things that needed more investigating. After diving in, they owe us money, that should have been given back a while ago
- Prepped and painted the rail for the Arbors lighting
- In the midst of everything I was also able to clean my ice maker
- Did a little more on R-A #4
- N/O + adjusted all the timers
- Cut down 2 more danglers

### **Apr 21**

- **During my drive thru I noticed 2 pedestal lights out in the Arbors**
- Got all wiring, fuses, and valve cover box fabricated and prepped and ready for install tomorrow
- N/O
- Changed out those pedestal lights

### **Apr 22**

- Install of lights, wires, solar panel and valve cover box in R-A #4
- N/O

### **Apr 23**

- Off / on call

### **Apr 24**

- Off / on call

## **Apr 25**

- Well, came in earlier this morning to check and adjust the lights if they were working and NO, A COMPLETE DISASTER. It was a bad idea to put it inside a valve box not to mention downhill of water.
- Drove over to juice up the truck
- Ran over there to yank that lighting stuff out and see what is shot and what is not. The battery was still good, but the controller and breaker was a total loss, about 30 bucks worth
- Break down and clean up from Wed
- Scooped me up 2 dillo's and a squirrel
- Investigated the bike rack and sign Chris has asked me if it was something that i could take care of - (yes)
- N/O

## **Apr 26**

- Changed out 2 bolts to pins so that i can remove the tail gate of the trailer when i need to which is more often than not
- Got trailer hooked up then got loaded
- Scooped up a rabbit
- Put the bike rack in the trailer to take back to the shop for refurb - (Arbors-1)
- Removed old and busted up sign - (Arbors-1)
- Installed and set new post - email and pics sent - subject = (Rose college playground rules, and regulation wood holder)
- N/O + boardwalk repair
- Stopped to get an idea of how I want to run everything for Willow timers for parts list

## **Apr 27**

- Lowes first thing for bike rack, timers and wood for new sign/ the framing
- I had some paperwork stuff that needed to be taken care of which turned out to be very time-consuming because what i was doing was new to me
- Built some quick horses to put the rack up on
- Grinded, scraped, sanded. and wire brushed as much rust and loose paint off the rack as I could without getting too too crazy
- N/O - super quick run
- Scooped me up an otter

### **Apr 28**

- Prepped the bike rack for paint
- Painted the underside of the rack so I can do the top side tomorrow (takes like 6 hours to dry to touch) but that paint I got did way better than what I was expecting definitely a keeper for metal projects and is also a rust stopper.
- Homeowner pulled up to let me know of a sprinkler head that according to him has been leaking or going for days in the far back left corner of Verona
- Called Shawn so he could check it out. (He got right on it and got it fixed)
- Went over to Arbors-1 to 80% the framing for the sign
- N/O
- Scooped up a dead baby gator in the street (again text Wildlife first, and Katlin said from now on if it looks like an accident, I'm good)

### **Apr 29**

- Needed to fill up all my water reserves including my drinking water. Circle-k just installed a new Primo water machine which is only 3 bucks for 5 gallons, which is way better than 12 and even 17, but wasn't up and running yet so ran over to Publix to find out they have one inside as well. NICE!
- Prepped and painted top side / second coat, on the bike rack and the back of sign
- Pre-cut the rest of the wood needed to finish the framing when I stick the sign in on Fri
- N/O + saw another fresh big dangler on PPP
- After finishing N/O grabbed the pole saw and ran over and cut the dangler off

### **Apr 30**

- Off / on call

### **May 1**

- Off / on call
- Here to put the bike rack back at the park for use
- Finish the sign in Arbors-1
- Fix R-A #4 and get it up and running but NO! Got loaded up went and got all set up but my innards said test the battery again, so I did, and no it went to crap. My guess is it was a slow death because I had already tested it the day I pulled it, and it was

readying the correct voltage. I do have a repairing charger, and I'll see if it comes back to life

# Connerton West

COMMUNITY DEVELOPMENT DISTRICT

**Nicholas Bowen**

**[Cddpropertycare@gmail.com](mailto:Cddpropertycare@gmail.com)**

**Maintenance Report**

**2026**

**Normal Operations = N/O**

Doing what is expected on a day-to-day bases (normally) Sat thru Wed to maintain the property with the goal of not having to be asked because it's already done

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This is where all supplies are kept for all sorts of issues that arise. Also, all paperwork, emails, reports, research, etc. are taken care of as well as the breaking down and loading up daily

**Big Country = BC**

This is the Orange Kubota RTV driven to assist me in maintaining the property

**May 2**

- New cycle
- Ran up to Publix to fill up 3 / 5 gallon jugs of drinking water
- Got loaded up to take care of Willow-2 timer
- Got stopped by the cops who asked for a pole or shovel to help coerce a stubborn young gator out of the street that was trying to bite cars driving by, with no luck. Would get close but would then turn around and go back. (that-o stubborn thing)
- Looking at the weather decided to run my N/O's first then go back to Willow weather permitting
- Back to Willow and finished out Willow-2 (Conn. ent) / Willow-1 is (Bluemist ent)

### **May 3**

- Drove thru checking on things after heavy wind and rain yesterday also making sure Willow-2 lights came on and off. Spotlights did led's did not. I checked for power all was good. Daniels gonna have to do his thing, but i haven't told him yet because i haven't attacked Willow-1 which is today if all goes well. Then he can take care of both at the same time.
- Then juiced up the truck
- Went to Willow-1 to do the thing
- N/O

### **May 4**

- Lowes first thing
- Got all geared up to stucco both Willow walls 1 and 2 and i had to do some here, then over there, driving back and forth while drying and more coats and water sanding
- Got stopped by some people about a baby crane flap-n about my guess is someone clipped it but by law there is nothing i can do until its dead, i say just let nature take its course some will make it some wont
- N/O
- Ran over to put the new post caps on the new sign in Arbors-1 (now It's 100%)
- Clubhouse meeting

### **May 5**

- Got the trailer hooked up and loaded
- Investigated the gazebo thing in Jasmine to determine what it's gonna take, and if I can even do it by myself per - (clubhouse meeting)
- While investigating noticed another hole at the gazebo which looks like that sand was actually stolen. So, I filled that one and graded out that little area. pics and email sent subject - (Jasmine pics / and call me)
- Got the pine tree all chain sawed up, loaded, and area cleaned up per - (clubhouse meeting)
- Went to 100% the hole behind the wall but only got 90% done. Per - (clubhouse meeting) I needed more dirt and I was out of time I had to go do my N/O's.
- Break down and load up
- N/O

## **May 6**

- Finish off the hole thought i could get it with one trip, but it took 2
- Did a little clean-up of the shop
- Spent just a hot minute looking at our new label maker (no more blue tape and my crappy handwriting that i can't even read sometimes) My plan is, to get in a little deeper tomorrow) Once figured out I plan to go paneling at some point to get what i know is what, all labeled up nice and neat
- N/O - got out of here a little early

## **May 7**

- Off / on call
- Drove thru checking on lighting. The fountain / front, was down got BC out and ran down there to see why and the panels main breaker was tripped and so now the timer's set times are off on the fountain so had to shut those down (I called Dan)
- Here because Darrell asked me to be, for a meeting
- Ran around with Camaren - (Assessment) while doing that, seen big trash on the grounds
- Dropped him off and couldn't just leave the trash now that I had seen it
- N/O - quick run + got to stop and talk with Jim head of Landscaping and went over all kinds of things
- Got a call from Dan that his guy would be out there for their maintenance and so also met up with him to go over what's what and how they wired everything

## **May 8**

- Off / on call

## **May 9**

- Built and painted a little stand to hold the equipment for R-A #4 (no more drowning) the idea is to put it in and get it up and running tomorrow
- N/O + noticed that there was an accident right here by the shop sent pics subject - (accident ?)
- Also took care of the sign that per Roger which looked like someone hit it with some type of vehicle
- Quick stop at UPS to do a drop

## May 10

- Installed the guts, got battery all hooked up and anti-theft measures put on also got the charge controller programmed and put in. Didn't get to install today like i wanted but I'm taking my time making sure all angles are taken care of so nothing goes wrong this time. (I get to think-n so much I start confusing myself)
- N/O
- Got the accident site all cleaned up, mainly a bunch of blowing and raking then bagging it all up. But there was crap everywhere and it had our site looking junky

## May 11

- Did my drive thru then juiced up the truck
- Juiced up BC and cans
- Installed and got up and running R-A #4 and will check tomorrow morning to see if its working
- N/O + fixed a leaker at the dog park

## May 12

- Came in just a little early and wasn't too convinced that the lights would be on because i wasn't able to test the solar out function yesterday. But when i came in they were on and so I got out and shifted and adjusted the lights to look as best as i think it could with what i was working with
- N/O + scooped up a baby gator and possum
- Took a trip at the end of the day around the 2 drivable trails that go behind the 2 ponds for the 2 pump stations which i havent done in a very long time and have noticed that Yellowstone let in some places almost completely close off. I guess just something else to add to the list for me to take off
- Stedfast from Connerton East I caught filling their water tanker truck which i have seen a few times before but didn't dawn on me to check it out. Immediate phone call to Daniel who advised at this moment to shut it down until we find out what is going on because they said they had a permit which no one over here knows of

**May 13**

- Off / on call - (PTO – had a bunch of stuff to take care of in advance in preparation for workers coming in Thursday and Friday at the house)

**May 14**

- Off / on call

**May 15**

- Off / on call

# Tab 11



Rizzetta & Company

**UPCOMING DATES TO REMEMBER**

- **Next Meeting:** July 6, 2026 at 4:00 pm
- **2026 Voter Registration:** 3,226
- **Total Community:** 1,949.25
- **Next Election (Seats):** Term 11/22 – 11/26 (Chris Kawalec-Seat 3); Term 11/22-11/26 (Roger Smith-Seat 4); & Term 11/22 – 11/26 (Daniel Novak-Seat 5)

District  
Manager's  
Report

June 1

2026

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**District Manager Updates**

<u>FINANCIAL SUMMARY</u>	<u>4/30/2026</u>
General Fund Cash & Investment Balance:	\$1,243,249
Reserve Fund Cash & Investment Balance:	\$675,952
Debt Service Fund & Investment Balance:	<u>\$2,134,569</u>
<b>Total Cash and Investment Balances:</b>	<b>\$4,053,770</b>
<b>General Fund Expense Variance: \$21,217</b>	<b>Under Budget</b>



Rizzetta & Company

# **Connerton West Community Development District**

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**Financial Statements  
(Unaudited)**

**April 30, 2026**

**Prepared by: Rizzetta & Company, Inc.**

[connertonwestcdd.org](http://connertonwestcdd.org)  
[rizzetta.com](http://rizzetta.com)

**Connerton West Community Development District**

Balance Sheet

As of 04/30/2026

(In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Capital Project Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
<b>Assets</b>							
Cash In Bank	1,240,417	672,395	0	0	1,912,812	0	0
Investments	2,832	3,557	2,134,569	78,823	2,219,781	0	0
Accounts Receivable	87,336	0	25,039	0	112,375	0	0
Prepaid Expenses	1,524	0	0	0	1,524	0	0
Refundable Deposits	25,965	0	0	0	25,965	0	0
Fixed Assets	0	0	0	0	0	47,186,439	0
Amount Available in Debt Service	0	0	0	0	0	0	2,159,608
Amount To Be Provided Debt Service	0	0	0	0	0	0	11,190,392
<b>Total Assets</b>	<b>1,358,074</b>	<b>675,952</b>	<b>2,159,608</b>	<b>78,823</b>	<b>4,272,457</b>	<b>47,186,439</b>	<b>13,350,000</b>
<b>Liabilities</b>							
Accounts Payable	2,626	0	0	0	2,626	0	0
Accrued Expenses	114,687	0	0	0	114,687	0	0
Due To Other	200	0	0	0	200	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	0	13,350,000
<b>Total Liabilities</b>	<b>117,513</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>117,513</b>	<b>0</b>	<b>13,350,000</b>
<b>Fund Equity &amp; Other Credits</b>							
Beginning Fund Balance	334,633	642,440	1,100,149	77,246	2,154,468	0	0
Investment In General Fixed Assets	0	0	0	0	0	47,186,439	0
Net Change in Fund Balance	905,928	33,512	1,059,459	1,577	2,000,476	0	0
<b>Total Fund Equity &amp; Other Credits</b>	<b>1,240,561</b>	<b>675,952</b>	<b>2,159,608</b>	<b>78,823</b>	<b>4,154,944</b>	<b>47,186,439</b>	<b>0</b>
<b>Total Liabilities &amp; Fund Equity</b>	<b>1,358,074</b>	<b>675,952</b>	<b>2,159,608</b>	<b>78,823</b>	<b>4,272,457</b>	<b>47,186,439</b>	<b>13,350,000</b>

See Notes to Unaudited Financial Statements

**Connerton West Community Development District**

## Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	10,807	10,807
Special Assessments				
Off Roll	97,261	97,261	117,619	20,358
Tax Roll	1,950,486	1,950,486	1,961,123	10,637
Other Misc. Revenues				
Insurance Proceeds	0	0	24,700	24,700
<b>Total Revenues</b>	<u>2,047,747</u>	<u>2,047,747</u>	<u>2,114,249</u>	<u>66,502</u>
<b>Expenditures</b>				
Legislative				
Supervisor Fees	13,000	7,583	8,000	(417)
<b>Total Legislative</b>	<u>13,000</u>	<u>7,583</u>	<u>8,000</u>	<u>(417)</u>
Financial & Administrative				
Accounting Services	22,440	13,090	13,090	0
Administrative Services	5,916	3,451	3,582	(131)
Arbitrage Rebate Calculation	2,500	834	500	333
Assessment Roll	5,355	5,355	5,355	0
Auditing Services	4,475	4,475	3,700	775
Disclosure Report	8,000	4,666	4,667	0
District Engineer	50,000	29,167	63,204	(34,037)
District Management	36,429	21,250	21,250	0
Dues, Licenses & Fees	500	353	209	143
Financial & Revenue Collections	5,355	3,123	3,124	0
Legal Advertising	2,500	1,459	578	881
Miscellaneous Mailings	2,560	1,493	0	1,493
Public Officials Liability Insurance	4,500	4,500	3,826	674
Tax Collector/Property Appraiser Fees	150	150	150	0
Trustees Fees	16,000	10,800	10,703	97
Website Hosting, Maintenance, Backup & E	3,938	2,297	2,553	(256)
<b>Total Financial &amp; Administrative</b>	<u>170,618</u>	<u>106,463</u>	<u>136,491</u>	<u>(30,028)</u>
Legal Counsel				
District Counsel	57,000	33,250	44,036	(10,786)
<b>Total Legal Counsel</b>	<u>57,000</u>	<u>33,250</u>	<u>44,036</u>	<u>(10,786)</u>
Law Enforcement				
Off Duty Deputy	21,600	12,600	8,940	3,660
<b>Total Law Enforcement</b>	<u>21,600</u>	<u>12,600</u>	<u>8,940</u>	<u>3,660</u>
Electric Utility Services				
Utility - Street Lights-Collector Roads	82,615	48,192	44,572	3,620
Utility - Street Lights-Neighborhood Roa	212,440	123,924	114,613	9,310
Utility Services	43,800	25,550	29,542	(3,992)
<b>Total Electric Utility Services</b>	<u>338,855</u>	<u>197,666</u>	<u>188,727</u>	<u>8,938</u>
Water-Sewer Combination Services				

See Notes to Unaudited Financial Statements

## Connerton West Community Development District

## Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 Annual Budget	Through 04/30/2026 YTD Budget	Year To Date 04/30/2026 YTD Actual	YTD Variance
Utility Services	10,500	6,125	1,728	4,398
Total Water-Sewer Combination Services	10,500	6,125	1,728	4,398
Stormwater Control				
Aquatic Maintenance	61,368	35,798	35,798	0
Mitigation Area Monitoring & Maintenance	46,000	26,833	23,200	3,633
Stormwater Assessments	100	58	95	(37)
Stormwater System Maintenance	15,000	12,500	12,475	25
Water Quality Monitoring & Testing	2,500	1,459	0	1,459
Wetland Monitoring & Maintenance	4,000	2,333	4,919	(2,586)
Total Stormwater Control	128,968	78,981	76,487	2,494
Other Physical Environment				
Conservation Cutbacks	7,500	4,375	0	4,375
Entry & Walls Maintenance & Repair	10,000	5,833	0	5,833
General Liability Insurance	5,000	5,000	4,523	477
Holiday Decorations	10,000	10,000	10,000	0
Irrigation Filters	2,000	1,167	0	1,167
Irrigation Maintenance	131,250	76,562	50,841	25,722
Irrigation Repair	62,000	46,167	130,663	(84,497)
Landscape - Annuals/Flowers	52,000	30,333	13,720	16,613
Landscape - Mulch	65,000	37,917	17,980	19,937
Landscape Inspection Services	14,625	8,531	7,000	1,531
Landscape Maintenance	650,000	379,167	343,170	35,997
Landscape Replacement Plants, Shrubs, Tr	22,400	13,067	32,965	(19,898)
Property Insurance	15,000	15,000	11,414	3,586
Street Light Deposit Bond	7,500	5,375	6,211	(836)
Total Other Physical Environment	1,054,275	638,494	628,487	10,007
Road & Street Facilities				
Pressure Washing Sidewalks	35,000	20,416	0	20,417
Roadway Repair & Maintenance	10,000	5,834	0	5,833
Sidewalk Maintenance & Repair	15,000	8,750	0	8,750
Street Light/Decorative Light Maintenance	1,500	875	0	875
Street Sign Repair & Replacement	5,000	2,916	0	2,917
Total Road & Street Facilities	66,500	38,791	0	38,792
Parks & Recreation				
Fountain Repairs	500	292	0	291
Fountain Service Repair & Maintenance	5,330	3,109	410	2,699
Independent Contractor Services	3,900	2,275	0	2,275
Management Contract	108,601	63,351	79,428	(16,077)
Miscellaneous Expense	2,000	2,000	13,364	(11,364)
Pedestrian Bridge/Boardwalk Maintenance	5,000	2,916	107	2,809
Playground Equipment & Maintenance	7,500	4,375	1,000	3,375
Playground Mulch	7,500	4,375	0	4,375
Vehicle Maintenance	6,500	3,792	2,493	1,299
Wildlife Management Services	9,600	5,600	5,600	0
Total Parks & Recreation	156,431	92,085	102,402	(10,318)

See Notes to Unaudited Financial Statements

**Connerton West Community Development District**

## Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u> <u>YTD Variance</u>	
Contingency				
Miscellaneous Contingency	30,000	17,500	13,023	4,477
Total Contingency	<u>30,000</u>	<u>17,500</u>	<u>13,023</u>	<u>4,477</u>
Total Expenditures	<u>2,047,747</u>	<u>1,229,538</u>	<u>1,208,321</u>	<u>21,217</u>
Total Excess of Revenues Over(Under) Ex- penditures	<u>0</u>	<u>818,209</u>	<u>905,928</u>	<u>87,719</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>334,633</u>	<u>334,633</u>
Total Fund Balance, End of Period	<u>0</u>	<u>818,209</u>	<u>1,240,561</u>	<u>422,352</u>

**Connerton West Community Development District**

## Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	187	187
Special Assessments				
Tax Roll	50,000	50,000	50,000	0
<b>Total Revenues</b>	<u>50,000</u>	<u>50,000</u>	<u>50,187</u>	<u>187</u>
<b>Expenditures</b>				
Contingency				
Capital Reserve	50,000	50,000	16,675	33,325
Total Contingency	<u>50,000</u>	<u>50,000</u>	<u>16,675</u>	<u>33,325</u>
<b>Total Expenditures</b>	<u>50,000</u>	<u>50,000</u>	<u>16,675</u>	<u>33,325</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>33,512</u>	<u>33,512</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>642,440</u>	<u>642,440</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>675,952</u>	<u>675,952</u>

**Connerton West Community Development District**

## Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	12,087	12,087
Special Assessments				
Tax Roll	627,010	627,010	630,344	3,334
<b>Total Revenues</b>	<u>627,010</u>	<u>627,010</u>	<u>642,431</u>	<u>15,421</u>
<b>Expenditures</b>				
Debt Service				
Interest	267,010	267,010	99,074	167,936
Principal	360,000	360,000	0	360,000
<b>Total Debt Service</b>	<u>627,010</u>	<u>627,010</u>	<u>99,074</u>	<u>527,936</u>
<b>Total Expenditures</b>	<u>627,010</u>	<u>627,010</u>	<u>99,074</u>	<u>527,936</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>543,357</u>	<u>543,357</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>443,634</u>	<u>443,634</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>986,991</u>	<u>986,991</u>

415 Debt Service Fund S06A-2\S18-1 **Gannerton West Community Development District**

Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	14,080	14,080
Special Assessments				
Off Roll	17,382	17,382	21,727	4,345
Tax Roll	547,532	547,532	550,444	2,912
<b>Total Revenues</b>	<u>564,914</u>	<u>564,914</u>	<u>586,251</u>	<u>21,337</u>
<b>Expenditures</b>				
Debt Service				
Interest	344,914	344,914	169,048	175,866
Principal	220,000	220,000	0	220,000
<b>Total Debt Service</b>	<u>564,914</u>	<u>564,914</u>	<u>169,048</u>	<u>395,866</u>
<b>Total Expenditures</b>	<u>564,914</u>	<u>564,914</u>	<u>169,048</u>	<u>395,866</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>417,203</u>	<u>417,203</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>615,978</u>	<u>615,978</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>1,033,181</u>	<u>1,033,181</u>

415 Debt Service Fund S2015/S2025 **Gannerton West Community Development District**  
Statement of Revenues and Expenditures  
As of 04/30/2026  
(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	1,333	1,333
Special Assessments				
Tax Roll	134,159	134,159	134,872	713
<b>Total Revenues</b>	<u>134,159</u>	<u>134,159</u>	<u>136,205</u>	<u>2,046</u>
<b>Expenditures</b>				
Debt Service				
Interest	76,159	76,159	37,306	38,853
Principal	58,000	58,000	0	58,000
<b>Total Debt Service</b>	<u>134,159</u>	<u>134,159</u>	<u>37,306</u>	<u>96,853</u>
<b>Total Expenditures</b>	<u>134,159</u>	<u>134,159</u>	<u>37,306</u>	<u>96,853</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>98,899</u>	<u>98,899</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>40,538</u>	<u>40,538</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>139,437</u>	<u>139,437</u>

