New Tampa Regional Library, located at 10001 Cross Creek Boulevard, Tampa, FL 33647.

Board of Supervisors
Paul Meier  Chairman
Arnold Sails  Vice-Chairman
Lisa Murphy  Assistant Secretary
Stephanie Nieto  Assistant Secretary

District Manager
Christine Perkins  Rizzetta & Company, Inc.

District Attorney
Dan Molloy  Molloy & James, P.A.

Interim Engineer
Tonja Stewart  Stantec Consulting

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)533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

Dear Board Members:

The Regular meeting of the Board of Supervisors of the Easton Park Community Development District will be held on Tuesday, March 5, 2019 at 4:30 p.m. at the New Tampa Regional Library, located at 10001 Cross Creek Boulevard, Tampa, FL 33647. The following is the agenda for this meeting:

BOARD OF SUPERVISORS MEETING:

1. CALL TO ORDER/ROLL CALL
2. AUDIENCE COMMENTS ON AGENDA ITEMS
3. BUSINESS ADMINISTRATION
   A. Consideration of the Minutes of the Board of Supervisors’ Regular Meeting held on February 5, 2019..................Tab 1
   B. Consideration of Operations & Maintenance Expenditures for January 2019 .........................................................Tab 2
4. STAFF REPORTS
   A. District Engineer
   B. District Counsel
      1. Discussion of Parcels E & F Development Updates
   C. Landscape & Irrigation Maintenance
      1. Presentation of February 2019 Field Inspection Report.....Tab 3
   D. Aquatic Maintenance – Aquatic Systems
      1. Presentation of February 2019 Waterway Report..........Tab 4
   E. District Manager
5. BUSINESS ITEMS
   A. Discussion of District Website ADA Compliance
      1. Consideration of Proposal for Website ADA Compliance Services.................................Tab 5
      2. Master Service Agreement for ADA Site Compliance.......Tab 6
6. SUPERVISOR REQUESTS
7. ADJOURNMENT

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

With Warm Regards,

Christine Perkins
Christine Perkins
District Manager
Tab 1
MINUTES OF MEETING

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

EASTON PARK
COMMUNITY DEVELOPMENT DISTRICT

The Regular meeting of the Board of Supervisors of Easton Park Community Development District was held on Wednesday, February 5, 2019 at 4:52 p.m. at the New Tampa Regional Library, located at 10001 Cross Creek Boulevard, Tampa, Florida, 33647.

Present and constituting a quorum:

Paul Meier
Board Supervisor, Chairman
Arnold Sails
Board Supervisor, Vice Chairman
Lisa Murphy
Board Supervisor, Assistant Secretary
Stephanie Nieto
Board Supervisor, Assistant Secretary

Also present were:

Christine Perkins
District Manager, Rizzetta & Company, Inc.
Scott Green
Field Services, Rizzetta & Company, Inc.
Morgan Melatti
Aquatic Systems
Patrick Brophy
Aquatic Systems
Dan Molloy
District Counsel, Molloy & James
Matt Matos
Yellowstone Landscape

FIRST ORDER OF BUSINESS
Call to Order

Ms. Perkins called the meeting to order and performed roll call.

SECOND ORDER OF BUSINESS
Audience Comments

There were no audience members present.

THIRD ORDER OF BUSINESS
Consideration of the Minutes of the Second Audit Committee Meeting held on January 2, 2019

On a Motion by Ms. Murphy, seconded by Ms. Nieto, with all in favor, the Board of Supervisors approved the minutes of the Second Audit Committee meeting held on January 2, 2019 as presented for the Easton Park Community Development District.
FOURTH ORDER OF BUSINESS  
Consideration of the Minutes of the Board of Supervisors’ Special Meeting held on January 2, 2019

On a Motion by Ms. Murphy, seconded by Mr. Meier, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors’ Special meeting held on January 2, 2019 as presented for the Easton Park Community Development District.

FIFTH ORDER OF BUSINESS  
Consideration of Operations & Maintenance Expenditures for December 2018

On a Motion by Mr. Meier, seconded by Ms. Murphy, with all in favor, the Board of Supervisors approved the Operations & Maintenance Expenditures for December 2018 ($33,071.34) for the Easton Park Community Development District.

SIXTH ORDER OF BUSINESS  
Staff Reports

A. District Engineer
   1. Discussion of Parcels E & F Development Updates

   Mr. Malloy discussed several updates with the Board, outlining Krusen Douglas LLC’s intention to not move the large dirt pile until the dirt was needed for the construction of the road, and thus the it could be a year or longer before progress is made.

   Mr. Malloy additionally discussed M/I Homes prospective purchase of Parcels E & F. The Board identified several