See Notes to Unaudited Financial Statements

415 Capital Projects Fund S2018A **Connerton West Community Development District**

Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	1,565	1,565
<b>Total Revenues</b>	<u>0</u>	<u>0</u>	<u>1,565</u>	<u>1,565</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>1,565</u>	<u>1,565</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>76,648</u>	<u>76,648</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>78,213</u>	<u>78,213</u>

See Notes to Unaudited Financial Statements

415 Capital Projects Fund S06A-2018-1 **Gannerton West Community Development District**

Statement of Revenues and Expenditures

As of 04/30/2026

(In Whole Numbers)

	Year Ending 09/30/2026 <u>Annual Budget</u>	Through 04/30/2026 <u>YTD Budget</u>	Year To Date 04/30/2026 <u>YTD Actual</u>	<u>YTD Variance</u>
<b>Revenues</b>				
Interest Earnings				
Interest Earnings	0	0	12	12
<b>Total Revenues</b>	<u>0</u>	<u>0</u>	<u>12</u>	<u>12</u>
<b>Total Excess of Revenues Over(Under) Ex-</b> <b>penditures</b>	<u>0</u>	<u>0</u>	<u>12</u>	<u>12</u>
<b>Fund Balance, Beginning of Period</b>	<u>0</u>	<u>0</u>	<u>599</u>	<u>599</u>
<b>Total Fund Balance, End of Period</b>	<u>0</u>	<u>0</u>	<u>611</u>	<u>611</u>

**Connerton West CDD  
Investment Summary  
April 30, 2026**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>April 30, 2026</u>
Valley National Bank	Governmental Checking/ICS	\$ 2,832
	<b>Total General Fund Investments</b>	<b>\$ 2,832</b>
Valley National Bank	Governmental Checking/ICS	\$ 3,557
	<b>Total Reserve Fund Investments</b>	<b>\$ 3,557</b>
US Bank Series 2006A Revenue	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	\$ 264,310
US Bank Series 2006A-2 Reserve	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	45,170
US Bank Series 2006A-2 Prepayment	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	76,894
US Bank Series 2018-1 Revenue	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	476,027
US Bank Series 2018-1 Reserve	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	152,721
US Bank Series 2018A-1 Revenue	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	776,788
US Bank Series 2018A-1 Reserve	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	123,153
US Bank Series 2018A-2 Reserve	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	65,994
US Bank Series 2018A-2 Prepayment	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	8,209
US Bank Series 2018A-1 Excess Revenue	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	7,097
US Bank Series 2025 Revenue	US Bank Money Market GCTS 0490	137,421
US Bank Series 2025 Interest	US Bank Money Market GCTS 0490	785
	<b>Total Debt Service Fund Investments</b>	<b>\$ 2,134,569</b>
US Bank Series 2018-1 Construction	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	\$ 610
US Bank Series 2018A Construction	First American Funds Inc SHS-Y-Treasury Obligations Fund 3801	78,213
	<b>Total Capital Projects Fund Investments</b>	<b>\$ 78,823</b>

FirstService Financial, an affiliate by ownership to your management company Rizzetta & Company, provides banking solutions exclusively to clients of Rizzetta & Company. FirstService Financial receives a monthly administration fee from partner financial institutions for our assistance with the development, placement, service, and maintenance of our banking programs without impacting the interest our clients earn on their funds. The monthly administration fee varies as it is negotiated with each participating financial institution.

**Connerton West Community Development District  
Summary A/R Ledger  
From 04/01/2026 to 04/30/2026**

<b>Fund_ID</b>	<b>Fund Name</b>	<b>Customer</b>	<b>Invoice Number</b>	<b>AR Account</b>	<b>Date</b>	<b>Balance Due</b>
<b>415, 2480</b>						
415-001	415 General Fund	Lennar Homes LLC	AR00002449	12109	10/01/2024	20,357.80
415-001	415 General Fund	Lennar Homes LLC	AR00003010	12109	10/01/2025	24,315.34
415-001	415 General Fund	Lennar Homes LLC	AR00003011	12109	10/01/2025	24,315.34
415-001	415 General Fund	Pasco County Tax Collector	AR00002915	12110	10/01/2025	18,347.49
<b>Sum for 415, 2480</b>						<b>87,335.97</b>
<b>415, 2482</b>						
415-200	415 Debt Service Fund S2018A	Pasco County Tax Collector	AR00002915	12110	10/01/2025	5,750.62
<b>Sum for 415, 2482</b>						<b>5,750.62</b>
<b>415, 2483</b>						
415-201	415 Debt Service Fund S06A-2\S18-1	Lennar Homes LLC	AR00002449	12109	10/01/2024	4,345.41
415-201	415 Debt Service Fund S06A-2\S18-1	Lennar Homes LLC	AR00003010	12109	10/01/2025	4,345.42
415-201	415 Debt Service Fund S06A-2\S18-1	Lennar Homes LLC	AR00003011	12109	10/01/2025	4,345.42
415-201	415 Debt Service Fund S06A-2\S18-1	Pasco County Tax Collector	AR00002915	12110	10/01/2025	5,021.70
<b>Sum for 415, 2483</b>						<b>18,057.95</b>
<b>415, 2485</b>						
415-203	415 Debt Service Fund S2015/S2025	Pasco County Tax Collector	AR00002915	12110	10/01/2025	1,230.43
<b>Sum for 415, 2485</b>						<b>1,230.43</b>
<b>Sum for 415</b>						<b>112,374.97</b>
<b>Sum Total</b>						<b>112,374.97</b>

See Notes to Unaudited Financial Statements

**Connerton West Community Development District  
Summary A/P Ledger  
From 04/01/2026 to 04/30/2026**

<b>Fund Name</b>	<b>GL posting date</b>	<b>Vendor name</b>	<b>Document number</b>	<b>Description</b>	<b>Balance Due</b>
<b>415, 2480</b>					
415 General Fund	04/01/2026	Ballenger Landcare, LLC	816	Irrigation Repair 04/26	426.41
415 General Fund	04/01/2026	Christopher Kawalec	CK042726-415	Board of Supervisors Meeting 04/27/26	200.00
415 General Fund	04/01/2026	Daniel Novak	DN042726-415	Board of Supervisors Meeting 04/27/26	200.00
415 General Fund	04/01/2026	John Ngerem	JN042726-415	Board of Supervisors Meeting 04/27/26	200.00
415 General Fund	04/01/2026	Pasco Sheriffs Office	I-20264-12795	Deputy Services 04/26	1,200.00
415 General Fund	04/01/2026	Roger H Smith	RS042726-415	Board of Supervisors Meeting 04/27/26	200.00
415 General Fund	04/01/2026	Tyson Krutsinger	TK042726-415	Board of Supervisors Meeting 04/27/26	200.00
<b>Sum for 415, 2480</b>					<b>2,626.41</b>
<b>Sum for 415</b>					<b>2,626.41</b>
<b>Sum Total</b>					<b>2,626.41</b>

**Connerton West Community Development District**  
**Notes to Unaudited Financial Statements**  
**April 30, 2026**

**Balance Sheet**

1. Trust statement activity has been recorded through 04/30/2026.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

**Summary A/R Ledger – Payment Terms**

4. Payment terms for landowner assessments are (a) defined in the FY25-26 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

**Connerton West Community Development District (updated 8.30.24)**

<b>Contract Type</b>	<b>Vendor</b>	<b>Contract Start Date</b>	<b>Contract End Date</b>
<b>Professional Services</b>			
Amenity Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	9/30/2024
District Management	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	Auto renews
Administrative Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	Auto renews
Assessment Roll	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	Auto renews
Financial Revenue & Collections	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	Auto renews
Accounting Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2023	Auto renews
Rizzetta Technology	<b>Rizzetta Technology Services</b>	8/26/2019	Auto Renews
Rizzetta Field Services	<b>Rizzetta &amp; Company, Inc.</b>	10/01/18	Auto Renews
Dissemination Services	<b>Rizzetta &amp; Company, Inc.</b>	8/1/2018	Auto Renews
District Counsel	<b>KE Law Group</b>	08/02/21	Auto renews
District Engineer	<b>Stantec</b>	07/06/20	Auto renews
<b>Service Agreements</b>			
Arbitrage Calculations S2006	<b>LLS Tax Solutions</b>	04/04/22	09/30/24
Arbitrage Calculations S2018	<b>LLS Tax Solutions</b>	08/01/22	08/07/25
Auditor	<b>Grau</b>	08/08/21	09/30/27
Landscape Maintenance	<b>Yellowstone</b>	10/1/2023	Auto renews
Irrigation Village I Maint	<b>Ballenger &amp; Company</b>	10/1/2023	09/30/24
Irrigation 212 L-30 Maint	<b>Ballenger &amp; Company</b>	10/1/2023	09/30/24
Irrigation Pump Station Maint	<b>Ballenger &amp; Company</b>	10/1/2023	09/30/24
Village II Irrigation Maint	<b>Ballenger &amp; Company</b>	10/1/2023	09/30/24
Village II Parcel 218 Maint	<b>Ballenger &amp; Company</b>	10/1/2023	09/30/24
Pond Maintenance	<b>AWC</b>	10/1/2023	09/30/24
Mitigation/Wetland Area Maint	<b>Stantec</b>	03/06/17	Auto Renews
Website Services	<b>Campus Suite</b>	10/7/2019	Auto Renews
Fountain Maintenance and Cleaning	Fountain Kings	8/6/2024	Auto Renews
Banners	American Power Washing	3/5/2024	Auto Renews

## Connerton West Community Development District (updated 11.24.25)

Contract Type	Vendor	Contract Start Date	Contract End Date
<b>Professional Services</b>			
Amenity Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
District Management	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
Administrative Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
Assessment Roll	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
Financial Revenue & Collections	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
Accounting Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto renews
Rizzetta Technology	<b>Rizzetta Technology Services</b>	10/1/2025	Auto Renews
Rizzetta Field Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto Renews
Dissemination Services	<b>Rizzetta &amp; Company, Inc.</b>	10/1/2025	Auto Renews
District Counsel	<b>KE Law Group</b>	08/02/21	Auto Renews
District Engineer	<b>Stantec</b>	07/06/20	Auto Renews
<b>Service Agreements</b>			
Arbitrage Calculations S2006	<b>LLS Tax Solutions</b>	04/04/22	09/30/26
Arbitrage Calculations S2018	<b>LLS Tax Solutions</b>	08/01/22	04/02/27
Auditor	<b>Grau</b>	08/08/21	09/30/27
Landscape Maintenance	<b>Yellowstone</b>	10/1/2024	07/31/27
Irrigation Village I Maint	<b>Ballenger &amp; Company</b>	10/1/2025	09/30/25
Irrigation 212 L-30 Maint	<b>Ballenger &amp; Company</b>	10/1/2025	09/30/25
Irrigation Pump Station Maint	<b>Ballenger &amp; Company</b>	10/1/2025	09/30/25
Village II Irrigation Maint	<b>Ballenger &amp; Company</b>	10/1/2025	09/30/25
Village II Parcel 218 Maint	<b>Ballenger &amp; Company</b>	10/1/2025	09/30/25
Pond Maintenance	<b>AWC</b>	10/1/2025	09/30/25
Mitigation/Wetland Area Maint	<b>Stantec</b>	03/06/17	Auto Renews
Website Services	<b>Campus Suite</b>	10/7/2019	Auto Renews
Fountain Maintenance and Cleaning	<b>Fountain Kings</b>	8/6/2024	Auto Renews
Banners	<b>American Power Washing</b>	3/5/2024	Auto Renews

# Tab 12

# CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT

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District Office · Wesley Chapel, Florida · (813) 994-1001

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

[www.connertonwestcdd.org](http://www.connertonwestcdd.org)

## Operation and Maintenance Expenditures

April 2026

For Board Approval

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

The total items being presented:           **\$139,049.36**

Approval of Expenditures:

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\_\_\_\_\_ Chairperson

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

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

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Advanced Drainage Solutions	100160	1149	Pond Bank Erosion 03/26	\$ 2,175.00
Advanced Drainage Solutions	100160	1151	Pond Bank Erosion 03/26	\$ 14,500.00
Aquatic Weed Control, Inc.	100161	1138160	Lake & Pond Management Services 04/26	\$ 5,114.00
Ballenger Landcare, LLC	100162	751	Irrigation Repair 03/26	\$ 1,292.21
Ballenger Landcare, LLC	100162	756	Irrigation Repair 03/26	\$ 516.42
Ballenger Landcare, LLC	100162	757	Irrigation Repair 03/26	\$ 516.42
Ballenger Landcare, LLC	100162	760	Irrigation Repair 03/26	\$ 516.42
Ballenger Landcare, LLC	100162	763	Irrigation Repair 03/26	\$ 631.78
Ballenger Landcare, LLC	100162	778	Irrigation Repair 03/26	\$ 2,050.52
Ballenger Landcare, LLC	100162	783	Irrigation Maintenance 04/26	\$ 9,469.50
Ballenger Landcare, LLC	100162	784	Irrigation Maintenance 04/26	\$ 182.00

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Ballenger Landcare, LLC	100162	785	Irrigation Maintenance 04/26	\$ 1,341.00
Ballenger Landcare, LLC	100165	807	Irrigation Maintenance 04/26	\$ 12,105.43
Ballenger Landcare, LLC	100165	808	Irrigation Repair 04/26	\$ 827.76
Ballenger Landcare, LLC	100174	812	Irrigation Repair 04/26	\$ 426.41
Ballenger Landcare, LLC	100174	813	Irrigation Repair 04/26	\$ 426.41
Christopher Kawalec	041626-02	CK040626-415	Board of Supervisors Meeting 04/06/26	\$ 200.00
Daniel Novak	041626-03	DN040626-415	Board of Supervisors Meeting 04/06/26	\$ 200.00
Down and Dirty Pressure Washing	100166	INV-000154	Playground Equipment Cleaning & Disinfecting 03/26	\$ 1,000.00
Izban N Ortiz Alfonzo	100173	415-040126	Refund of Security Key Deposit	\$ 500.00
Jerry Richardson	100175	2134	Hog Removal Services 04/26	\$ 800.00
John Ngerem	041626-01	JN040626-415	Board of Supervisors Meeting 04/06/26	\$ 200.00

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Kilinski Van Wyk, PLLC	100172	14738	Legal Services 03/26	\$ 7,432.94
Pasco County Utilities	04222026-01	24244054	Water Services 03/26	\$ 57.07
Pasco County Utilities	04222026-01	24247578	Water Services 03/26	\$ 24.55
Pasco County Utilities	04222026-01	24247656	Water Services 03/26	\$ 14.14
Pasco County Utilities	04222026-01	24248269	Water Services 03/26	\$ 10.10
Pasco County Utilities	04222026-01	24248270	Water Services 03/26	\$ 9.09
Pasco County Utilities	042226-01	24248271	Water Services 02/26	\$ 8.08
Pasco County Utilities	04222026-01	24248273	Water Services 03/26	\$ 4.04
Pasco County Utilities	04222026-01	24248414	Water Services 03/26	\$ 9.09
Pasco County Utilities	04222026-01	24249098	Water Services 03/26	\$ 15.15
Pasco County Utilities	04222026-01	24249104	Water Services 03/26	\$ 106.05

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pasco Sheriff's Office	100163	I-20263-12536	Deputy Services 03/26	\$ 1,680.00
Rizzetta & Company, Inc.	100159	INV0000108062	Accounting Services 04/26	\$ 7,711.67
Rizzetta & Company, Inc.	100158	INV0000108163	Personnel Reimbursement 03/26	\$ 4,867.63
Rizzetta & Company, Inc.	100170	INV0000108197	Office Supplies, Cell Phone, Auto Mileage & Travel 03/26	\$ 498.13
Rizzetta & Company, Inc.	100171	INV0000108225	Personnel Reimbursement , Amenity Management & Oversight 04/26	\$ 5,780.99
Rizzetta & Company, Inc.	100180	INV0000109093	Personnel Reimbursement 04/26	\$ 3,878.90
Roger H Smith	041626-04	RS040626-415	Board of Supervisors Meeting 04/06/26	\$ 200.00
School Now	100164	INV-SN-1365	Website Compliance & Management 04/26	\$ 384.38
Stantec Consulting Services, Inc.	100167	2541957	Engineering Services 02/26	\$ 6,068.81
The Observer Group, Inc.	100168	26-00783P	Legal Advertising 04/26	\$ 67.81
Times Publishing Company	100181	86887-042626	Legal Advertising 04/26	\$ 114.00

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Tyson Krutsinger	100169	TK040626-415	Board of Supervisors Meeting 04/06/26	\$ 200.00
Valley National Bank	042726-01	CC033126-415	Credit Card Expenses 03/26	\$ 4,361.07
Withlacochee River Electric Cooperative, Inc.	041726-03	1474879-040726	Electric Services 03/26	\$ 40.16
Withlacochee River Electric Cooperative, Inc.	041726-03	1474880-040726	Electric Services 03/26	\$ 48.33
Withlacochee River Electric Cooperative, Inc.	041726-03	1474881-040726	Electric Services 03/26	\$ 48.11
Withlacochee River Electric Cooperative, Inc.	041726-03	1474882-040726	Electric Services 03/26	\$ 72.57
Withlacochee River Electric Cooperative, Inc.	041726-03	1474883-040726	Electric Services 03/26	\$ 1,192.58
Withlacochee River Electric Cooperative, Inc.	041726-03	1474885-040726	Electric Services 03/26	\$ 2,327.22
Withlacochee River Electric Cooperative, Inc.	041726-03	1474886-040726	Electric Services 03/26	\$ 24,194.76
Withlacochee River Electric Cooperative, Inc.	041726-03	1474888-040726	Electric Services 03/26	\$ 47.25
Withlacochee River Electric Cooperative, Inc.	041726-03	1474889-040726	Electric Services 03/26	\$ 48.00

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Withlacoochee River Electric Cooperative, Inc.	041726-03	1474892-040726	Electric Services 03/26	\$ 460.36
Withlacoochee River Electric Cooperative, Inc.	041726-03	1474893-040726	Electric Services 03/26	\$ 41.77
Withlacoochee River Electric Cooperative, Inc.	041726-03	1474894-040726	Electric Services 03/26	\$ 66.78
Withlacoochee River Electric Cooperative, Inc.	041726-03	1474896-040726	Electric Services 03/26	\$ 41.56
Withlacoochee River Electric Cooperative, Inc.	041726-03	2004533-040726	Electric Services 03/26	\$ 43.50
Withlacoochee River Electric Cooperative, Inc.	041726-03	2004537-040726	Electric Services 03/26	\$ 40.16
Withlacoochee River Electric Cooperative, Inc.	041726-03	2004544-040726	Electric Services 03/26	\$ 42.95
Withlacoochee River Electric Cooperative, Inc.	041726-03	2087686-040726	Electric Services 03/26	\$ 45.21
Withlacoochee River Electric Cooperative, Inc.	041726-03	2087689-040726	Electric Services 03/26	\$ 45.41
Withlacoochee River Electric Cooperative, Inc.	041726-03	2101307-040726	Electric Services 03/26	\$ 45.31
Withlacoochee River Electric Cooperative, Inc.	041726-03	2101312-040726	Electric Services 03/26	\$ 40.16

# Connerton West Community Development District

## Paid Operation & Maintenance Expenditures

April 1, 2026 Through April 30, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Withlacoochee River Electric Cooperative, Inc.	041726-03	2246020-040726	Electric Services 03/26	\$ 44.06
Withlacoochee River Electric Cooperative, Inc.	041726-03	2246022-040726	Electric Services 03/26	\$ 44.98
Withlacoochee River Electric Cooperative, Inc.	041726-03	2246024-040726	Electric Services 03/26	\$ 45.79
Withlacoochee River Electric Cooperative, Inc.	041726-01	2246033-040726	Electric Services 03/26	\$ 43.94
Withlacoochee River Electric Cooperative, Inc.	041726-02	2353522-040726	Electric Services 03/26	\$ 43.47
Yellowstone Landscape	041726-01	1115369	Landscape Replacement 03/26	<u>\$ 11,400.00</u>
<b>Report Total</b>				<b><u>\$ 139,049.36</u></b>

## Invoice for Pond Bank Erosion Repair

Connerton Community Development District

**Contractor:** Advanced Drainage Solutions (ADS)

**Date Created:** 03/20/2026

**Invoice No. :** 1149

**Project Location:** Southern Charm Drive

**Pond Bank Scope Area:** Approximately 15 Linear Feet of Pond  
Bank Erosion

**Bill To:** Connerton West CDD

P.O. Box 32414 Charlotte, NC 28232

### Scope of Work

1. Backfill and re-grade the eroded pond bank area to restore it to the original grade.
2. Compact the repaired area using a crushed concrete and fill mixture to ensure proper stabilization.
3. Install Mirafi geotextile fabric and coconut fiber erosion control matting to stabilize the pond bank and prevent soil displacement.
4. Place riprap stone along the pond bank high-water line to provide long-term erosion protection and prevent future erosion.
5. The disturbed area above the riprap will be re-sodded to restore the shoreline and provide additional stabilization, extending up to the riprap edge.

**Total Project Cost**

\$2,175.00

*Please make all checks payable to Advanced Drainage Solutions and remit payment to **P.O. Box 526, Land O' Lakes, FL 34639**. We appreciate your business and look forward to working with you again!*



## Invoice for Pond Bank Repair & Stabilization

Connerton Community Development District

**Contractor:** Advanced Drainage Solutions

**Date Created:** 03/23/2026

**Invoice No. :** 1151

**Project Location:** Behind 21896 Emery Oak Pl.

**Bill To:** Connerton West CDD

P.O. Box 32414 Charlotte, NC 28232

### Scope of Work

*Option 2 – 100 Linear Feet*

*Repair approximately 100 linear feet of eroded pond bank as described.*

1. Clear and prepare the affected pond bank area. Remove loose and unstable soil as necessary to establish a stable base.
2. Backfill the repaired area using #57 stone and suitable fill dirt. Mechanically compact materials to ensure stability and proper grading.
3. Backfill the repaired area using #57 stone and suitable fill dirt. Mechanically compact materials to ensure stability and proper grading.
4. Install rip rap stone along the pond bank at the high watermark to provide erosion control and shoreline stabilization.
5. Final grade the repaired area for proper drainage. Install sod from the top of the rip rap to the upper disturbed areas to restore the site appearance and promote stabilization.

**Total Project Cost**

\$14,500.00

*Please make all checks payable to Advanced Drainage Solutions and remit payment to **P.O. Box 526, Land O' Lakes, FL 34639**. We appreciate your business and look forward to working with you again!*







# Aquatic Weed Control, Inc.

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

# Invoice

Date	Invoice #
4/1/2026	1138160

Bill To
Connerton West CDD P.O. Box 32414 Charlotte, NC 28232

Customer P.O. No.	Payment Terms	Due Date
	Net 30	5/1/2026

Description	Amount
Monthly waterway service for (65) ponds/lakes at Connerton West CDD for the month this invoice is dated.	5,114.00

Thank you for your business.

<b>Total</b>	\$5,114.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$5,114.00



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

### Invoice 751

Date	PO#
03/22/26	
Sales Rep	Terms
Chris Zotti	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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Troubleshoot/ Repair A Clock Zone 20

After troubleshooting this alarm, we found that the zone's decoder needs to be replaced, as well as re-wired.

Station Alert

Communication Failed - Device - Station #20

02/24/2026 11:30:



Irrigation Repair - 03/20/2026

\$1,292.21

Subtotal	\$1,292.21
Sales Tax	\$0.00
<b>Total</b>	<b>\$1,292.21</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$1,292.21</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$1,292.21	\$1,785.75	\$150.00	\$0.00	\$0.00



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

## Invoice 756

Date	PO#
03/23/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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### B Clock Alarms

Connerton B clock zone 72 alarm.

Station Alert	Communication Failed. Details: Station #72	03/
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Irrigation Repair - 03/23/2026 \$516.42

Subtotal	\$516.42
Sales Tax	\$0.00
<b>Total</b>	<b>\$516.42</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$516.42</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$4,836.01	\$3,077.96	\$150.00	\$0.00	\$0.00



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

Invoice 757

Date	PO#
03/23/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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Connerton B clock alarms

B clock zone 74 alarm.

Station Alert	Communication Failed. Details: Station #74
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Irrigation Repair - 03/23/2026 \$516.42

Subtotal	\$516.42
Sales Tax	\$0.00
<b>Total</b>	<b>\$516.42</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$516.42</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$4,836.01	\$3,077.96	\$150.00	\$0.00	\$0.00



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

Invoice 760

Date	PO#
03/23/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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B Clock Alarms

Connerton West's B clock zone 21 decoder needs to be replaced.



Irrigation Repair - 03/23/2026

\$516.42

Subtotal	\$516.42
Sales Tax	\$0.00
<b>Total</b>	<b>\$516.42</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$516.42</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$4,836.01	\$3,077.96	\$150.00	\$0.00	\$0.00



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

## Invoice 763

Date	PO#
03/24/26	
Sales Rep	Terms
Chris Zotti	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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### Troubleshoot/ Repair D Clock Wiring

After troubleshooting the alarms, we need to replace the wiring on these zones. Because the conduit is underneath the road, we would have to excavate part of the roadway. We believe a better option is to install a Hunter Hybrid X Core Controller in the median to replace these three zones. This proposal is for troubleshooting hours only.

Station Alert	Communication Failed, Details: Station #43	03/02/2026 02:00:12 AM
Station Alert	Communication Failed, Details: Station #42	02/27/2026 10:41:18 PM
Station Alert	Communication Failed, Details: Station #41	02/27/2026 10:41:14 PM

Irrigation Repair - 03/24/2026 \$631.78

Subtotal	\$631.78
Sales Tax	\$0.00
<b>Total</b>	<b>\$631.78</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$631.78</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$4,282.90	\$7,913.97	\$150.00	\$0.00	\$0.00



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

Invoice 778

Date	PO#
03/31/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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**Clock Install**

Earlier this month, we found three zones that were displaying errors on D clock: zones 41, 42, and 43. After troubleshooting, we found that we need to rewire these zones. Because the wiring and conduit run underneath the road, we would have to excavate part of the roadway to perform this task. A cost-effective alternative we are proposing is to install a Hunter X-Core Hybrid controller in the median that would run these three zones.



Irrigation Repair - 03/31/2026

\$2,050.52

Subtotal	\$2,050.52
Sales Tax	\$0.00
<b>Total</b>	<b>\$2,050.52</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$2,050.52</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$2,050.52	\$13,367.48	\$0.00	\$0.00	\$0.00



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

Invoice 783

Date	PO#
04/01/26	
Sales Rep	Terms
Mark A Ballenger II	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
#438 - Irrigation Maintenance Agreement - Yr. 25/26 April 2026				\$9,469.50

Subtotal	\$9,469.50
Sales Tax	\$0.00
<b>Total</b>	<b>\$9,469.50</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$9,469.50</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$10,992.50	\$15,418.00	\$0.00	\$0.00	\$0.00



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

Invoice 784

Date	PO#
04/01/26	
Sales Rep	Terms
Mark A Ballenger II	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
#441 - Water Use Permit Readings Agreement Yr 25/26 April 2026				<b>\$182.00</b>

Subtotal	\$182.00
Sales Tax	\$0.00
<b>Total</b>	<b>\$182.00</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$182.00</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$10,992.50	\$15,418.00	\$0.00	\$0.00	\$0.00



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

Invoice 785

Date	PO#
04/01/26	
Sales Rep	Terms
Mark A Ballenger II	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
#444 - Quarterly Pump Maintenance Agreement Yr 25/26 April 2026				<b>\$1,341.00</b>

Subtotal	\$1,341.00
Sales Tax	\$0.00
<b>Total</b>	<b>\$1,341.00</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$1,341.00</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$10,992.50	\$15,418.00	\$0.00	\$0.00	\$0.00



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

Invoice 807

Date	PO#
04/03/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

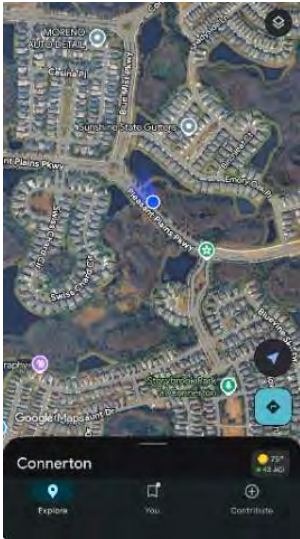
Property Address
Connerton West CDD  Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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pipe repair at Pleasant Plains Pkwy for the 4" Mainline Repair

During routine maintenance, our tech found a leak off Pleasant Plains Pkwy near the Verona entrance (exit side sidewalk). This is a broken pressurized main line that is underneath the sidewalk and an oak tree. To properly repair this, we will need to excavate part of the sidewalk and the roots.





Galvanized pipe repair at Pleasant Plains pkwy for the 8" mainline pipe which provides water for the entire community.

Daily plan-

Concrete remove concrete walk (1/2 day)

excavate cut roots and expose pipe (1/2 day)

main line cut 4" C900 and drain main line (1 day +/-)

restraints 4" ductile collars with restraints, pipe 8" C900 pipe, saddle 4"x2" saddle and tap (2 day +/-)

**\$18,000**

Rebuild rebuild valve assembly and tie into pipes (1 day +/-)

**\$2250**

Remove debris, concrete pile and tree roots (1 day +/-)

**\$3250**

Replace walkway or pour new concrete (2 day +/-)

**\$4983.07**

**NTE \$30,000**

Irrigation Repair - 03/31/2026

\$12,105.43

Subtotal	\$12,105.43
Sales Tax	\$0.00
<b>Total</b>	<b>\$12,105.43</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$12,105.43</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$12,105.43	\$18,302.02	\$0.00	\$0.00	\$0.00



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

Invoice 808

Date	PO#
04/07/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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Stuck Valve on Sidewalk Near Verona

This proposal is regarding a stuck valve running along Pleasant Plains Parkway near Verona for F clock. The valve needs to be replaced.



Irrigation Repair - 04/03/2026

\$827.76

Subtotal	\$827.76
Sales Tax	\$0.00
<b>Total</b>	<b>\$827.76</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$827.76</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$827.76	\$30,407.45	\$0.00	\$0.00	\$0.00



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

Invoice 812

Date	PO#
04/14/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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D Clock - Zone 4 Alarm: Troubleshooting and Repair

Controller B zone 4's decoder needs to be replaced.



Irrigation Repair - 04/12/2026

\$426.41

Subtotal	\$426.41
Sales Tax	\$0.00
<b>Total</b>	<b>\$426.41</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$426.41</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$852.82	\$29,449.46	\$1,785.75	\$0.00	\$0.00



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

Invoice 813

Date	PO#
04/14/26	
Sales Rep	Terms
Jonah Ballenger	Due on Receipt

Bill To
Connerton West CDD C/O Rizzetta & Company, Inc. 3434 Colwell Ave, Suite 200 Tampa, FL 33614

Property Address
Connerton West CDD Land O' Lakes, FL

Description	Qty / UOM	Rate	Ext. Price	Amount
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B Clock - Zone 56 Alarm: Troubleshooting and Repair

Controller B zone 56's decoder needs to be replaced.



Irrigation Repair - 04/09/2026

\$426.41

Subtotal	\$426.41
Sales Tax	\$0.00
<b>Total</b>	<b>\$426.41</b>
Credits/Payments	(\$0.00)
<b>Balance Due</b>	<b>\$426.41</b>

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$852.82	\$29,449.46	\$1,785.75	\$0.00	\$0.00

# Connerton West CDD BOS Meeting

SUPERVISOR PAY REQUEST

Meeting Date: April 6, 2026

<u>Name of Board Supervisor</u>	<u>Check if paid</u>	
Roger Smith	Yes	ACH
Daniel Novak	Yes	ACH
Chris Kawalec	Yes	ACH
Tyson Krutsinger	Yes	
John Ngerem	Yes	ACH
(*) Does not get paid		
<i>NOTE: Supervisors are only paid if checked.</i>		

## EXTENDED MEETING TIMECARD

Meeting Start Time:	4:00pm
Meeting End Time:	6:11pm
Total Meeting Time:	2:11
Time Over _____ (3) Hours:	
Total at \$175 per Hour:	

## ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00
Business Mileage Round Trip	
IRS Rate per Mile	\$0.700
Mileage to Charge	\$0.00

DM Signature: *Tony Adams*



# INVOICE

# INV-000154

Date Issued: Mar 30, 2026  
Date Due: Due on Receipt  
Overdue by: 7 days  
Type: Total Due  
Check Payable To: Down and Dirty Pressure  
Washing of Florida LLC  
**Balance Due: \$1,000.00**

**FROM:**  
**Down and Dirty Pressure Washing of Florida LLC**  
13042 Terrace Springs Dr  
Tampa, FL, 33637  
Email: downanddirtypressurewashing19@yahoo.com  
Phone: (813) 957-5243

**TO:**  
**conerton west cdd**  
3434 Colwell Avenue  
200  
Tampa, FL, 33614  
Phone: (813) 928-9099

**JOB:**  
playground equipment cleaning

#	Services	Qty	Price	Discount	Tax	Total
1	pay gound cleaning at connerton west cdd	1.00	\$1,000.00	\$0.00	No Tax	\$1,000.00
Subtotal						\$1,000.00
<b>Grand Total (\$)</b>						<b>\$1,000.00</b>

**Accepted payment methods**  
Credit Card, Check, Cash, Zelle

**Message**  
Thank you, I appreciate your business. Please leave me a review on Google. Thank you again.

**Terms**  
1.) The services will be completed in accordance with the agreed upon schedule.  
2.) Changes in the specifications, quantities, schedule or other aspects of the services that are requested or approved by you do not become binding unless accepted in writing. Any such changes may result in additional or

increased charges, and you agree to pay such increased charges.

3.) You will be responsible for payment of all applicable federal, state and local taxes.

4.) All invoices for services covered by the estimate are payable upon completion of work or date stated on the invoice.

5.) Commercial customers. Unless notified in writing of a 30-day payment option payment will be due within 10 days of completion and invoice received or a 10% late fee of balance owed will be applied each month until payment is received.

6.) All deposits are non-refundable.

7.) If legal action is required customer is responsible for all legal fees.

8.) We abide to all of the statements stated on this invoice - Service Terms and Conditions.

9.) Client agrees to allow us to utilize any photos, descriptions, reviews, quotes, texts or videos of the property for marketing purposes.

The accepted forms of payment are listed on this invoice.

Again, we appreciate you agreeing to these terms and conditions as we only set them in place to ensure everyone's safety and satisfaction. If you have any questions regarding these Terms and Conditions, please reach out to us.

You can be confident, that our goal is to provide you with the highest quality of service!

\*\*\*\*Down and Dirty Pressure Washing shall not be held responsible for any loss or damage to property, materials or individuals caused by the personal actions of the customer or other household members or guests before, during or after such work has been carried out. \*\*\*\*.

# CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT

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DISTRICT OFFICE: WESLEY CHAPEL, FLORIDA (813) 994-1001  
MAILING ADDRESS: 3434 COLWELL AVE, SUITE 200, TAMPA, FLORIDA 33614  
[Connertonwestcdd.org](http://Connertonwestcdd.org)

## Check Request

Amount: \$500.00

Date: 04/01/2026

Payable to: Izban N Ortiz Alfonzo

Address: 9047 Pleasant Wood Dr. Land O Lakes, FL 34637

Description: Refund of Security Key Deposit

Requestor: Eric Kanjirathingal

Special Instructions: Code to 415-001-20207

**State Wildlife Trapper**  
2103 W Rio Vista Ave  
Tampa, FL 33603 US  
trapperjerry@gmail.com



# INVOICE

## BILL TO

Connerton West CDD  
5844 Old Pasco Road, Ste 100  
Wesley Chapel, Florida 33544

**INVOICE #** 2134

**DATE** 04/02/2026

**DUE DATE** 04/17/2026

**TERMS** Net 15

ACTIVITY	QTY	RATE	AMOUNT
<b>State Wildlife Service</b> Service for April 2026	1	800.00	800.00

5 Traps/5 cameras are currently in use.

LTD: Hogs Removed: 311

YTD: Hogs Removed: 8

MTD: Hogs Removed: 0

**Note:**

We are doing everything possible in order to eliminate the hog population on this property.

Thank you for doing business with us.

A late fee of 15% late fee will be applied if not paid within 10 days from date.

If you have any questions concerning this invoice, please contact: Jerry Richardson

Phone 813-390-9578

email - trapperjerry@gmail.com

A 30-day notice is required to terminate trapping service in writing.

Termination fees may apply.

<b>SUBTOTAL</b>	800.00
<b>TAX</b>	0.00
<b>TOTAL</b>	800.00
<b>BALANCE DUE</b>	<b>\$800.00</b>



KILINSKI | VAN WYK

# Kilinski | Van Wyk PLLC

P.O. Box 6386  
Tallahassee, Florida 32314  
United States

Connerton West CDD  
5844 Old Pasco Road Suite 100  
Wesley Chapel, Florida 33544

## INVOICE

Invoice # 14738  
Date: 04/12/2026  
Due On: 05/12/2026

### Statement of Account

Outstanding Balance	New Charges	Payments Received	<b>Total Amount Outstanding</b>
( \$5,441.05	+ \$7,432.94	)- ( \$0.00	= <b>\$12,873.99</b>

### CWCDD-01

#### CONNERTON WEST CDD - GENERAL

Type	Attorney	Date	Notes	Quantity	Rate	Discount	Total
Service	GR	03/02/2026	Confer with G. Woodcock regarding conveyance of Parcel 218; confer with District Management regarding Landscape Easement Agreement with Connerton Community Association; confer with District Manager regarding Request for Proposals for Landscape Maintenance Services; prepare notices of intent to award contract for Landscape Maintenance Services; attend Board meeting.	5.90	\$325.00	-	\$1,917.50
Service	MH	03/02/2026	Advise as to legal and procedural requirements for RFP and award; prepare for and attend Board meeting.	2.80	\$395.00	64.29%	\$395.00

Expense	KB	03/02/2026	Travel: Mileage - GR.	38.00	\$0.725	-	\$27.55
Service	GR	03/03/2026	Finalize notices of intent to award contract for Landscape Maintenance Services, confer with District Manager regarding the same; update deed regarding conveyance of Parcel 218, confer with A. Becker regarding the same; confer with Pasco County regarding executed deed for conveyance of right of way segments.	0.90	\$325.00	-	\$292.50
Service	MH	03/03/2026	Advise regarding legal requirements for deed signatures.	0.10	\$395.00	-	\$39.50
Service	CD	03/03/2026	Confer with District Staff regarding Special Warranty Deed requirements and transmission to Pasco County.	0.20	\$215.00	-	\$43.00
Service	GR	03/04/2026	Confer with District Management regarding Landscape Easement Agreement, District signature page for the same.	0.20	\$325.00	-	\$65.00
Service	CD	03/04/2026	Finalize and transmit executed Special Warranty Deed to County and email District Staff regarding status of same.	0.30	\$215.00	-	\$64.50
Service	MH	03/04/2026	Confer with District staff regarding landscape RFP and status of conveyance of right-of-way segments to County.	0.20	\$395.00	-	\$79.00
Service	GR	03/05/2026	Confer with G. Woodcock regarding proposals for Pond 28 erosion repair.	0.30	\$325.00	-	\$97.50
Service	MB	03/05/2026	Draft Erosion Repair Agreement.	1.00	\$305.00	-	\$305.00
Service	GR	03/06/2026	Review and revise agreement with Advanced Drainage Solutions for	0.80	\$325.00	-	\$260.00

			erosion repair services at Pond 28, transmit the same.				
Service	GR	03/09/2026	Confer with A. Becker, G. Woodcock regarding conveyance of additional tracts within Parcel 218.	0.30	\$325.00	-	\$97.50
Service	SD	03/09/2026	Receive "260306 Agreement for Erosion Repair Services - Pond 28 (ADS) - Connerton West executed" and update district files regarding same.	0.10	\$205.00	-	\$20.50
Service	GR	03/10/2026	Confer with District Manager regarding insurance coverage for onsite maintenance staff; confer with Chair regarding resident property encroaching on District property.	0.40	\$325.00	-	\$130.00
Service	GR	03/11/2026	Confer with G. Woodcock, Charter School's counsel regarding Parcel 218 punchlist, status of the same.	0.30	\$325.00	-	\$97.50
Service	GR	03/12/2026	Review permit modification application, confer with G. Woodcock, D. Novak regarding the same; prepare letter to resident regarding unauthorized use of District property; begin preparing landscape maintenance services agreement with Fieldstone.	1.10	\$325.00	-	\$357.50
Service	GR	03/13/2026	Confer with the County, F. Nolte regarding comments to deed for conveyance of right of way segments; confer with F. Nolte, A. Becker regarding conveyance of tracts within Parcel 218, update deed regarding the same; confer with F. Nolte, Chair regarding application for permit	2.20	\$325.00	-	\$715.00

			modification, approval and execution of the same; complete preparing landscape maintenance services agreement with Fieldstone, exhibits to the same.				
Expense	AK	03/13/2026	Certified Mail: March 13, 2026	1.00	\$10.48	-	\$10.48
			Via Certified Mail				
			Jason and April Corbin				
			8024 Sequester Loop				
			Land O' Lakes, Florida 34637				
			Re: Connerton West Community Development District				
			Unauthorized Use of District Property				
Service	GR	03/16/2026	Review auditor response letter for Fiscal Year 2025; confer with D. Novak, District Manager regarding deed for conveyance of Parcel 218 tracts; review certificate of insurance, Contract for Professional Amenity Services requirements for the same, confer with C. Rivera regarding the same; confer with F. Nolte, Pasco County regarding revised legal description and sketch for Connerton Boulevard for deed conveying the same; review SWFWMD letter regarding annual engineering inspection.	1.30	\$325.00	-	\$422.50
Service	MH	03/16/2026	Review draft response to FY 2025 auditor request letter and confer with District staff regarding same.	0.10	\$395.00	-	\$39.50

Service	MH	03/16/2026	Review County requested changes to conveyance documents and confer with District staff regarding same.	0.10	\$395.00	-	\$39.50
Service	MH	03/17/2026	Review draft response to FY 2025 auditor request letter; confer with staff regarding same.	0.10	\$395.00	-	\$39.50
Service	GR	03/17/2026	Confer with District Manager regarding termination of agreement with American Power Washing LLC.	0.20	\$325.00	-	\$65.00
Service	GR	03/18/2026	Prepare letter to American Power Washing LLC regarding termination of agreement for banner services, return of District property; prepare second letter to Lennar regarding damage to District stormwater management system, reimbursement for the same; confer with Pasco County regarding final Special Warranty Deed, County meeting for approval of the same.	1.10	\$325.00	-	\$357.50
Service	MH	03/18/2026	Review and revise draft landscape agreement with Fieldstone and letter to American Power Washing regarding termination of services.	0.90	\$395.00	-	\$355.50
Service	SD	03/18/2026	Transmit Connerton West CDD Auditor Letter Response to Auditor for FY2025.	0.10	\$205.00	-	\$20.50
Service	GR	03/19/2026	Confer with District Manager regarding District execution of deed for conveyance of tracts in Parcel 218; finalize Agreement for Landscape Maintenance Services, confer with District Manager regarding the same; review wetland conservation area, confer with Chair, F. Nolte	1.30	\$325.00	-	\$422.50

			regarding prohibited resident activities in the same, prepare letter to resident regarding the same; confer with District Management regarding executed Landscape Easement Agreement with Connerton Community Association, Inc.				
Expense	AK	03/19/2026	Certified Mail: Via Certified Mail American Power Washing LLC 8247 W. Haven Drive Land O' Lakes, Florida 34638 Atten: Will Butler  Re: Connerton West Community Development District Notice of Termination – Return of District Property	1.00	\$10.48	-	\$10.48
Service	GR	03/20/2026	Finalize letter to resident regarding unauthorized cutback of wetland conservation setback area, confer with Chair regarding the same; confer with District Management regarding Landscape Easement Agreement for Rose Pointe, finalizing the same; confer with District Manager regarding License Agreement for Maintenance of Improvements at 21756 Violet Periwinkle Drive.	0.70	\$325.00	-	\$227.50
Expense	IK	03/20/2026	Certified Mail: Certified Mail to 8319 Swiss Chard RE Conservation of Wetland Area.	1.00	\$10.48	-	\$10.48
Service	CD	03/20/2026	Format Deed and Record Special Warranty Deed with Pasco County via Simplifile ; Email to District Staff regarding status of same.	0.30	\$215.00	-	\$64.50

Service	MH	03/20/2026	Review draft letter to resident regarding unauthorized wetland cutbacks; confer with District staff regarding same.	0.10	\$395.00	-	\$39.50
Service	SH	03/20/2026	Monitor and report on bills affecting special districts, including final bill passage analysis and final distribution of the newsletter.	0.30	\$305.00	-	\$91.50
Service	GR	03/23/2026	Review tentative April agenda.	0.10	\$325.00	-	\$32.50
Expense	KB	03/23/2026	Simplifile Recording: eRecording fee for Special Warranty Deed.	1.00	\$49.95	-	\$49.95
Service	GR	03/24/2026	Review recorded deed for Parcel 218, confer with District Manager, A. Becker regarding the same.	0.20	\$325.00	-	\$65.00
Service	GR	03/25/2026	Confer with District Manager regarding review of District property for pool construction access at 9047 Pleasant Woods Drive.	0.20	\$325.00	-	\$65.00
<b>Line Item Discount Subtotal</b>							<b>-\$711.05</b>
<b>Total</b>							<b>\$7,432.94</b>

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.



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

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

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

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **0 CONNERTON BOULEVARD**

Bill Number: 24244054

Billing Date: 4/2/2026

Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0325440	01044338
Please use the 15-digit number below when making a payment through your bank	
032544001044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Irrig Potable	07354825	2/11/2026	171	3/13/2026	181	30	10

Usage History

	Water	Irrigation
March 2026		10
February 2026		4
January 2026		7
December 2025		8
November 2025		7
October 2025		6
September 2025		4
August 2025		9
July 2025		0
June 2025		3
May 2025		5
April 2025		6

Transactions

Previous Bill	36.25
Payment 03/23/26	-36.25 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Irrigation	
Water Base Charge	22.37
Water Tier 1	10.0 Thousand Gals X \$3.47
<b>Total Current Transactions</b>	57.07
<b>TOTAL BALANCE DUE</b>	<b>\$57.07</b>

Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0325440  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 57.07

<b>Total Balance Due</b>	<b>\$57.07</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically  
 transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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



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 Pay By Phone: 1-855-786-5344

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 22-65062

CONNERTON WEST CDD

Service Address: **21736 BILLOWY JAUNT DR**  
 Bill Number: 24247578  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0939485	01044338
Please use the 15-digit number below when making a payment through your bank	
093948501044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	13594970	2/11/2026	84	3/13/2026	85	30	1

Usage History

Month	Usage
March 2026	1
February 2026	0
January 2026	1
December 2025	0
November 2025	1
October 2025	1
September 2025	0
August 2025	1
July 2025	0
June 2025	1
May 2025	1
April 2025	1

Transactions

Previous Bill	22.37
Payment 03/23/26	-22.37 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Water	
Water Base Charge	22.37
Water Tier 1	1.0 Thousand Gals X \$2.18 = 2.18
<b>Total Current Transactions</b>	24.55
<b>TOTAL BALANCE DUE</b>	<b>\$24.55</b>

Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)



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

Account # 0939485  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 24.55

<b>Total Balance Due</b>	<b>\$24.55</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically  
 transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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



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 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **8114 SWISS CHARD CIRCLE**  
 Bill Number: 24247656  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0945935	01044338
Please use the 15-digit number below when making a payment through your bank	
094593501044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11020289	2/11/2026	1340	3/13/2026	1354	30	14

Usage History

Month	Usage
March 2026	14
February 2026	6
January 2026	7
December 2025	6
November 2025	4
October 2025	5
September 2025	7
August 2025	10
July 2025	8
June 2025	15
May 2025	10
April 2025	5

Transactions

Previous Bill	6.06
Payment 03/23/26	-6.06 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	14 Thousand Gals X \$1.01 14.14
<b>Total Current Transactions</b>	14.14
<b>TOTAL BALANCE DUE</b>	<b>\$14.14</b>

Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)



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

Account # 0945935  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 14.14

<b>Total Balance Due</b>	<b>\$14.14</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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



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

[UtilCustServ@MyPasco.net](mailto:UtilCustServ@MyPasco.net)  
 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **21318 WISTFUL YEARN DR**  
 Bill Number: 24248269  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0980235	01044338
Please use the 15-digit number below when making a payment through your bank	
098023501044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11020279	2/11/2026	2237	3/13/2026	2247	30	10

Usage History		
Month	Usage	Rate
March 2026	10	
February 2026	10	
January 2026	10	
December 2025	10	
November 2025	3	
October 2025	8	
September 2025	19	
August 2025	59	
July 2025	54	
June 2025	34	
May 2025	37	
April 2025	17	

Transactions		
Previous Bill		10.10
Payment 03/23/26		-10.10 CR
<b>Balance Forward</b>		0.00
Current Transactions		
Reclaimed	10 Thousand Gals X \$1.01	10.10
<b>Total Current Transactions</b>		10.10
<b>TOTAL BALANCE DUE</b>		<b>\$10.10</b>



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0980235  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 10.10

<b>Total Balance Due</b>	<b>\$10.10</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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



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

[UtilCustServ@MyPasco.net](mailto:UtilCustServ@MyPasco.net)  
 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **21852 BRISKE MORNING AVENUE**  
 Bill Number: 24248270  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0980230	01044338
Please use the 15-digit number below when making a payment through your bank	
098023001044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	200858990	2/11/2026	249	3/13/2026	258	30	9

Usage History

Month	Usage
March 2026	9
February 2026	0
January 2026	0
December 2025	6
November 2025	2
October 2025	6
September 2025	7
August 2025	23
July 2025	23
June 2025	17
May 2025	24
April 2025	10

Transactions

Current Transactions			
Reclaimed			
Reclaimed	9 Thousand Gals X \$1.01		9.09
<b>Total Current Transactions</b>			<b>9.09</b>
<b>TOTAL BALANCE DUE</b>			<b>\$9.09</b>

Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0980230  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 9.09

<b>Total Balance Due</b>	<b>\$9.09</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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1 1 1  
 22-65062

CONNERTON VILLAGE II PARCEL 213

Service Address: **21379 SOUTHERN CHARM DR**  
 Bill Number: 24248271  
 Billing Date: 4/2/2026  
 Billing Period: 1/15/2026 to 2/13/2026

Account #	Customer #
0980245	01362420
Please use the 15-digit number below when making a payment through your bank	
098024501362420	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08399008	1/15/2026	2304	2/13/2026	2312	29	8

Usage History		
Month	Usage	Rate
February 2026	8	
January 2026	15	
December 2025	12	
November 2025	0	
November 2025	12	
October 2025	10	
September 2025	14	
August 2025	21	
July 2025	0	
June 2025	23	
June 2025	20	
May 2025	8	

Transactions		
Previous Bill		16.36
Payment		-16.36 CR
<b>Balance Forward</b>		0.00
Current Transactions Reclaimed		
Reclaimed	8 Thousand Gals X \$1.01	8.08
<b>Total Current Transactions</b>		8.08
<b>TOTAL BALANCE DUE</b>		<b>\$8.08</b>



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0980245  
 Customer # 01362420  
 Balance Forward 0.00  
 Current Transactions 8.08

<b>Total Balance Due</b>	<b>\$8.08</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

Round-Up Donations to Charity	
Amount Enclosed	

Check this box to participate in Round-Up.

CONNERTON VILLAGE II PARCEL 213  
 21379 SOUTHERN CHARM DR  
 LAND O LAKES FL 34637

PASCO COUNTY UTILITIES  
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 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **21915 BUTTERFLY KISS DR**  
 Bill Number: 24248273  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0980250	01044338
Please use the 15-digit number below when making a payment through your bank	
098025001044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11020285	2/11/2026	2416	3/13/2026	2420	30	4

Usage History

Month	Usage
March 2026	4
February 2026	9
January 2026	6
December 2025	20
November 2025	4
October 2025	12
September 2025	12
August 2025	25
July 2025	23
June 2025	20
May 2025	23
April 2025	35

Transactions

Previous Bill	9.09
Payment 03/23/26	-9.09 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	4 Thousand Gals X \$1.01 4.04
<b>Total Current Transactions</b>	4.04
<b>TOTAL BALANCE DUE</b>	<b>\$4.04</b>

Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 0980250  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 4.04

<b>Total Balance Due</b>	<b>\$4.04</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **21990 BUTTERFLY KISS DR**  
 Bill Number: 24248414  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
0986210	01044338
Please use the 15-digit number below when making a payment through your bank	
098621001044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08399011	2/11/2026	1711	3/13/2026	1720	30	9

Usage History

Month	Usage
March 2026	9
February 2026	6
January 2026	5
December 2025	5
November 2025	3
October 2025	4
September 2025	7
August 2025	84
July 2025	26
June 2025	21
May 2025	44
April 2025	20

Transactions

Previous Bill	6.06
Payment 03/23/26	-6.06 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	9 Thousand Gals X \$1.01
<b>Total Current Transactions</b>	9.09
<b>TOTAL BALANCE DUE</b>	<b>\$9.09</b>

Please return this portion with payment



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

Account # 0986210  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 9.09

<b>Total Balance Due</b>	<b>\$9.09</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

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 3434 COLWELL AVENUE STE 200  
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 Pay By Phone: 1-855-786-5344

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 22-65062

CONNERTON WEST CDD

Service Address: **8775 BIRCHLEAF CT RECLAIM**  
 Bill Number: 24249098  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
1022185	01044338
Please use the 15-digit number below when making a payment through your bank	
102218501044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18809644	2/11/2026	875	3/13/2026	890	30	15

Usage History

	Water	
March 2026		15
February 2026		10
January 2026		6
December 2025		8
November 2025		3
October 2025		6
September 2025		10
August 2025		11
July 2025		10
June 2025		11
May 2025		14
April 2025		13

Transactions

Previous Bill	10.10
Payment 03/23/26	-10.10 CR
<b>Balance Forward</b>	0.00
Current Transactions	
Reclaimed	
Reclaimed	15 Thousand Gals X \$1.01 15.15
<b>Total Current Transactions</b>	15.15
<b>TOTAL BALANCE DUE</b>	<b>\$15.15</b>

Please return this portion with payment



TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 1022185  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 15.15

<b>Total Balance Due</b>	<b>\$15.15</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

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 NEW PORT RICHEY (727) 847-8131  
 DADE CITY (352) 521-4285

[UtilCustServ@MyPasco.net](mailto:UtilCustServ@MyPasco.net)  
 Pay By Phone: 1-855-786-5344

1 0 1  
 22-65062

CONNERTON WEST CDD

Service Address: **8788 WHITE SAGE WAY REECLAIM**  
 Bill Number: 24249104  
 Billing Date: 4/2/2026  
 Billing Period: 2/11/2026 to 3/13/2026

Account #	Customer #
1022230	01044338
Please use the 15-digit number below when making a payment through your bank	
102223001044338	

**New Water, Sewer, Reclaim rates, fees, and charges took effect Oct. 1, 2025.**  
 Please visit [bit.ly/pcurates](http://bit.ly/pcurates) for details.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	18142596	2/11/2026	3378	3/13/2026	3483	30	105

Usage History		
Month	Usage	Rate
Water		
March 2026	105	
February 2026	80	
January 2026	11	
December 2025	8	
November 2025	7	
October 2025	13	
September 2025	24	
August 2025	51	
July 2025	49	
June 2025	69	
May 2025	57	
April 2025	36	

Transactions		
Previous Bill		80.80
Payment 03/23/26		-80.80 CR
<b>Balance Forward</b>		0.00
Current Transactions		
Reclaimed	105 Thousand Gals X \$1.01	106.05
<b>Total Current Transactions</b>		106.05
<b>TOTAL BALANCE DUE</b>		<b>\$106.05</b>



Please return this portion with payment

TO PAY ONLINE, VISIT [pascoeasypay.pascocountyfl.net](http://pascoeasypay.pascocountyfl.net)

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

Account # 1022230  
 Customer # 01044338  
 Balance Forward 0.00  
 Current Transactions 106.05

<b>Total Balance Due</b>	<b>\$106.05</b>
<b>Due Date</b>	<b>4/20/2026</b>

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

**The Total Due will be electronically transferred on 04/20/2026.**

CONNERTON WEST CDD  
 3434 COLWELL AVENUE STE 200  
 TAMPA FL 33614

PASCO COUNTY UTILITIES  
 CUSTOMER INFORMATION & SERVICES  
 P.O. BOX 2139  
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Pasco Sheriff's Office  
 ATTN: Extra Duty  
 7432 Little Road  
 New Port Richey, FL 34654

**Invoice:** I-20263-12536  
**Service Total:** \$1680.00  
**Payments Total:**  
**Amount Due:** \$1680.00  
**Sent Date:** 3/30/2026  
**Payment Terms:** Due upon receipt

CONNERTON WEST CDD  
 21100 FOUNTAIN GARDEN ROAD  
 CONNERTON, FL 34637

Service Date	Employee	Job Name	Start Time	Hrs Wrkd	Billed Rate	Emp Fees
3/1/2026	BELDON, JASON - 4044	SECURITY @ CONNERTON WEST COMMUNITY	6:00 PM	4.00	\$60.00	\$240.00
3/6/2026	COLE, KYRA - 6844	SECURITY @ CONNERTON WEST COMMUNITY	2:00 PM	4.00	\$60.00	\$240.00
3/10/2026	VITO, COURTNEY - 7420	SECURITY @ CONNERTON WEST COMMUNITY	4:00 PM	4.00	\$60.00	\$240.00
3/15/2026	VOGELE, KEVIN - 7376	SECURITY @ CONNERTON WEST COMMUNITY	6:00 PM	4.00	\$60.00	\$240.00
3/19/2026	SCARANGELLA, ANTHONY - 7727	SECURITY @ CONNERTON WEST COMMUNITY	2:00 PM	4.00	\$60.00	\$240.00
3/24/2026	PETERS, JOSHUA - 3096	SECURITY @ CONNERTON WEST COMMUNITY	4:00 PM	4.00	\$60.00	\$240.00
3/29/2026	BRANTLEY, KEVIN - 3180	SECURITY @ CONNERTON WEST COMMUNITY	6:00 PM	4.00	\$60.00	\$240.00
					<b>Total:</b>	\$1680.00

**Questions regarding Invoice Charges & Payments please contact:**

**Contact:** Pasco Sheriff's Office  
**Telephone:** 727-844-7795  
**Email:** ExtraDuty@pascosheriff.org

**Make Checks Payable To:**  
 Pasco Sheriff's Office

**Invoice #:** I-20263-12536  
**Invoice Total:** \$1680.00  
**Invoice For:** CONNERTON WEST CDD

**Mail Checks To:**  
 Pasco Sheriff's Office

Payment Terms: Due upon receipt

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

**Invoice**

Date	Invoice #
4/2/2026	INV0000108062

**Bill To:**

CONNERTON WEST CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
April	Upon Receipt	00415

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,870.00	\$1,870.00
Administrative Services	1.00	\$493.00	\$493.00
Dissemination Services	1.00	\$666.67	\$666.67
Email Accounts, Admin & Maintenance	5.00	\$20.00	\$100.00
Financial & Revenue Collections	1.00	\$446.25	\$446.25
Landscape Consulting Services	1.00	\$1,000.00	\$1,000.00
Management Services	1.00	\$3,035.75	\$3,035.75
Website Compliance & Management	1.00	\$100.00	\$100.00
		<b>Subtotal</b>	\$7,711.67
		<b>Total</b>	\$7,711.67

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

**Invoice**

Date	Invoice #
3/27/2026	INV0000108163

**Bill To:**

Connerton West CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
March	Upon Receipt	00057

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$4,867.63	\$4,867.63
<b>Subtotal</b>			\$4,867.63
<b>Total</b>			\$4,867.63

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

**Invoice**

Date	Invoice #
4/1/2026	INV0000108197

**Bill To:**

Connerton West CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
March	Upon Receipt	00057

Description	Qty	Rate	Amount
Office Supplies	252.48	\$1.00	\$252.48
Cell Phone	50.00	\$1.00	\$50.00
Auto Mileage & Travel	195.65	\$1.00	\$195.65
<b>Subtotal</b>			\$498.13
<b>Total</b>			\$498.13

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

**Invoice**

Date	Invoice #
4/10/2026	INV0000108225

**Bill To:**

Connerton West CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
April	Upon Receipt	00057

Description	Qty	Rate	Amount
Amenity Management & Oversight	1.00	\$1,000.00	\$1,000.00
Personnel Reimbursement	1.00	\$4,780.99	\$4,780.99
<b>Subtotal</b>			\$5,780.99
<b>Total</b>			\$5,780.99

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

**Invoice**

Date	Invoice #
4/24/2026	INV0000109093

**Bill To:**

Connerton West CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614
--

Services for the month of	Terms	Client Number
April	Upon Receipt	00057

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$3,878.90	\$3,878.90
<b>Subtotal</b>			\$3,878.90
<b>Total</b>			\$3,878.90



# INVOICE

Connerton West CDD  
5844 Old Pasco Rd. Suite 100  
Wesley Chapel FL 33755  
United States

Invoice #                    INV-SN-1365  
Invoice Date:                4/1/2026  
Due Date:                    5/1/2026  
PO#:                         Quarterly Invoice

Item	Description	AMOUNT
SchoolNow CDD	Community Development District (CDD) governmental unit management company ADA-compliant website	\$150.00
SchoolNow CDD ADA-PDF		\$234.38
	Subtotal:	\$384.38
	Tax Total:	
	Total:	\$384.38
	Amount Paid:	\$0.00
<b>Direct Deposit Instruction:</b>	<b>Amount Due:</b>	<b>\$384.38</b>

Subscription start: 10/7/2025  
Subscription end: 10/6/2026

[Click Here to pay with Credit Card](#)

**Check Remittance:**

Innersync Studios Ltd  
P.O. Box 771470  
St. Louis, MO 63177-9816  
United States



## INVOICE

<b>Invoice Number</b>	2541957
<b>Invoice Date</b>	March 27, 2026
<b>Purchase Order</b>	238202252
<b>Customer Number</b>	182812
<b>Project Number</b>	238202252

**Bill To**

Connerton West Community  
Development District  
PO Box 32414  
Charlotte, NC 28232  
United States

**Alternative Remit To**

Stantec Consulting Services Inc. (SCSI)  
13980 Collections Center Drive  
Chicago IL 60693  
United States  
Federal Tax ID 11-2167170

---

**Project Description:** WTR Connerton West Community Development District.

**Stantec Project Manager:** Woodcock, Greg  
**Current Invoice Due:** \$6,068.81  
**Bill Through Date:** March 6, 2026

---

**Net Due in 30 Days or in accordance with terms of the contract**  
Stantec will not change our banking information. If you receive a request noting our banking information has changed, please contact your  
Stantec Project Manager



# INVOICE

Invoice Number  
Project Number

2541957  
238202252

24.18

**Disbursements Subtotal**

**24.18**

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**Top Task 9909 Total**

**24.18**

Total Fees & Disbursements

\$6,068.81

**INVOICE TOTAL (USD)**

**\$6,068.81**

Billing Backup - Roster

Date	Project	Task	Expnd Type	Employee/Supplier	Quantity	Bill Rate	Bill Amount	Comment
2026-02-10	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	3.00	176.00	528.00	SITE VISIT TO MEET WITH PLAYGROUND CONSULTANT FOR STORYBROOK PARK PIECE REPLACEMENT.
2026-02-11	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	2.00	176.00	352.00	COORDINATION WITH COUNTY FOR SIDEWALK REPAIRS. SENDING SPREADSHEET AND EVALUATION FORM TO PUBLIC WORKS
2026-02-12	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	3.00	176.00	528.00	REVIEWING PLAYGROUND PIECES FOR REPLACEMENT AT STORYBROOK PARK. PROVIDING .KMZ FILE AND PHOTOS TO COUNTY FOR SIDEWALK REPAIRS.
2026-02-18	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	2.00	176.00	352.00	REVIEWING DEVELOPMENT PLANS AND OWNERSHIP FOR EROSION AREA IN PARCEL 218.
2026-02-23	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	5.00	176.00	880.00	POND 28 EROSION REPORT, COORDINATION WITH CONTRACTORS FOR PROPOSAL. PREPARING AGENDA ITEMS FOR UPCOMING MEETING
2026-02-27	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	2.00	176.00	352.00	REVIEWING PROPOSALS FOR PLAYGROUND EQUIPMENT REPLACEMENT. COORDINATION WITH GREG FOR UPCOMING MEETING ITEMS. REQUESTING ADDITIONAL PROPOSAL FOR RIP RAP REPAIR. REVIEWING PARCEL 218 DEED INFORMATION FOR TURNOVER
2026-03-02	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	5.00	176.00	880.00	COORDINATION WITH CONTRACTORS FOR EROSION REPAIR PROPOSALS
2026-03-04	238202252	2026 FY	Direct - Regular	NOLTE, ROBERT (FRANK)	1.00	176.00	176.00	PM SUPPORT
2026-02-09	238202252	2026 FY	Direct - Regular	RANKIN, ASHLEY ALEXANDRA	0.50	198.00	99.00	PM SUPPORT
2026-02-24	238202252	2026 FY	Direct - Regular	RANKIN, ASHLEY ALEXANDRA	1.00	198.00	198.00	PM SUPPORT
2026-02-16	238202252	2026 FY	Direct - Regular	WOODCOCK, BRAYDON	2.00	144.00	288.00	EROSION REVIEW ALONG POND BANK AT EMORY OAK
2026-02-11	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	0.50	200.00	100.00	COORDINATE WITH FRANK TO FINALIZE SIDEWALK INFO TO COUNTY.
2026-02-17	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	0.75	200.00	150.00	REVIEW DEPRESSED AREA REPORT. DOWNLOAD PLANS AND PLAT INFORMATION. COORDINATE WITH FIELD STAFF TO REVIEW.
2026-02-18	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	1.00	200.00	200.00	PREPARE EROSION REVIEW REPORT BASED ON FIELD REVIEW YESTERDAY.
2026-02-23	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	1.00	200.00	200.00	PROJECT COORDINATION WITH FRANK. UPDATE ENGINEERS REPORT FOR MEETING.
2026-03-02	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	3.00	200.00	600.00	PREPARE FOR AND ATTEND CDD MEETING. REVIEW PARCEL 218 FOR CLOSEOUT. SEND EMAIL TO GRACE REGARDING REVIEW.
2026-03-05	238202252	2026 FY	Direct - Regular	WOODCOCK, GREGORY (GREG)	0.50	200.00	100.00	COORDINATE SCHEDULES FOR ADS AND FINN. COORDINATE CONTRACT PREP AND SIGNATURES.
<b>Total Labor:</b>					<b>33.25</b>		<b>\$5,983.00</b>	
2026-02-20	238202252	9909	Direct - Printing	ARC	24.18	1.00	24.18	21015ARC022026B14
<b>Total Direct - Printing</b>					<b>24.18</b>		<b>\$24.18</b>	
2026-02-10	238202252	2026 FY	Direct - Vehicle (mileage)	NOLTE, ROBERT (FRANK)	61.63	1.00	61.63	RFN - PROJECT TRAVEL MILEAGE
<b>Total Direct - Vehicle (mileage)</b>					<b>61.63</b>		<b>\$61.63</b>	
<b>Total Project 238202252</b>					<b>119.06</b>		<b>\$6,068.81</b>	

# Business Observer

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

## INVOICE

Legal Advertising

Invoice # 26-00783P

Date 04/10/2026

**Attn:**  
Connerton West CDD Rizzetta  
3434 COLWELL AVENUE, SUITE 200  
TAMPA FL 33914

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

### Description

### Amount

Serial # 26-00783P <b>Notice of Public Workshop</b> RE: Connerton West Public Workshop on April 27, 2026 Published: 4/10/2026	\$67.81
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#### Important Message

Please include our Serial # on your check  
Pay by credit card online:  
<https://legals.businessobserverfl.com/send-payment/>

Paid	()
<b>Total</b>	<b>\$67.81</b>

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

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

#### NOTICE

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

# Business Observer

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

## INVOICE

Legal Advertising

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### CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT NOTICE OF WORKSHOP

The Board of Supervisors ("Board") of the Connerton West Community Development District ("District") will hold a public workshop on April 27, 2026, at 4:00 p.m., at Club Connerton, 21100 Fountain Garden Way, Land O' Lakes, Florida 34638. The purpose of the public workshop is to discuss the District's Fiscal Year 2026-2027 budget.

Copies of the agenda for the public workshop may be obtained at the office of the District Manager, Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33755, or by phone at (813) 994-1001 ("District Manager's Office"), during normal business hours, or by visiting the District's website, <https://www.connertonwestcdd.org/>. The public workshop is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The public workshop may be continued to a date, time, and place to be specified on the record at the workshop.

There may be occasions when District staff or Board members may participate by speaker telephone. Any person requiring special accommodations at the public workshop because of a disability or physical impairment should contact the District Manager's Office at (813) 994-1001 at least three (3) business days prior to the public workshop. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

No decisions will be made by the Board at the public workshop. However, please be advised that any person who decides to appeal any decision made by the Board with respect to any matter is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager  
April 10, 2026

26-00783P

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

#### NOTICE

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

# Tampa Bay Times

tampabay.com

Times Publishing Company  
 DEPT 3396  
 PO BOX 123396  
 DALLAS, TX 75312-3396  
 Toll Free Phone 1 (877) 321-7355  
 Fed Tax ID 59-0482470

## ADVERTISING INVOICE

<b>Advertising Run Dates</b>		<b>Advertiser Name</b>	
4/26/26-4/26/26		CONNERTON WEST CDD	
<b>Billing Date</b>	<b>Sales Rep</b>	<b>Customer Account</b>	
4/26/2026	Deirdre Bonett	TB119853	
<b>Total Amount Due</b>		<b>Invoice Number</b>	
\$114.00		86887-042626	

### PAYMENT DUE UPON RECEIPT

Start	Stop	Ad Number	Product	Placement	Description PO Number	Ins.	Size	Net Amount
4/26/26	4/26/26	86887	Baylink Pasco , tampabay.com	Legal-CLS 2 col	Qualifying Period	2	1.00x34.00 L	\$112.00
					Affidavit Fee			\$2.00

PLEASE DETACH AND RETURN LOWER PORTION WITH YOUR REMITTANCE

# Tampa Bay Times

tampabay.com

Times Publishing Company  
 DEPT 3396  
 PO BOX 123396  
 DALLAS, TX 75312-3396  
 Toll Free Phone 1 (877) 321-7355

<b>Advertising Run Dates</b>		<b>Advertiser Name</b>	
4/26/26-4/26/26		CONNERTON WEST CDD	
<b>Billing Date</b>	<b>Sales Rep</b>	<b>Customer Account</b>	
4/26/2026	Deirdre Bonett	TB119853	
<b>Total Amount Due</b>		<b>Invoice Number</b>	
\$114.00		86887-042626	

**DO NOT SEND CASH BY MAIL**

PLEASE MAKE CHECK PAYABLE TO: TIMES PUBLISHING COMPANY

CONNERTON WEST CDD  
 3434 Colwell Ave Ste 200 # Attn  
 Tampa, FL 33614-8390

**REMIT TO:**  
 Times Publishing Company  
 DEPT 3396  
 PO BOX 123396  
 DALLAS, TX 75312-3396

# Tampa Bay Times

Published Daily

STATE OF FLORIDA } ss  
COUNTY OF PASCO County

Before the undersigned authority personally appeared Deirdre Bonett who on oath says that he/she is a Legal Advertising Representative of the Tampa Bay Times a daily newspaper printed in St. Petersburg, in Pasco County, Florida that the attached copy of advertisement being a Legal Notice in the matter Qualifying Period was published in said newspaper by print in the issues of 04/26/26 or by publication on the newspaper's website, if authorized.

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes. Affiant further says the said Tampa Bay Times is a newspaper published in Pasco County, Florida and that the said newspaper has heretofore been continuously published in said Pasco County, Florida each day and has been entered as a second class mail matter at the post office in said Pasco County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Signature of Affiant \_\_\_\_\_  
Sworn to and subscribed before me this **04/26/2026**

Signature of Notary of Public \_\_\_\_\_  
Personally known  or produced identification.  
Type of identification produced \_\_\_\_\_

JEAN M MITOTES  
Notary Public - State of FLORIDA  
Commission # HH 577686  
My Commission Expires July 31, 2028

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES  
FOR THE BOARD OF SUPERVISORS OF THE  
CONNERTON WEST COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Connerton West Community Development District will commence at noon on Monday, June 8, 2026, and close at noon on Friday, June 12, 2026. Candidates must qualify for the office of Supervisor with the Pasco County Supervisor of Elections located at 14236 6th Street, Ste 200, Dade City, FL 33523. The Supervisor of elections may be contacted by phone at (352) 521-4302. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, Florida Statutes. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Pasco County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Connerton West Community Development District has three (3) seats up for election, specifically Seats 3, 4, and 5. Each seat carries a four (4)-year term of office. Elections are non-partisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Pasco County Supervisor of Elections.  
April 26, 2026



CC033126-415

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**ACCOUNT SUMMARY**

Credit Limit	\$10,000.00
Credit Available	\$5,638.00
Statement Closing Date	March 31, 2026
Days in Billing Cycle	31
Previous Balance	\$1,757.31
Payments & Credits	\$1,989.32
Purchases & Other Charges	\$4,593.08
Balance Transfer	\$0.00
<b>FEES CHARGED</b>	\$0.00
<b>INTEREST CHARGED</b>	\$0.00
New Balance	\$4,361.07

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

**PAYMENT INFORMATION**

New Balance	\$4,361.07
<b>Minimum Payment Due</b>	<b>\$4,361.07</b>
<b>Payment Due Date</b>	<b>April 27, 2026</b>

Notice: SEE REVERSE SIDE FOR MORE IMPORTANT INFORMATION

**TRANSACTIONS**

Tran Date	Post Date	Reference Number	Transaction Description	Amount
				<b>\$1,757.31-</b>
03/25	03/25	F151500F400CHGDDA	AUTOMATIC PAYMENT - THANK YOU	1,757.31-
		<b>MICHELLE WHITE</b>		<b>\$0.00</b>
		<b>NICHOLAS BOWEN</b>		<b>\$4,361.07</b>
03/03	03/03	5543286EE5SE1LX2E	AMAZON MKTPLACE PMTS SEATTLE WA CREDIT	172.56-
			MCC: 5942 MERCHANT ZIP:	
03/05	03/05	0531461EHEHWBDJAB	FLORIDA COAST EQUIPMEN LAND O LAKES FL	1,235.12
			MCC: 5599 MERCHANT ZIP:	
03/07	03/07	5543286EJ5VMBTPF0	AMAZON MKTPL*BE9SJ7U11 SEATTLE WA	56.55
			MCC: 5942 MERCHANT ZIP:	
03/07	03/07	5543286EJ5VN5MY5V	AMAZON.COM*BE46L8I11 SEATTLE WA	58.99
			MCC: 5942 MERCHANT ZIP:	
03/07	03/07	5543286EJ5VPHXQB6	AMAZON MKTPL*BE9GG2XF0 SEATTLE WA	91.57
			MCC: 5942 MERCHANT ZIP:	
03/08	03/08	5543286EK5W69NVHL	AMAZON MKTPL*BP6CN6L81 SEATTLE WA	174.70
			MCC: 5942 MERCHANT ZIP:	

Transactions continued on next page

Please detach bottom portion and submit with payment using enclosed envelope



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

**PAYMENT INFORMATION**

<b>Payment Due Date</b>	<b>April 27, 2026</b>
<b>New Balance</b>	<b>\$4,361.07</b>
Minimum Payment Due	\$4,361.07
Past Due Amount	\$0.00

Make Check  
Payable to:

Amount Enclosed:

\$	
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0 0

CONNERTON WEST COMMUNITY DEVELOPME  
3434 COLWELL AVE SUITE 200  
TAMPA FL 33614

Valley Bank  
PLEASE DO NOT MAIL CHECKS  
St Petersburg FL 33716

<b>TRANSACTIONS (continued)</b>
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Tran Date	Post Date	Reference Number	Transaction Description	Amount
03/09	03/09	5543286EL5W9V6LD8	AMAZON MKTPL*BD2B24CW2 SEATTLE WA MCC: 5942 MERCHANT ZIP:	218.64
03/10	03/10	5543286EM5WKNWMPG	AMAZON.COM*BP2WK2PZ1 SEATTLE WA MCC: 5942 MERCHANT ZIP:	235.96
03/10	03/10	5543286EM5WPNYFF0	AMAZON MKTPLACE PMTS SEATTLE WA CREDIT MCC: 5942 MERCHANT ZIP:	22.99-
03/10	03/10	5543286EM5WRES4MB	AMAZON MKTPL*BP4FY1GW1 SEATTLE WA MCC: 5942 MERCHANT ZIP:	226.50
03/10	03/10	5543286EN5WVVEDW2	CIRCLE K # 07575 LAND O LAKES FL MCC: 5542 MERCHANT ZIP:	118.41
03/11	03/11	5543286EN5WWR9HVE	AMAZON.COM*BP8IM4CZ0 SEATTLE WA MCC: 5942 MERCHANT ZIP:	139.99
03/11	03/11	5543286EN5X42Q5F4	AMAZON MKTPL*BD9IB5G72 SEATTLE WA MCC: 5942 MERCHANT ZIP:	5.99
03/12	03/12	5543286EP5XAJGB1K	TMOBILE*AUTO PAY BELLEVUE WA MCC: 4814 MERCHANT ZIP:	89.68
03/12	03/12	5543286EP5XA3ALV5	AMAZON MKTPL*BP9EZ5NF0 SEATTLE WA MCC: 5942 MERCHANT ZIP:	18.99
03/12	03/12	5543286EP5X99EDDW	AMAZON.COM*BD1CT55D2 SEATTLE WA MCC: 5942 MERCHANT ZIP:	15.19
03/13	03/13	0558745ER0000MXR	RBT CIRCLE K # 07575 EASYSAVINGS CREDIT MCC: 6532 MERCHANT ZIP:	1.00-
03/15	03/15	5543286ES5YG3WEDR	AMAZON MKTPL*BP27776L0 SEATTLE WA MCC: 5942 MERCHANT ZIP:	66.52
03/16	03/16	5543286EV5YLLY9XL	AMAZON MKTPL*B53PP13B2 SEATTLE WA MCC: 5942 MERCHANT ZIP:	68.39
03/16	03/16	5543286EV5YN90EP8	LOWES #02238* LUTZ FL MCC: 5200 MERCHANT ZIP: 33549	387.15
03/16	03/16	5543286EV5YRNMM1L	AMAZON MKTPL*BD6K57JD1 SEATTLE WA MCC: 5942 MERCHANT ZIP:	52.82
03/21	03/21	5543286F060Q153M2	AMAZON MKTPL*BG7KE0FB2 SEATTLE WA MCC: 5942 MERCHANT ZIP:	27.62
03/22	03/22	5543286F160GJL99V	AMAZON MKTPL*BD7KI2YF1 SEATTLE WA MCC: 5942 MERCHANT ZIP:	125.48
03/23	03/23	5543286F260ZG7MTG	AMAZON MKTPL*BD7F57750 SEATTLE WA MCC: 5942 MERCHANT ZIP:	381.33
03/23	03/23	5543286F26104LMMG	AMAZON MKTPL*B58340311 SEATTLE WA MCC: 5942 MERCHANT ZIP:	355.00
03/24	03/24	5543286F3614438L3	AMAZON MKTPL*BG84Q3X62 SEATTLE WA MCC: 5942 MERCHANT ZIP:	74.37
03/24	03/24	5543286F3619AMYPV	LOWES #02238* LUTZ FL MCC: 5200 MERCHANT ZIP: 33549	50.70
03/25	03/25	5543286F461KR48EV	LOWES #02238* LUTZ FL CREDIT MCC: 5200 MERCHANT ZIP:	13.98-
03/25	03/25	5543286F461KR48F3	LOWES #02238* LUTZ FL CREDIT MCC: 5200 MERCHANT ZIP:	21.48-
03/25	03/25	5543286F461KR4837	LOWES #02238* LUTZ FL MCC: 5200 MERCHANT ZIP: 33549	28.46
03/25	03/25	5543286F461PVNSXB	AMAZON MKTPL*BG9B867N2 SEATTLE WA MCC: 5942 MERCHANT ZIP:	85.99
03/25	03/25	5530959F48DJ48W2W	MAVIS04082 LUTZ FL MCC: 5532 MERCHANT ZIP:	41.71
03/30	03/30	5543286F963BKDKQY	AMAZON MKTPL*BC27B5BI2 SEATTLE WA	19.27

Transactions continued on next page

**TRANSACTIONS (continued)**

Tran Date	Post Date	Reference Number	Transaction Description	Amount
03/30	03/30	5543286F963913JJ9	MCC: 5942 MERCHANT ZIP: AMAZON MKTPL*B51K12IW0 SEATTLE WA MCC: 5942 MERCHANT ZIP:	141.99

**IMPORTANT ACCOUNT INFORMATION**

\$0 - \$4,361.07 WILL BE DEDUCTED FROM YOUR ACCOUNT AND CREDITED AS YOUR AUTOMATIC PAYMENT ON 04/27/26. THE AUTOMATIC PAYMENT AMOUNT WILL BE REDUCED BY ALL PAYMENTS POSTED ON OR BEFORE THIS DATE.

YOUR NEXT MONTHLY STATEMENT WILL CONTAIN YOUR ANNUAL FEE OF \$75.00. SEE THE STATEMENT BACK FOR CERTAIN TERMS THAT WILL APPLY AT RENEWAL.

TOTAL \*FINANCE CHARGE\* PAID IN 2025 \$0.00

**REWARDS SUMMARY**

Previous Cashback Balance	\$46.67	THE MORE YOU SPEND, THE MORE YOU EARN
Cashback Earned this Statement	\$10.90	\$0-\$500,000 = 0.25%
New Cashback Balance	\$57.57	\$500,001-\$1,500,000 = 0.60%
Your cashback will be award on	Apr 2026	\$1,500,00-\$4,000,000 = 0.75%
		\$4,000,001-\$12,500,000 = 0.90%
		\$12,500,001+ = 1.00%

**INTEREST CHARGE CALCULATION**

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

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

(v) = variable (f) = fixed

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

**Connerton West CDD**

**Closing Date**

March 31, 2026

**Payment Date**

April 27, 2026

*All Expenditures must be supported by receipts in order to be eligible for reimbursement.*

*Attach all receipts to this form.*

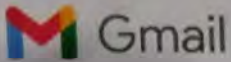
				Parks & Rec	Parks & Rec
				Misc. Expenses	Vehicle Maintenance
Date	Vendor Name	Description	Amount	57200-4785	57200-4660
3/1/2026		Beginning Balance	\$1,757.31		
03/03/26	Amazon	Refund from 2/23 purchase	(\$172.56)	(\$172.56)	
03/05/26	Florida Coast Equipment	1000 Hr Service	\$1,235.12		\$1,235.12
03/07/26	Amazon	Banners/Disinfect	\$56.55	\$56.55	
03/07/26	Amazon	Trash Can Liner Replace	\$58.99	\$58.99	
03/10/26	Amazon	Trash Can Liner Replace	\$235.96	\$235.96	
03/07/26	Amazon	Emergency Eye Flush	\$91.57	\$91.57	
03/08/26	Amazon	Banners	\$174.70	\$174.70	
03/09/26	Amazon	For Banners	\$218.64	\$218.64	
03/10/26	Amazon	Cable Return- from 3/7 purchase	(\$22.99)	(\$22.99)	
03/10/26	Amazon	Arbors Lighting	\$226.50	\$226.50	
03/10/26	Circle K	Gas for BC	\$118.41		\$118.41
03/11/26	Amazon	Banners	\$139.99	\$139.99	
03/11/26	Amazon	Light Cap	\$5.99	\$5.99	
03/12/26	T Mobile	Reaccuring - Phone Service (ACH)	\$89.68	\$89.68	
03/12/26	Amazon	Banners	\$18.99	\$18.99	
03/12/26	Amazon	Trash Pick up	\$15.19	\$15.19	
03/13/26	Circle K	Gas Rebate for BC	(\$1.00)		(\$1.00)
03/15/26	Amazon	Shop (Organizing)	\$66.52	\$66.52	
03/16/26	Amazon	Replace Broken Swing (Arbors)	\$68.39	\$68.39	
03/16/26	Lowe's	Restock, Arbors, Sign	\$387.15	\$387.15	
03/16/26	Amazon	Shop (Organizing)	\$52.82	\$52.82	
03/21/26	Amazon	Disinfectant Fill/ Office	\$27.62	\$27.62	
03/22/26	Amazon	Disinfectant Fill/ Office	\$125.48	\$125.48	
03/23/26	Amazon	Poop Bags	\$381.33	\$381.33	
03/23/26	Amazon	Back Tires for BC	\$355.00		\$355.00
03/24/26	Amazon	Wrenches Badly Needed	\$74.37	\$74.37	
03/24/26	Lowe's	Arbors Lighting and Bulbs	\$50.70	\$50.70	
03/25/26	Lowe's	Refund from 3/24 purchase	(\$13.98)	(\$13.98)	
03/25/26	Lowe's	Refund from 3/25 purchase	(\$21.48)	(\$21.48)	
03/25/26	Lowe's	2nd attempt on Bulbs	\$28.46	\$28.46	
03/25/26	Amazon	3rd attempt on Bulbs	\$85.99	\$85.99	
03/25/26	Tire Kingdom	Swap old with new for BC	\$41.71		\$41.71
03/30/26	Amazon	Replace Broken One in Shop	\$19.27	\$19.27	
03/30/26	Amazon	For Banners	\$141.99	\$141.99	
03/25/26		CC Payment	(\$1,757.31)		
03/31/26	<b>TOTAL</b>		<b>4,361.07</b>	<b>2,611.83</b>	<b>1,749.24</b>
				<b>57200-4785</b>	<b>57200-4660</b>

2/23/26, 8:43 AM

Gmail - Dropoff confirmed for Midea 5,000 BTU Window Air...

*FEB 23*

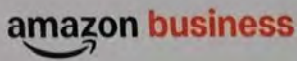
Connerton <cddpropertycare@gmail.com>



### Dropoff confirmed for Midea 5,000 BTU Window Air...

return@amazon.com <return@amazon.com>  
To: cddpropertycare@gmail.com

Mon, Feb 23, 2026 at 8:27 AM



Hello Nicholas,

We've received your return and are shipping it back to our return center.

Your refund will be issued once the return is processed at an Amazon Return Center. Most returns are processed within 14 days after drop off, but may take up to 30 days in some cases. If Amazon or the seller does not receive the expected product(s), in the correct quantity, and in the original condition with all parts/accessories/manuals, you may receive a partial or no refund as per our policy. [Learn more.](#)

Note: Once issued, refunds typically become available in your account within 7 days, depending on your financial institution.

[Check return & refund status](#)

#### Return summary

PO #  
Connerton West

Order #  
114-5756886-0918666

#### Item(s) in your return request

Midea 5,000 BTU Window Air Conditioner,...

Quantity: 1

Order # 114-5756886-0918666



*① JAN 24 = ITEM # 10*

*TOTAL REFUND*

*172.56*

#### Products related to your return

*RETURNED 2/23/26*



# FLORIDA COAST EQUIPMENT

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

MAR 4

Ship To: IN STORE PICKUP

Branch LAND O' LAKES		
Date 03/04/26	Time 13:48:31 (O)	Page 03
Account No CONNE030	Phone No	Inv No W1171505
Ship Via	Purchase Order	
Tax ID No		
		Salesperson 472

Invoice To: Connerton West Community  
3434 Colwell AVE STE 200  
Tampa FL 33614

## SERVICE PRELIMINARY

STK#/FLEET#	RTV	HRS	PIN/EIN	WARRANTY DATE	HRS
1050101	RTVX1140		X 79948		
	O-RING, FUEL FILTER				
70000-40202				3	87.04
	OIL, 2.5 GAL SUPER UDT2 (CASE OF 2)				261.12
				PARTS	620.12
				LABOR	375.00
10361005				SEGMENT TOTAL==>	995.12

\*\*\*\*\* WORK ORDER TOTALS \*\*\*\*\*

PARTS	620.12
LABOR	375.00
SHOP SUPPLIES	240.00
TOTAL CREDIT CARD	1235.12

XXXXXXXXXXXXX XXX

*KUBOTA SERVICE  
PICK UP AND DROP OFF*

*① 1235.12*

**Service Estimate & Invoice Terms:**

I hereby authorize the repair labor, parts and materials as our best estimate. Estimates may change as we diagnose root cause of failure. I hereby authorize FCE to make recurring calls, texts and transmit to you at the phone number(s) provided on repair progress. Service Estimates are valid for 10 working days. I hereby authorize the above vehicle for the purpose of testing, inspection, or delivery at my risk. FCE will not be held responsible for loss or damage to equipment or articles left in the equipment. An express mechanic's lien is acknowledged on the above equipment to secure the amount of the repairs thereto. A convenience fee of 3% will be applied to all credit card purchases. For your convenience, customers may avoid this extra fee by paying in cash or debit. We accept Visa, MasterCard, Discover and American Express.

**Service Release Policy:**

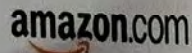
All repairs must be paid for in full prior to machine release. All deductibles are payable for Florida Coast Equipment. Terms Net 30 Days. Finance Charges are computed at a periodic rate of 2.0% per month, which is an annual rate of 24% on all balances over 30 days. Past due accounts are subject to a service charge of 2.0% per month, or the maximum rate permitted by applicable law, whichever is higher. We reserve the right to charge up to 3% credit card fee per invoice. A \$10 per day storage fee applied to work orders when machines are not picked up and paid for within 10 days after the work is completed. Florida Coast Equipment makes absolutely no warranties, either express or implied, including those warranties of merchantability of fitness for a particular purpose, and customer acknowledges that the only warranties for property described above are those express warranties of the manufacturer, if any.

An express mechanic's lien is acknowledged on the above equipment to secure the amount of the repairs thereto. A convenience fee of 3% will be applied to all credit card purchases. For your convenience, customers may avoid this extra fee by paying with cash or debit. We accept Visa, MasterCard, Discover and American Express. By signing, I certify that I am authorized to use this account, to sign this receipt and that I agree that the total amount of this invoice is repayable in accordance with the Credit Agreement applicable to the account.

Ordered By

Received By

30F3



MAR 5

Details for Order #114-8944595-3151449

Order Placed: March 5, 2026  
PO number : Connerton West  
Amazon.com order number: 114-8944595-3151449  
Order Total: \$56.55

Not Yet Shipped

Items Ordered

Price

- 1 of: Uineko Plastic Spray Bottle (4 Pack, 24 Oz, All-Purpose) Heavy Duty Spraying Bottles Leak Proof Mist Empty Water Bottle for Cleaning Solution Planting Pet with Adjustable Nozzle and Measurements \$12.57  
Sold by: Uineko (seller profile)  
Business Price  
Condition: New  
*TRASH CANS TO DISINFECT AND SMELL PERTTY*
- 1 of: Hotop 150 Pcs Wire Keychain Cable Bulk Stainless Steel Key Rings Loop Wire Cable Braided Steel Keychain (4 Inch, Silver) \$22.99  
Sold by: MeoyoTex (seller profile)  
Condition: New  
*BANNER (RETURNED) →*
- 1 of: Pelopy 30 Pcs Arch Trailer Coupler Pin 3/16" x 1.97" Safety Shaft Locking Pin Heavy Duty Hitch Pins Carbon Steel Trailer Gate Pin for Wagons Towing Farm Garden Lawn PTO and Hitches \$20.99  
Sold by: Speesimmry (seller profile)  
Condition: New  
*BANNERS*

Shipping Address:

Nicholas bowen  
28999 CREDESCENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal:	\$56.55
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$56.55
Estimated Tax:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$56.55</b>

To view the status of your order, return to [Order Summary](#).

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1748.71  
 AMZ 56.55  
 -----  
 T=1805.26

FEB

MAR 5



Details for Order #114-2447236-6739462

Order Placed: March 5, 2026  
PO number : Connerton West  
Amazon.com order number: 114-2447236-6739462  
Order Total: \$294.95

Not Yet Shipped

Items Ordered	Price
5 of: Honey-Can-Do TRS-02111 Round Stainless Steel Step Trash Can with Liner, Black, 30-Liter Per 8-Gallon Sold by: Amazon.com Condition: New	\$58.99

Shipping Address:  
Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

HAVE TO BUY THE TRASH  
CAN TO GET THE INNER LINER  
TO REPLACE USING BAGS

Shipping Speed:  
FREE Prime Delivery

Payment information

Payment Method:  
MasterCard | Last digits: 0814

Item(s) Subtotal: \$294.95  
Shipping & Handling: \$0.00

Billing address  
Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$294.95  
Estimated Tax: \$0.00

Grand Total: \$294.95

To view the status of your order, return to [Order Summary](#).

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③  
1453.76  
amt = 294.95  
-----  
T = 1748.71

MARCH 7



Details for Order #114-8582103-5677028

Order Placed: March 7, 2026  
PO number : Connerton West  
Amazon.com order number: 114-8582103-5677028  
Order Total: \$91.57

Not Yet Shipped

Items Ordered

Price

10 of: PhysiciansCare by First Aid Only 7-006 Eye Wash Solution, 4 oz Bottle  
Sold by: Amazon (seller profile)  
Business Price  
Condition: New

\$3.92

1 of: MAASTERS BPA Free Portable Eye Wash Station OSHA Compliant - Wall-Mounted First Aid Eye Wash Kit w/Mirror & 2X 16oz  
Empty Bottles - No Eyewash Solution Included - Emergency Eyewash - Set of 1  
Sold by: Maasters (seller profile)  
Business Price  
Condition: New

\$29.35

2 of: PhysiciansCare Eye Wash Solution, Sterile Isotonic Buffered Solution for Flushing & Irrigating Eyes, 16-oz Bottle  
Sold by: Amazon.com  
Condition: New

\$11.51

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

EMERGENCY EYE  
WASH KIT FOR SHOP AND PORTABLE

Shipping Speed:

Rush Shipping

(HAVE NEEDED THIS MANY TIMES AND I ALWAYS

Payment information

Payment Method:

MasterCard | Last digits: 0814

WEAR SAFETY GLASSES  
BECAUSE IT'S SO WINDY

Item(s) Subtotal: \$91.57

Shipping & Handling: \$2.99

Promotion applied: -\$2.99

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$91.57

Estimated Tax: \$0.00

6

Grand Total: \$91.57

To view the status of your order, return to [Order Summary](#).

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+ 1979.96

T=2071.53

MAR 6



Details for Order #114-4734217-6700222

Order Placed: March 6, 2026  
PO number : Connerton West  
Amazon.com order number: 114-4734217-6700222  
Order Total: \$174.70

Not Yet Shipped

Items Ordered	Price
10 of: OURU Large Hose Clamps, 10 Pack 6 Inch Stainless Steel Hose Clamps Adjustable from 5-3/4"-6-5/16"/145-160mm, Metal Worm Gear Duct Clamp for Radiator, Dryer Vent Hose, Fuel Line, Automotive Sold by: OURU (seller profile) Business Price Condition: New	\$17.47

**Shipping Address:**  
Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

*BANNERS*

**Shipping Speed:**  
Amazon Day Delivery

Payment information	
<b>Payment Method:</b> MasterCard   Last digits: 0814	Item(s) Subtotal: \$174.70
	Shipping & Handling: \$0.00
	-----
<b>Billing address</b> Connerton West Community 3434 COLWELL AVE STE 200 TAMPA, FL 33614-8390 United States	Total before tax: \$174.70
	Estimated Tax: \$0.00
	-----
	<b>Grand Total: \$174.70</b>

To view the status of your order, return to [Order Summary](#).

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⑤  
 1805.26  
 AMZ=174.70  
 T=1979.96

MAR 5



Details for Order #114-7676885-2485062

Order Placed: March 5, 2026  
PO number : Connerton West  
Amazon.com order number: 114-7676885-2485062  
Order Total: \$218.64

Not Yet Shipped

Items Ordered

Price

5 Of: Anley Street Light Pole Banner Mounting Bracket Kit for 30" Wide Banners - Outdoor Weather Proof Support - Quick In Stallation Perfect for Promoting Events, Business, Advertisement

\$37.95

Sold by: ANLEY (seller profile)

Business Price

Condition: New

1 Of: 100Pcs 2.4" Carabiner Clip Spring Snap Hook, M6 2-3/8 Inch Heavy Duty Galvanized Steel Spring Snap Hook, Quick Link Keychain Clip for Keys Swing Set Camping Fishing Hiking Traveling(260 lbs Capacity)

\$28.89

Sold by: V-chen (seller profile)

Condition: New

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

FOR BANNERS

Shipping Speed:

Amazon Day Delivery

Payment information

Payment Method:

MasterCard | Last digits: 0814

Item(s) Subtotal: \$218.64

Shipping & Handling: \$0.00

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$218.64

Estimated Tax: \$0.00

Grand Total: \$218.64

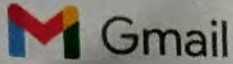
To view the status of your order, return to [Order Summary](#).

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② 1235.12  
Amz=218.64  
T=1453.76

3/14/26, 8:10 AM

Gmail - Advance refund issued for Hotop 150 Pieces Wire Keychain....

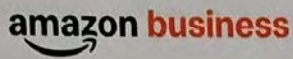


Connerton <cddpropertycare@gmail.com>

### Advance refund issued for Hotop 150 Pieces Wire Keychain....

return@amazon.com <return@amazon.com>  
To: cddpropertycare@gmail.com

Tue, Mar 10, 2026 at 2:11 PM



Hello Nicholas,

Your refund was issued.

\$22.99 will be credited to your MasterCard by Mar 17.

[View refund summary](#)

#### Return summary

Refund subtotal

\$22.99

Total refund\*

\$22.99

#### Refund method

\$22.99 to your MasterCard ending in 0814

#### Item(s) in your return request



Hotop 150 Pieces Wire Keychain Cable...

Quantity: 1

Order # 114-8944595-3151449

\*If your returned item doesn't match the original return request, is in different quantities, or isn't in new/unused condition, we will charge your original payment method or another valid payment method on your account.

[Learn more about Amazon return policy](#)

amazon.com

MAR 10

Details for Order #114-6927201-2191441

Order Placed: March 10, 2026  
PO number : Connerton West  
Amazon.com order number: 114-6927201-2191441  
Order Total: \$226.50

Not Yet Shipped

Items Ordered

Price

2 of: SUNVIE 100W Low Voltage Landscape Transformer Weatherproof Low Voltage Transformer with Photocell & Timer 120V AC  
to  
12V DC Landscape Lighting Transformer for Outdoor Spotlights Path Lights Step Light  
Sold by: SUNVIE LIGHTING (seller profile)  
Business Price  
Condition: New

\$48.29

AC → DC TRANSFORMER

4 of: MALIGAZA Free Cuttable COB LED Neon Strip Light Waterproof IP68, 12V 16.4ft 6000K Silicone Flexible DIY LED Tape  
Light  
for Outdoor Bathroom Swimming Pool Decoration (Without Power Supply)  
Sold by: MALIGAZA (seller profile)  
Business Price  
Condition: New

\$34.19

STRIP LIGHTING

Shipping Address:

Nicholas bowen  
28999 CRENDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

ARBORS LIGHTING

Shipping Speed:

Rush Shipping

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$233.34  
Shipping & Handling: \$2.99  
Promotion applied: -\$9.83  
-----  
Total before tax: \$226.50  
Estimated Tax: \$0.00  
-----

8

Grand Total: \$226.50

To view the status of your order, return to [Order Summary](#).

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+ 2086.72  
F=2313.22

EB

CIRCLE-K  
3/10

3/10/26

3/10/2026 10:41:2  
Order Number: 1988250  
Circle K 2707575  
7767 Land O'Lakes Bl  
Land O'LakFL 34638  
(813) 929-8788  
Term: 102  
Appr : 010521  
Diesel  
PUMP No. 02  
Gallons 22.776  
PRICE/G \$5.199  
TOTAL FUEL \$118.41  
TOTAL SALE \$118.41  
SALE  
Master Card  
Card Num : (R)  
XXXXXXXXXXXXXXXX0814  
Contactless

USD\$ 118.41

Mastercard  
AID: A0000000041010  
TVR: 0000000001  
IAD:  
XXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXX  
TSI: E000  
ARC: 00  
ARQC:  
23E455B5265BC25A

03/10/2026 10:37:21

I agree to pay the  
above Total Amount  
according to Card  
Issuer Agreement.

THANK YOU  
HAVE A NICE DAY

\* GAS FOR  
IBC  
(-1 CAN)

10

2319.21  
C/K = 118.41  
T = 2437.62

22  
21

amazon.com

MAR 10

Details for Order #114-7501101-9159417

Order Placed: March 10, 2026  
PO number : Connerton West  
Amazon.com order number: 114-7501101-9159417  
Order Total: \$5.99

Not Yet Shipped

Items Ordered

	Price
1 of: Skweawert 50 Pcs Rubber Plug Fit 10mm Wide White LED Tube Strip Light End Cap Cover Light Strip Silicone Clip Buckle Wat erproof Plug No Holes Sold by: ToolLink (seller profile) Condition: New	\$5.99

LIGHT CAP AFTER CUTTING  
TO SIZE

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal:	\$5.99
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$5.99
Estimated Tax:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$5.99</b>

9

To view the status of your order, return to [Order Summary](#).

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+ 2313.22

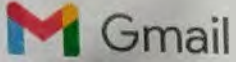
T= 2319.21

EB

3/14/26, 8:08 AM

Gmail - Thank you for your payment

3/12/26



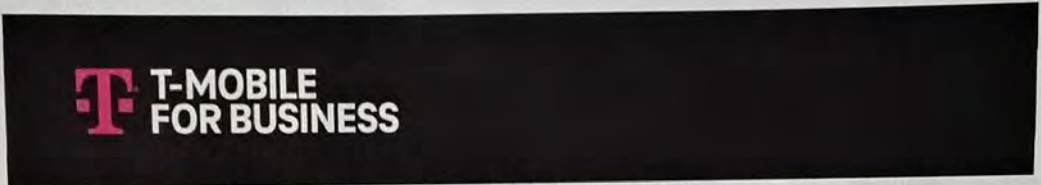
Connerton <cddpropertycare@gmail.com>

## Thank you for your payment

T-Mobile USA <donotreply@notifications.t-mobile.com>  
Reply-To: donotreply@notifications.t-mobile.com  
To: cddpropertycare@gmail.com

Thu, Mar 12, 2026 at 12:56 PM

Get details and view your balance.



For your records.

## Details about your AutoPay

Hi,

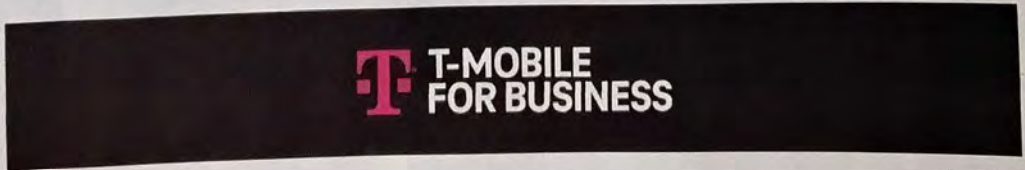
Your AutoPay of \$89.68 was processed on 03/12/2026 using CARD ending in 0814. Your balance due is now \$0.

[View details](#)

⑫ 2456.61  
T/M = 89.68  

---

2546.29



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3/10/26



Details for Order #114-2697225-2539444

Order Placed: March 10, 2026  
PO number : Connerton West  
Amazon.com order number: 114-2697225-2539444  
Order Total: \$18.99

Not Yet Shipped

Items Ordered

Price

1 of: Hotop 150 Pcs Wire Keychain Cable Bulk Stainless Steel Key Rings Loop Wire Cable Braided Steel Keychain(2 Mm, 4.3 Inch, Silver)  
Sold by: MeoyoTex (seller profile)  
Condition: New

\$18.99

BANNERS

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

Shipping Speed:

Delivery in fewer trips to your address

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$18.99

Shipping & Handling: \$0.00

Total before tax: \$18.99

Estimated Tax: \$0.00

Grand Total: \$18.99

11

To view the status of your order, return to [Order Summary](#).

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+ 2437.62  
-----  
T=2456.61



MAR 10

Details for Order #114-5698889-1089852

Order Placed: March 10, 2026  
PO number : Connerton West  
Amazon.com order number: 114-5698889-1089852  
Order Total: \$15.19

Not Yet Shipped

Items Ordered

Price

1 of: Amazon Basics Reacher Grabber Tool for Hard-to-Reach Areas, Sturdy Metal Trash Picker, Indoor & Outdoor Lightweight Pickup Tool, 38", 2-Pack  
Sold by: Amazon (seller profile)  
Business Price  
Condition: New

\$15.19

Shipping Address:

Nicholas bowen  
28999 CRENDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

REPLACE BROKEN  
GARBAGE PICKER UPPER

Shipping Speed:

Delivery in fewer trips to your address

Payment information

Payment Method:

MasterCard | Last digits: 0814

Item(s) Subtotal: \$15.19

Shipping & Handling: \$0.00

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$15.19

Estimated Tax: \$0.00

Ⓐ

Grand Total: \$15.19

To view the status of your order, return to [Order Summary](#).

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+ 2071.53  
-----  
T = 2086.72

amazon.com

MAR 14

Details for Order #114-6458758-9425839

Order Placed: March 14, 2026  
PO number : Connerton West  
Amazon.com order number: 114-6458758-9425839  
Order Total: \$66.52

Not Yet Shipped

Items Ordered

Price

1 of: BN-LINK 7-Day Heavy Duty Digital Timer with Dual Outlet, LCD Display, 3-Prong Programmable Design, for Lights, Fans, Coffee Machine, Home, Office, Indoor Use, 125V 15A 1875W, 2-Pack  
Sold by: BN-LINK (seller profile)  
Condition: New

\$22.99

(FOR FANS)

1 of: Sterilite 6-Pack Ultra Latching Box, Storage Bins with Lids, Clear Plastic, 18 Quart - Heavy-Duty Organizing Containers for Closet, Bathroom, and Office  
Sold by: Amazon.com  
Condition: New

\$43.53

(FOR SHELVES)  
(BRING CONTROL BACK TO MY SHELVES)

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

SHOP

Shipping Speed:

Delivery in fewer trips to your address

Payment information

Payment Method:  
MasterCard | Last digits: 0814

Item(s) Subtotal: \$66.52

Shipping & Handling: \$0.00

Billing address  
Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$66.52

Estimated Tax: \$0.00

Grand Total: \$66.52

(14)

To view the status of your order, return to [Order Summary](#).

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+ 2599.11  
T=2665.63

EB

MAR 14

amazon.com

Details for Order #114-8977741-8539408

Order Placed: March 14, 2026  
PO number : Connerton West  
Amazon.com order number: 114-8977741-8539408  
Order Total: \$68.39

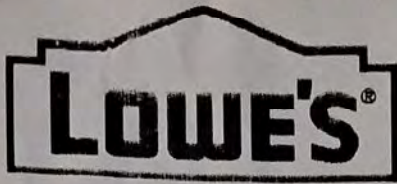
Not Yet Shipped	
<b>Items Ordered</b>	<b>Price</b>
1 of: Domaker High Back Toddler Bucket Swing Seat with Coated Chains, Green 2 Pack Sold by: DOMAKER (seller profile) Business Price Condition: New	\$68.39
<b>FOR ARBORS-2 PLAYGROUND</b>	
<b>Shipping Address:</b> Nicholas bowen 28999 CREDENCE DR WESLEY CHAPEL, FL 33544-2803 United States	
<b>Shipping Speed:</b> Standard Shipping	
Payment information	
<b>Payment Method:</b> MasterCard   Last digits: 0814	Item(s) Subtotal: \$68.39
<b>Billing address</b> Connerton West Community 3434 COLWELL AVE STE 200 TAMPA, FL 33614-8390 United States	Shipping & Handling: \$0.00
	Total before tax: \$68.39
	Estimated Tax: \$0.00
	<b>Grand Total: \$68.39</b>

To view the status of your order, return to [Order Summary](#).

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+ 2665.63  
-----  
2734.02

FEB



LEARN MORE AT [LOWES.COM/MYLOWESREWARDS](http://LOWES.COM/MYLOWESREWARDS)

LOWE'S HOME CENTERS, LLC  
21500 STATE RD 54  
LUTZ, FL 33549 (813) 345-9020

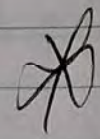
- SALE -

SALES#: S2238KUD 3659169 TRANS#: 607337285 03/16/26

552328 4-4-8 TREATED #2 GRADE TI	20.56
2 @ 10.28	
55971 HM ALUM ANG 1/8X1-1N 8-FT	39.48
55973 HM ALUM ANG 1/8X1-1/2-IN	49.98
954438 2-GAL LOWES BUCKET-UNITED	5.96
2 @ 2.98	
429752 15-02 FLR RED-ORANGE MARK	19.96
2 @ 9.98	
5271555 12-02 AA 2X SATIN CANYON	13.96
2 @ 6.98	
1915332 BLASTER PB16 W/DELIVERY S	7.98
760415 WD-40 10-0Z SPRAY/STAY GE	14.98
777262 BSH MULTI CNST 3/16-IN X	9.98
6836018 SLIME PENCIL TIRE GAUGE	5.28
77761 BSH MULTI CNST 5/32-IN X	8.98
74126 N BLUE HEX 3/16X1-1/4	29.98
108529 RH DROP-IN 3/8X 1 5/8 IN	9.92
4 @ 2.48	
1195468 ETN TUR ST BRCT 15A 125U	56.94
3 @ 18.98	
7513635 2-GAL EASY OFF	3.96
2 @ 1.98	
241416 RUBBERMAID MULTIPURPOSE	63.92
4 @ 15.98	
SUBTOTAL: 361.82	
TOTAL TAX: 25.33	
INVOICE 81922 TOTAL: 387.15	
M/C: 387.15	

MC: XXXXXXXXXXXX0814 AMOUNT: 387.15 AUTHCD: 016786  
TAP REPTD: 223R03922944 03/16/26 07:32:13

3/16/26



MOSTLY  
FOR RESTOCK

- ALUMINUM RAILS  
FOR THE ARBORS

- 4X4 TO REPLACE  
DOWNED SIGN

1.2

2734.02

Low=387.15

T=3121.17

DIDNT NOTICE D  
TILL AT SHOP WELL  
HAVE FIXED NEXT TIME

2

3/14/26

amazon.com

Details for Order #114-0323617-3901850

Order Placed: March 14, 2026  
PO number : Connerton West  
Amazon.com order number: 114-0323617-3901850  
Order Total: \$52.82

Not Yet Shipped

Items Ordered

Price

1 of: Sterilite 6-Pack 30 Quart Ultra Latch Box, Clear Storage Organizer Bins with Latching Lids - Stackable Plastic Containers for Home Organization in Garage, Attic, Basement, and Closet

\$52.82

Sold by: Triplenet Pricing INC (seller profile)

Business Price

Condition: New

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

SHOP

(TO BRING CONTROL BACK  
TO MY SHELVES)

Shipping Speed:

Local Express Shipping

Payment information

Payment Method:

MasterCard | Last digits: 0814

Item(s) Subtotal: \$52.82

Shipping & Handling: \$0.00

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$52.82

Estimated Tax: \$0.00

13

Grand Total: \$52.82

To view the status of your order, return to [Order Summary](#).

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+ 2546.29  
-----  
= 2599.11

8

amazon.com

MAR 21

Details for Order #114-5813528-9952245

Order Placed: March 21, 2026  
PO number : Connerton West  
Amazon.com order number: 114-5813528-9952245  
Order Total: \$27.62

Not Yet Shipped

Items Ordered

1 Of: HydraFitt Refrigerator Water Dispenser 1.1 Gallon - Leak-Proof Slim Fridge Water Container with Spigot - BPA-Free Refillable Water Jug (Dark Blue) \$19.99  
Sold by: Grand Oaks (seller profile)  
Condition: New  
*DIS = (LAVENDER)*

1 Of: Samsill Mini Sheet Protectors 50 Pack, 5.5 x 8.5 Inch Page Protectors for Mini 3 Ring Binder, Heavy Duty, Clear Protector Sheets, 7 Hole, Top Loading, Acid Free \$7.63  
Sold by: Amazon (seller profile)  
Business Price  
Condition: New  
*OFFICE  
(MANUALS & WARRANTIES)*

Shipping Address:

Nicholas bowen  
28999 CREDESCENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

Item(s) Subtotal: \$27.62  
Shipping & Handling: \$2.99  
Free Shipping: -\$2.99

Shipping Speed:

Rush Shipping

Total before tax: \$27.62  
Sales Tax: \$0.00

Total for This Shipment: \$27.62

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$27.62  
Shipping & Handling: \$2.99  
Promotion applied: -\$2.99

Total before tax: \$27.62  
Estimated Tax: \$0.00

*3.2* Grand Total: \$27.62

To view the status of your order, return to [Order Summary](#).

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*+3246.65*  
*T=3274.27*

MAR 21



Details for Order #114-8559057-3608249

Order Placed: March 21, 2026  
PO number : Connerton West  
Amazon.com order number: 114-8559057-3608249  
Order Total: \$125.48

Not Yet Shipped

Items Ordered	Price
1 Of: HydraFitt Refrigerator Water Dispenser 1.1 Gallon - Leak-Proof Slim Fridge Water Container with Spigot - BPA-Free Refillable Water Jug (Lime Green) Sold by: Grand Oaks (seller profile) Condition: New DISINFECTANT (ICE)	\$19.99
1 Of: HydraFitt Refrigerator Water Dispenser 1.1 Gallon - Leak-Proof Slim Fridge Water Container with Spigot - BPA-Free Refillable Water Jug (Rose Pink) Sold by: Grand Oaks (seller profile) Condition: New DIS = (COTTON BREEZE)	\$19.99
1 Of: HydraFitt Refrigerator Water Dispenser 1.1 Gallon - Leak-Proof Slim Fridge Water Container with Spigot - BPA-Free Refillable Water Jug (Light Blue) Sold by: Grand Oaks (seller profile) Condition: New DIS = (EUCALYPTUS)	\$19.99
2 Of: Samsill Economy 2 Inch Mini 3 Ring Binder, Made in The USA, Round Ring Binder, Non-Stick Customizable Cover, 2" Storage, Single, Black Sold by: Amazon (seller profile) Business Price Condition: New TO HOLD AND ORGANIZE ALL MANUALS AND WARRANTIES	\$10.27
1 Of: Single Hole Punch, 30 Sheet Capacity, with 10 Pcs Loose Leaf Binder Rings, Heavy Duty Paper Hole Puncher, 1/4" Hole Punches, 60% Labor Savings for ID Cards, Chipboard Art Projects, Black Sold by: Cgerma (seller profile) Business Price Condition: New	\$8.99
1 Of: HydraFitt Refrigerator Water Dispenser 1.1 Gallon - Leak-Proof Slim Fridge Water Container with Spigot - BPA-Free Refillable Water Jug (Clear) Sold by: Grand Oaks (seller profile) Condition: New DIS = (FRESH LEAN)	\$19.99

Shipping Address:  
Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

Shipping Speed:  
FREE Prime Delivery

Not Yet Shipped

1 OF 2

MAR 21

**Items Ordered**

1 of: BIC Velocity Ballpoint Retractable Pen, Black Ink, Bold, Dozen  
Sold by: Atoll (seller profile)  
Business Price  
Condition: New

OFFICE

Price  
\$15.99

**Shipping Address:**

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

**Shipping Speed:**

FREE Prime Delivery

Item(s) Subtotal: \$15.99  
Shipping & Handling: \$0.00  
-----  
Total before tax: \$15.99  
Sales Tax: \$0.00  
-----  
**Total for This Shipment: \$15.99**  
-----

**Payment information**

**Payment Method:**

MasterCard | Last digits: 0814

**Billing address**

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$125.48  
Shipping & Handling: \$0.00  
-----  
Total before tax: \$125.48  
Estimated Tax: \$0.00  
-----  
**Grand Total: \$125.48**

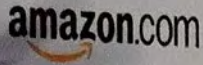
2.2

To view the status of your order, return to [Order Summary](#).

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+ 3121.17  
-----  
T = 3246.65

20F2



Details for Order #114-1422131-0969810

Order Placed: March 23, 2026  
PO number : Connerton West  
Amazon.com order number: 114-1422131-0969810  
Order Total: \$381.33

Not Yet Shipped

Items Ordered

3 of: HOUNDSCOOP Bulk Case, 6000 Count Pet Waste Bags, Roll Format, Industrial Strength Bags for High-Traffic Stations, HOA &a mp; Residential Use, Commercial Roll Bags for Poop Station Dispensers Sold by: HOUNDSCOOP® COMMERCIAL ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$127.11
---	--------------------------

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

POOP BAGS  
(I'm out)

Shipping Speed:

Standard Shipping

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$381.33  
Shipping & Handling: \$0.00

Total before tax: \$381.33  
Estimated Tax: \$0.00

6.7

Grand Total: \$381.33

To view the status of your order, return to [Order Summary](#).

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+ 3703.64  
-----  
T = 4084.97

amazon.com

MAR 21

Details for Order #114-4418783-2443452

Order Placed: March 21, 2026  
PO number : Connerton West  
Amazon.com order number: 114-4418783-2443452  
Order Total: \$355.00

Not Yet Shipped

Items Ordered

2 of: MAXXIS Big Horn 2.0 (MU10) Tire 25x10R12  
Sold by: Powersports911 (seller profile)  
Condition: New

Price  
\$177.50

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

BACK TIRES  
FOR B.C.

Shipping Speed:  
Standard Shipping

Payment information

Payment Method:  
MasterCard | Last digits: 0814

Billing address  
Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal: \$355.00  
Shipping & Handling: \$0.00  
-----  
Total before tax: \$355.00  
Estimated Tax: \$0.00  
-----

(4.2) Grand Total: \$355.00

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+ 3274.27  
-----  
T=3629.27

MAR 23

Details for Order #114-0084096-0448239

Order Placed: March 23, 2026  
PO number : Connerton West  
Amazon.com order number: 114-0084096-0448239  
Order Total: \$74.37

Not Yet Shipped

Items Ordered

1 Of: Jaeger 26pc TIGHTSPOT Ratcheting Wrench Master Set - Metric & Inch/SAE Combination Sizes	<b>Price</b>
Sold by: Jaeger Tools ( <a href="#">seller profile</a> )	<b>\$74.37</b>
Business Price	
Condition: New	

Shipping Address:

Nicholas bowen  
28999 CREDECE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

TO MANY TIMES  
I'VE NEEDED AND A SMALLER  
FOOT PRINT THAN SOCKETS  
(LIFE TIME WARRANTY)

Shipping Speed:  
FREE Prime Delivery

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal:	\$74.37
Shipping & Handling:	\$0.00
	----
Total before tax:	\$74.37
Estimated Tax:	\$0.00
	----
<b>Grand Total:</b>	<b>\$74.37</b>

5.2

To view the status of your order, return to [Order Summary](#).

+ 3629.27  
T= 3703.64



LEARN MORE AT LOWES.COM/MYLOWESREWARDS

LOWE'S HOME CENTERS, LLC  
21500 STATE RD 54  
LUTZ, FL 33549 (813) 345-9020

- SALE -

SALES#: S2238KVD 3659169 TRANS#: 506027615 03-24

4964115 5/8IN HOSE WSR 10PERCARD	3.78
5217447 RB 2-IN MB NARROW HNG 2-C	6.74
2 @ 3.37	
57681 HWH SMS 8X3/4 8-CT	3.96
2 @ 1.98	
4062210 HOOK MEDIUM MATTE BLACK	9.98
119918 BH HWH SEL-DRL BROWN 8X9/	6.98
803447 SPBA 6-1/2-IN UTILITY PULL	5.20
6761212 SY LED 18W T8A 4FT 6.5K 1	13.98

SUBTOTAL:	50.70
TOTAL TAX:	0.00
INVOICE 93485 TOTAL:	50.70
W/C:	50.70

DATE OF PURCHASE: 03/24/2026

**MRU RETURN 98317**

SALES#:R S2238TJG 4878733 TRANS#: 335056310 03-25-26

6761212 SY LED 18W T8A 4FT 6.5K 1	13.98-
ORIG. STORE: 2238 DATE:03/24/26 INV:93485	
INVOICE 98317 SUBTOTAL:	13.98-

SUBTOTAL:	13.98-
TAX:	0.00-
TOTAL RETURN:	13.98-
W/C:	13.98-

MC: XXXXXXXXXXXXXXX014 AMOUNT: 13.98 AUTHCD: 025025

3/24/26

\* MOST ALL IS FOR  
ARBORS LIGHTING  
PROJECT

- 4 FT LIGHT BULBS  
TO TEST FIRST BEFORE  
BUYING 30,

(DID NOT WORK)

7.2

4084.97

L = 50.70

T = 4135.67

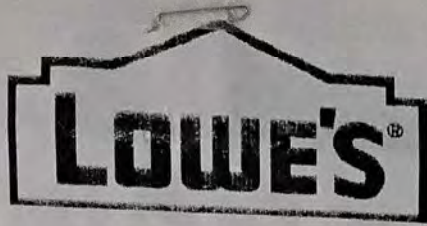
3/25/26 RETURN

4135.67

RE = 13.98

T = 4121.69

4/17



LEARN MORE AT LOWES.COM/MYLOWESREWARDS

LOWE'S HOME CENTERS, LLC  
21500 STATE RD 54  
LUTZ, FL 33549 (813) 345-9020

- SALE -

SALES#: S2238KVD 3659169 TRANS#: 346371982 03-25-26

6761279 SYL LED 28W T8B 4FT 6.5K	21.48
67714 BH HVH SNS 10X1/2 100CT	6.98
SUBTOTAL: 28.46	
TOTAL TAX: 0.00	
INVOICE 98335 TOTAL: 28.46	
N/C: 28.46	

- MRV RETURN 99198

SALES#: R S22381KZ 5109061 TRANS#: 475492945 03-25-26

6761279 SYL LED 28W T8B 4FT 6.5K	21.48-
ORIG. STORE: 2238 DATE: 03/25/26 INU: 98335	
INVOICE 99198 SUBTOTAL: 21.48-	
SUBTOTAL: 21.48-	
TAX: 0.00-	
TOTAL RETURN: 21.48-	
N/C: 21.48-	

3/25/26

\* 2nd ATTEMPT  
ON BULBS  
AND (NO GOOD)

8.2

4121.69

L = 28.46

T = 4150.15

3/25/26 (RETURN)

4150.15

RE = 21.48

T = 4128.67

4/17

MAR 25

Final Details for Order #111-0095908-7392209

Order Placed: March 25, 2026  
PO number : Connerton  
Amazon.com order number: 111-0095908-7392209  
Order Total: \$85.99

Shipped on March 25, 2026

Items Ordered

1 of: Circle - 25-Pack of Daylight Linear Fluorescent T8 Bulbs F32T8/SP865, 32W, 6500K, 48 inches  
Sold by: Linden Products (seller profile)  
Business Price  
Condition: New

Price  
\$85.99

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

3RD ATTEMPT  
FOR BULBS

Item(s) Subtotal: \$85.99  
Shipping & Handling: \$0.00  
Total before tax: \$85.99  
Sales Tax: \$0.00

Shipping Speed:  
FREE Prime Delivery

Total for This Shipment: \$85.99

Payment information

Payment Method:

MasterCard | Last digits: 0814

Item(s) Subtotal: \$85.99  
Shipping & Handling: \$0.00

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Total before tax: \$85.99  
Estimated Tax: \$0.00

10.2

Grand Total: \$85.99

Credit Card transactions

MasterCard ending in 0814: March 25, 2026: \$85.99

To view the status of your order, return to [Order Summary](#).

+ 4170.38  
T = 4256.37

*[Handwritten signature]*

MAVIS04082  
2127 BRINSON ROAD  
LUTZ, FL 335580000

3/25/2026

10:34:02

CREDIT CARD  
MC SALE

Card # XXXXXXXXXXXX0814  
Chip Card: Mastercard  
AID: A0000000041010  
SEQ #: 5  
Batch #: 314  
INVOICE 5  
Approval Code: 025154  
Entry Method: Chip Read  
Mode: Issuer  
Tax Amount: \$0.00

SALE AMOUNT

\$11.71

CUSTOMER COPY

3/25/26

TIRE KINGDOM  
2127 BRINSON RD  
LUTZ, FL 33558  
FL REGISTRATION: MV28160  
Phone: (813) 708-7823

ST:4082 WO:00029267 INV:00019265

CUSTOMER COPY

300000129458

5/4082

SHIP TO:

E-mail : noemail

PLATE	/ST	MILEAGE	TELEPHONE	RTE	SALESMAN	SHIP VIA	ORDER#/DATE	PAGE	REMARKS
HRNX21	/FL		(813)333-8518	0	000005		00029267	1	
REV INVOICE#			TERMS						OPENED BY OPER
			CASH SALE			03/25/26 10:34:14	40821		40821
			DESCRIPTION	QTY	UNIT PRICE	T	FET	EXTENSION	

2009 FORD F-150 4 Dr Crew Cab Pickup, 7 Ft Red 4WD XL (255/70R17 110 S) VIN:1FTRW12839FA57768

U14	TIRE MOUNT AND BALANCE ON USED WHEEL	2	15.99	32	0.00	31.98
	TEST TPMS SYSTEM & BATTERIES					
	LOOSE RIMS					
	Mavis tire recycling charge	1	7.00	32	0.00	7.00

Method of Payment:  
Mastercard/Visa

41.71

CHANGE:

.00

FL Waste Tire Fee \$1.00 per Tire

FL Law FS403 718 mandates a \$1.00 fee for each new tire sold. FL Law FS403 7185 mandates a \$1.00 fee for each new or remanufactured battery sold. A service fee represents cost and profits to motor vehicle repair facility for misc. shop supplies or waste disposal. In compliance with federal law, Mavis is providing the tire purchaser's name and address and tire identifications number to the manufacturer.

WARNING: Lug nuts/bolts must be checked and retorqued after the first 25 miles of use. Please return to Mavis immediately after 25 miles of your service so that we can check and retorqued your lug nuts/bolts.

Warranty Information: Certain products sold by Mavis have warranties offered by Mavis and/or products manufacturers. For full warranty terms, please visit [www.mavis.com/tire-warranty](http://www.mavis.com/tire-warranty), or, to request a hard copy, please contact us at 800-757-4291.

Unclaimed Vehicles: If you do not pay for service and claim your vehicle promptly following completion of service, this mavis location may exercise all remedies permitted by law, including (without limitation) towing of your vehicle for our property after 30 days following completion of service.

PLEASE READ CAREFULLY, CHECK ONE OF THE STATEMENTS BELOW AND SIGN I UNDERSTAND THAT, UNDER STATE LAW, I AM ENTITLED TO A WRITTEN ESTIMATE IF MY FINAL BILL WILL EXCEED \$150.

I DO NOT REQUEST A WRITTEN ESTIMATE AS LONG AS THE REPAIR COSTS DO NOT EXCEED \$\_\_\_\_. I REQUEST A WRITTEN ESTIMATE.  
I DON'T REQUEST AN ESTIMATE. SIGNED \_\_\_\_\_ THE SHOP MAY NOT EXCEED THIS AMOUNT WITHO  
DATE \_\_\_\_\_

PARTS	LABOR	TAX %	TAXABLE AMT	TAX	FET	MISC AMT	INVOICE TOTAL
0.00	31.98						Total Invoice 41.71
7.00	0.00		38.98	2.73	0.00	0.00	Balance Due 41.71

9.2  
4128.67  
TK = 41.71  
T = 4170.38



MAR 30

Details for Order #114-9576477-7105052

Order Placed: March 30, 2026  
PO number : Connerton West  
Amazon.com order number: 114-9576477-7105052  
Order Total: \$19.27

Not Yet Shipped

Items Ordered

	Price
1 Of: Brushed Nickel Cold Water Faucet Only, SUS304 Stainless Steel Cold Water Kitchen Faucet Single Handle Single Hole Cold Water Faucet for Kitchen, Outdoor, Garden and Bar with Hose and Longer Thread Pipe Sold by: MEIZIYUAN Science and technology ( <a href="#">seller profile</a> ) Business Price Condition: New	\$19.27

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

TO REPLACE  
BROKEN ONE IN  
SHOP

Shipping Speed:

FREE Prime Delivery

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal:	\$19.27
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$19.27
Estimated Tax:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$19.27</b>

112

To view the status of your order, return to [Order Summary](#).

+ 4256.37  
-----  
T= 4275.64

amazon.com

MAR 30

Details for Order #114-5638603-7981018

Order Placed: March 30, 2026  
PO number : Connerton West  
Amazon.com order number: 114-5638603-7981018  
Order Total: \$141.99

Not Yet Shipped

Items Ordered

1 of: Sterilite 8-Pack Latching Box, Under Bed Storage Bins with Lids, Clear Plastic, 56 Quart - Heavy-Duty Organizing Containers for Closet, Bathroom, and Office Sold by: Spreetail (seller profile) Condition: New	<b>Price</b> \$141.99
---	--------------------------

Shipping Address:

Nicholas bowen  
28999 CREDENCE DR  
WESLEY CHAPEL, FL 33544-2803  
United States

FOR  
BANNERS

Shipping Speed:

Two-Day Shipping

Payment information

Payment Method:

MasterCard | Last digits: 0814

Billing address

Connerton West Community  
3434 COLWELL AVE STE 200  
TAMPA, FL 33614-8390  
United States

Item(s) Subtotal:	\$141.99
Shipping & Handling:	\$0.00
-----	
Total before tax:	\$141.99
Estimated Tax:	\$0.00
-----	
<b>Grand Total:</b>	<b>\$141.99</b>

12.7

To view the status of your order, return to [Order Summary](#).

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+ 4275.64  
-----  
T=4417.63



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

Account Number **1474879** Cycle **03**  
 Meter Number 72015399  
 Customer Number 10291782  
 Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
 Amount Due **40.16**  
 Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 8520 WONDERMENT WAY  
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	1697	04/01	1697				0

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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

Previous Balance		40.16
Payment		40.16CR
Balance Forward		0.00
Customer Charge		39.16
FL Gross Receipts Tax		1.00
Total Current Charges		40.16
Total Due	<b>E. F. T.</b>	40.16



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$55.55. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
 Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**1474879** **BP03**  
 CONNERTON WEST CDD  
 ATTN: GREG COX  
 3434 COLWELL AVE STE 200  
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>40.16</b>
<b>DO NOT PAY</b>	

000147487900000401600000401602



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

Account Number **1474880** Cycle 03  
Meter Number 40535008  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **48.33**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address WESTERLAND DR  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	28038	04/01	28114				76

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	3
Mar 2026	28	3
Apr 2025	29	2

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

Previous Balance **47.75**  
Payment **47.75CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 76 KWH @ 0.06090 **4.63**  
Fuel Adjustment 76 KWH @ 0.04375 **3.33**  
FL Gross Receipts Tax **1.21**

Total Current Charges **48.33**  
Total Due **48.33** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$65.01. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

District: BP03

Use above space for address change ONLY.

1474880 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>48.33</b>
<b>DO NOT PAY</b>	

000147488000000483300000483308



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

Account Number **1474881** Cycle 03  
Meter Number 40540042  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **48.11**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 7800 PLEASANT PLAINS PKY  
Service Description SIGN  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	33574	04/01	33648				74

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	2

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

Previous Balance **47.03**  
Payment **47.03CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 74 KWH @ 0.06090 **4.51**  
Fuel Adjustment 74 KWH @ 0.04375 **3.24**  
FL Gross Receipts Tax **1.20**

Total Current Charges **48.11**  
Total Due **48.11** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$64.43. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

District: BP03

Use above space for address change ONLY.

1474881 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>48.11</b>
<b>DO NOT PAY</b>	

000147488100000481100000481101



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

Account Number **1474882** Cycle 03  
Meter Number 38938815  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **72.57**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address GARDEN PARTY DR  
Service Description PARK  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	30769	04/01	31071				302

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	10
Mar 2026	28	11
Apr 2025	29	4

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

Previous Balance 71.93  
Payment 71.93CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 302 KWH @ 0.06090 18.39  
Fuel Adjustment 302 KWH @ 0.04375 13.21  
FL Gross Receipts Tax 1.81

Total Current Charges 72.57  
Total Due E.F.T. 72.57



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$78.54. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

Use above space for address change ONLY.

District: BP03

1474882 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>72.57</b>
<b>DO NOT PAY</b>	

000147488200000725700000725701



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

Account Number **1474883** Cycle 03  
Meter Number 50680744  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **1,192.58**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address CONNERTON BLVD  
Service Description FOUNTAIN  
Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
03/02	22542	04/01	33279		15.97	16	10737	

Comparative Usage Information

Period	Days	Per Day
Apr 2026	30	358
Mar 2026	28	114
Apr 2025	29	338

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

Previous Balance **376.83**  
Payment **376.83CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 10,737 KWH @ 0.06090 **653.88**  
Fuel Adjustment 10,737 KWH @ 0.04375 **469.74**  
FL Gross Receipts Tax **29.80**

Total Current Charges **1,192.58**  
Total Due **1,192.58** E.F.T.



1 0 2 9 1 7 8 2

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

\*\*\* ATTENTION \*\*\*

The 2025 Capital Credits assigned amount for this account is \$1,387.27. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

District: BP03

Use above space for address change ONLY.

1474883 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>1,192.58</b>
<b>DO NOT PAY</b>	

000147488300011925800011925805



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

Account Number **1474885** Cycle 03  
Meter Number 59444979  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **2,327.22**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 9258 SYMPHONY PKY  
Service Description PUMP  
Service Classification General Service Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	85984	04/01	90271		68.26	68	4287

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	143
Mar 2026	28	121
Apr 2025	29	124

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

Previous Balance 2,197.88  
Payment 2,197.88CR  
Balance Forward 0.00



1 0 2 9 1 7 8 2

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

Customer Charge	44.16
Demand Charge 68 KW @ 6.65000	452.20
Energy Charge 4,287 KWH @ 0.03290	141.04
Fuel Adjustment 4,287 KWH @ 0.04375	187.56
Light Energy Charge	58.14
Light Support Charge	74.19
Light Maintenance Charge	268.31
Light Fixture Charge	320.91
Light Fuel Adj 3,046 KWH @ 0.04375	133.26
Poles (QTY 59)	619.50
FL Gross Receipts Tax	27.95

Total Current Charges 2,327.22  
Total Due E.F.T. 2,327.22

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$2,598.75. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	321 43	470 1	471 15	960 59

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

District: BP03

Use above space for address change ONLY.

1474885 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	04/17/2026
<b>TOTAL CHARGES DUE</b>	<b>2,327.22</b>
<b>DO NOT PAY</b>	

000147488500023272200023272204



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

Account Number **1474886** Cycle 03  
Meter Number 38938753  
Customer Number 10291782  
Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
Amount Due **24,194.76**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address CONNERTON BLVD  
Service Description WELL  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	48190	04/01	48232				42

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	1
Mar 2026	28	1
Apr 2025	29	1

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



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$33,237.28. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance 24,092.03  
Payment 24,092.03CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 42 KWH @ 0.06090 2.56  
Fuel Adjustment 42 KWH @ 0.04375 1.84  
Light Energy Charge 1,431.67  
Light Support Charge 1,338.72  
Light Maintenance Charge 4,085.88  
Light Fixture Charge 4,984.81  
Light Fuel Adj 54,901 KWH @ 0.04375 2,401.93  
Poles (QTY 837) 9,774.50  
FL Gross Receipts Tax 133.69

Total Current Charges 24,194.76  
Total Due **E.F.T.** 24,194.76

Lights/Poles	Type/Qty	Type/Qty	Type/Qty	Type/Qty	Type/Qty
	215 154	321 56	455 18	920 142	965 114
	260 9	354 32	470 192	960 39	
	320 256	367 101	471 23	964 542	

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

1474886 **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>24,194.76</b>
<b>DO NOT PAY</b>	

000147488600241947600241947602



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

Account Number **1474888** Cycle 03  
Meter Number 72015400  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **47.25**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

Service Address 8800 PLEASANT PLAINS PKY  
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	5122	04/01	5188				66

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	2

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

Previous Balance **44.91**  
Payment **44.91CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 66 KWH @ 0.06090 **4.02**  
Fuel Adjustment 66 KWH @ 0.04375 **2.89**  
FL Gross Receipts Tax **1.18**

Total Current Charges **47.25**  
Total Due **47.25** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$64.19. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**1474888** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after <b>04/17/2026</b>
<b>TOTAL CHARGES DUE 47.25</b>
<b>DO NOT PAY</b>

000147488800000472500000472501



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

Account Number **1474889** Cycle 03  
Meter Number 13176950  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **48.00**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 20515 LACE CASCADE RD  
Service Description ENTRANCE LIGHTS  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	21807	04/01	21880				73

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	2

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

Previous Balance **46.49**  
Payment **46.49CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 73 KWH @ 0.06090 **4.45**  
Fuel Adjustment 73 KWH @ 0.04375 **3.19**  
FL Gross Receipts Tax **1.20**

Total Current Charges **48.00**  
Total Due **48.00** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$66.12. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**1474889** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after <b>04/17/2026</b>
<b>TOTAL CHARGES DUE 48.00</b>
<b>DO NOT PAY</b>

000147488900000480000000480003



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

Account Number **1474892** Cycle 03  
Meter Number 48250223  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **460.36**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 20920 CONNERTON BLVD  
Service Description IRRIGATION CONTROL BOX/PUMP  
Service Classification General Service Non-Demand

ELECTRIC SERVICE								
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used	
Date	Reading	Date	Reading					
03/02	43519	04/01	47434		33.29	33	3915	

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	131
Mar 2026	28	143
Apr 2025	29	183

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

Previous Balance **462.52**  
Payment **462.52CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 3,915 KWH @ 0.06090 **238.42**  
Fuel Adjustment 3,915 KWH @ 0.04375 **171.28**  
FL Gross Receipts Tax **11.50**

Total Current Charges **460.36**  
Total Due **460.36** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$617.25. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

District: BP03

Use above space for address change ONLY.

1474892 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>460.36</b>
<b>DO NOT PAY</b>	

000147489200004603600004603604



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

Account Number **1474893** Cycle 03  
Meter Number 37814671  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **41.77**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 8701 BLUE MIST PKY  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	3264	04/01	3279				15

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	1
Mar 2026	28	0
Apr 2025	29	1

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

Previous Balance **41.54**  
Payment **41.54CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 15 KWH @ 0.06090 **0.91**  
Fuel Adjustment 15 KWH @ 0.04375 **0.66**  
FL Gross Receipts Tax **1.04**

Total Current Charges **41.77**  
Total Due **41.77** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$57.62. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

Use above space for address change ONLY.

District: BP03

**1474893** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after <b>04/17/2026</b>
<b>TOTAL CHARGES DUE 41.77</b>
<b>DO NOT PAY</b>

000147489300000417700000417708



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

Account Number **1474894** Cycle 03  
Meter Number 38638049  
Customer Number 10291782  
Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
Amount Due **66.78**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 9259 SYMPHONY PKWY  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	19592	04/01	19840				248

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	8
Mar 2026	28	7
Apr 2025	29	7

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

**Previous Balance** 60.95  
**Payment** 60.95CR  
**Balance Forward** 0.00

**Customer Charge** 39.16  
**Energy Charge** 248 KWH @ 0.06090 15.10  
**Fuel Adjustment** 248 KWH @ 0.04375 10.85  
**FL Gross Receipts Tax** 1.67

**Total Current Charges** 66.78  
**Total Due** E.F.T. 66.78



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$95.46. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**1474894** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

<b>Electronic Funds Transfer on or after 04/17/2026</b>	
<b>TOTAL CHARGES DUE</b>	<b>66.78</b>
<b>DO NOT PAY</b>	

000147489400000667800000667803



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

Account Number **1474896** Cycle 03  
Meter Number 67694055  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **41.56**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21736 BILLOWY JAUNT DR  
Service Description IRRIGA  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	2071	04/01	2084				13

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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

Previous Balance **41.43**  
Payment **41.43CR**  
Balance Forward **0.00**

Customer Charge **39.16**  
Energy Charge 13 KWH @ 0.06090 **0.79**  
Fuel Adjustment 13 KWH @ 0.04375 **0.57**  
FL Gross Receipts Tax **1.04**

Total Current Charges **41.56**  
Total Due **41.56** E.F.T.



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$57.58. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

Use above space for address change ONLY.

District: BP03

**1474896** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after <b>04/17/2026</b>
<b>TOTAL CHARGES DUE 41.56</b>
<b>DO NOT PAY</b>

00014748960000041.560000041.5603



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

Account Number **2004533** Cycle 03  
Meter Number 81918936  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **43.50**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address FORGET ME NOT CT  
Service Description UP-LIGHT SIGN/IRRIG CONTROLLER  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	3511	04/01	3542				31

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	1
Mar 2026	28	1
Apr 2025	29	1

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

Previous Balance 43.33  
Payment 43.33CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 31 KWH @ 0.06090 1.89  
Fuel Adjustment 31 KWH @ 0.04375 1.36  
FL Gross Receipts Tax 1.09

Total Current Charges 43.50  
Total Due E.F.T. 43.50



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$59.83. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

Bill Date: 04/07/2026

Use above space for address change ONLY.

District: BP03

2004533 BP03  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	04/17/2026
<b>TOTAL CHARGES DUE</b>	<b>43.50</b>
<b>DO NOT PAY</b>	

000200453300000435000000435000



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

Account Number **2004537** Cycle 03  
Meter Number 24309393  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **40.16**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address PICKET FENCE CT  
Service Description SIGN LIGHT  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	1541	04/01	1541				0

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$55.55. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		40.16
Payment		40.16CR
Balance Forward		0.00
Customer Charge		39.16
FL Gross Receipts Tax		1.00
Total Current Charges		40.16
Total Due	E. F. T.	40.16

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2004537** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>40.16</b>
<b>DO NOT PAY</b>	

000200453700000401600000401600



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

Account Number **2004544** Cycle 03  
Meter Number 81918937  
Customer Number 10291782  
Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
Amount Due **42.95**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

**Service Address** 8516 WONDERMENT WAY  
**Service Description** UP-LIGHT SIGN/LOW VOLT SIGN  
**Service Classification** General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	3329	04/01	3355				26

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	1
Mar 2026	28	1
Apr 2025	29	1

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

**Previous Balance** 43.00  
**Payment** 43.00CR  
**Balance Forward** 0.00

**Customer Charge** 39.16  
**Energy Charge** 26 KWH @ 0.06090 1.58  
**Fuel Adjustment** 26 KWH @ 0.04375 1.14  
**FL Gross Receipts Tax** 1.07

**Total Current Charges** 42.95  
**Total Due** E.F.T. 42.95



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$58.71. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2004544** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>42.95</b>
<b>DO NOT PAY</b>	

000200454400000429500000429501



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

Account Number **2087686** Cycle 03  
Meter Number 81918938  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **45.21**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21832 CONNERTON BLVD  
Service Description SIGN  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	2962	04/01	3009				47

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	2

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

**Previous Balance 44.81**  
**Payment 44.81CR**  
**Balance Forward 0.00**

**Customer Charge 39.16**  
**Energy Charge 47 KWH @ 0.06090 2.86**  
**Fuel Adjustment 47 KWH @ 0.04375 2.06**  
**FL Gross Receipts Tax 1.13**

**Total Current Charges 45.21**  
**Total Due E.F.T. 45.21**



1 0 2 9 1 7 8 2

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**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$61.97. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2087686 BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

<b>Electronic Funds Transfer on or after 04/17/2026</b>	
<b>TOTAL CHARGES DUE</b>	<b>45.21</b>
<b>DO NOT PAY</b>	

000208768600000452100000452108



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

Account Number **2087689** Cycle 03  
Meter Number 81918939  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **45.41**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21615 EMORY OAK PL  
Service Description SIGN  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	2816	04/01	2865				49

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	1

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

Previous Balance 45.01  
Payment 45.01CR  
Balance Forward 0.00

Customer Charge 39.16  
Energy Charge 49 KWH @ 0.06090 2.98  
Fuel Adjustment 49 KWH @ 0.04375 2.14  
FL Gross Receipts Tax 1.13

Total Current Charges 45.41  
Total Due E.F.T. 45.41



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$61.27. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2087689** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>45.41</b>
<b>DO NOT PAY</b>	

000208768900000454100000454105



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

Account Number **2101307** Cycle 03  
Meter Number 79498362  
Customer Number 10291782  
Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
Amount Due **45.31**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21739 EMORY OAK PL  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	2329	04/01	2377				48

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	2
Mar 2026	28	2
Apr 2025	29	2

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

**Previous Balance** 45.12  
**Payment** 45.12CR  
**Balance Forward** 0.00

**Customer Charge** 39.16  
**Energy Charge** 48 KWH @ 0.06090 2.92  
**Fuel Adjustment** 48 KWH @ 0.04375 2.10  
**FL Gross Receipts Tax** 1.13

**Total Current Charges** 45.31  
**Total Due** E.F.T. 45.31



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$62.41. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2101307** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

<b>Electronic Funds Transfer on or after 04/17/2026</b>	
<b>TOTAL CHARGES DUE</b>	<b>45.31</b>
<b>DO NOT PAY</b>	

000210130700000453100000453101



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

Account Number **2101312** Cycle **03**  
 Meter Number 81918941  
 Customer Number 10291782  
 Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
 Amount Due **40.16**  
 Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 8949 PLEASANT WOODS DR  
 Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From	To	Multiplier	Dem. Reading	KW Demand	kWh Used		
Date	Reading	Date	Reading				
03/02	7	04/01	7				0

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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

Previous Balance		40.16
Payment		40.16CR
Balance Forward		0.00
Customer Charge		39.16
FL Gross Receipts Tax		1.00
Total Current Charges		40.16
Total Due	<b>E. F. T.</b>	40.16



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$55.55. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

**DO NOT PAY**  
 Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2101312** **BP03**  
 CONNERTON WEST CDD  
 ATTN: GREG COX  
 3434 COLWELL AVE STE 200  
 TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>40.16</b>
<b>DO NOT PAY</b>	

000210131200000401600000401602



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

Account Number **2246020** Cycle 03  
Meter Number 335428878  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **44.06**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 9934 WILD BEGONIA LOOP  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	353	04/01	359				6

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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



1 0 2 9 1 7 8 2

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**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$56.39. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		43.93
Payment		43.93CR
Balance Forward		0.00
Customer Charge		39.16
Energy Charge 6 KWH @ 0.06090		0.37
Fuel Adjustment 6 KWH @ 0.04375		0.26
FL Gross Receipts Tax		1.02
State Tax		2.84
Pasco County Tax		0.41
Total Current Charges		44.06
Total Due	<b>E. F. T.</b>	44.06

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2246020** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>44.06</b>
<b>DO NOT PAY</b>	

000224602000000440600000440602



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

Account Number **2246022** Cycle 03  
Meter Number 335428877  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **44.98**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 9475 FLOURISH DR  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	717	04/01	731				14

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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



1 0 2 9 1 7 8 2

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**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$57.52. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		44.85
Payment		44.85CR
Balance Forward		0.00
Customer Charge		39.16
Energy Charge 14 KWH @ 0.06090		0.85
Fuel Adjustment 14 KWH @ 0.04375		0.61
FL Gross Receipts Tax		1.04
State Tax		2.90
Pasco County Tax		0.42
Total Current Charges		44.98
Total Due	<b>E.F.T.</b>	44.98

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2246022** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>44.98</b>
<b>DO NOT PAY</b>	

000224602200000449800000449805



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

Account Number **2246024** Cycle 03  
Meter Number 89045812  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **45.79**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21675 VIOLET PERIWINKLE DR  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	53611	04/01	53632				21

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	1
Mar 2026	28	1
Apr 2025	29	1

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



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$58.63. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		45.85
Payment		45.85CR
Balance Forward		0.00
Customer Charge		39.16
Energy Charge 21 KWH @ 0.06090		1.28
Fuel Adjustment 21 KWH @ 0.04375		0.92
FL Gross Receipts Tax		1.06
State Tax		2.95
Pasco County Tax		0.42
<b>Total Current Charges</b>		<b>45.79</b>
<b>Total Due</b>	<b>E.F.T.</b>	<b>45.79</b>

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2246024** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>45.79</b>
<b>DO NOT PAY</b>	

000224602400000457900000457906



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

Account Number **2246033** Cycle 03  
Meter Number 335428876  
Customer Number 10291782  
Customer Name CONNERTON WEST CDD

Bill Date **04/07/2026**  
Amount Due **43.94**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 21511 VIOLET PERIWINKLE DR  
Service Description IRRIGATION  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	449	04/01	454				5

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Apr 2025	29	0

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



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$56.45. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		43.81
Payment		43.81CR
Balance Forward		0.00
Customer Charge		39.16
Energy Charge 5 KWH @ 0.06090		0.30
Fuel Adjustment 5 KWH @ 0.04375		0.22
FL Gross Receipts Tax		1.02
State Tax		2.83
Pasco County Tax		0.41
Total Current Charges		43.94
Total Due	<b>E. F. T.</b>	43.94

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

District: BP03

Use above space for address change ONLY.

**2246033** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>43.94</b>
<b>DO NOT PAY</b>	

000224603300000439400000439402



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

Account Number **2353522** Cycle 03  
Meter Number 364167314  
Customer Number 10291782  
Customer Name **CONNERTON WEST CDD**

Bill Date **04/07/2026**  
Amount Due **43.47**  
Current Charges Due **04/30/2026**

District Office Serving You  
Bayonet Point

See Reverse Side For More Information

Service Address 8927 PLEASANT WOODS DR  
Service Description MAIL KIOSK  
Service Classification General Service Non-Demand

ELECTRIC SERVICE							
From		To		Multiplier	Dem. Reading	KW Demand	kWh Used
Date	Reading	Date	Reading				
03/02	7	04/01	8				1

Comparative Usage Information		
Average kWh		
Period	Days	Per Day
Apr 2026	30	0
Mar 2026	28	0
Jun 2025	0	0

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



1 0 2 9 1 7 8 2

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

**\*\*\* ATTENTION \*\*\***

The 2025 Capital Credits assigned amount for this account is \$27.82. These credits are not refundable at this time nor can they be applied toward the balance owed.

Capital Credits will be refunded as approved by the Cooperative's Board of Trustees and in compliance of our mortgage agreement with the United States Government.

Previous Balance		43.35
Payment		43.35CR
Balance Forward		0.00
Customer Charge		39.16
Energy Charge 1 KWH @ 0.06090		0.06
Fuel Adjustment 1 KWH @ 0.04375		0.04
FL Gross Receipts Tax		1.01
State Tax		2.80
Pasco County Tax		0.40
Total Current Charges		43.47
Total Due	<b>E. F. T.</b>	43.47

**DO NOT PAY**  
Total amount will be electronically transferred on or after 04/17/2026.



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

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

See Reverse Side For Mailing Instructions

**Bill Date: 04/07/2026**

Use above space for address change ONLY.

District: BP03

**2353522** **BP03**  
CONNERTON WEST CDD  
ATTN: GREG COX  
3434 COLWELL AVE STE 200  
TAMPA FL 33614-8390

Electronic Funds Transfer on or after	<b>04/17/2026</b>
<b>TOTAL CHARGES DUE</b>	<b>43.47</b>
<b>DO NOT PAY</b>	

000235352200000434700000434701



## INVOICE

INVOICE #	INVOICE DATE
1115369	2/26/2026
TERMS	PO NUMBER
Net 30	

**Bill To:**

Connerton West CDD  
c/o Rizzetta & Company  
5844 Old Pasco Road  
Suite 100  
Wesley Chapel, FL 33544

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Connerton West CDD

**Address:** 3434 Colwell Avenue  
Suite 200  
Tampa, FL 33614

**Invoice Due Date:** March 28, 2026

**Invoice Amount:** \$11,400.00

Description	Current Amount
-------------	----------------

Verona Wonderment Way fence line pine tree removals

- Arbor crew will safely cut and remove 4 dead pine trees located along the Wonderment Way exit side fence line
- Stump grind will be included to 2 trees; the other 2 trees are located behind an electrical box and would not be safe to stump grind the area
- We will remove all of the debris

Tree Care Service

\$11,400.00

*Excellence*

**Invoice Total**

**\$11,400.00**

IN COMMERCIAL LANDSCAPING

**Should you have any questions or inquiries please call (386) 437-6211.**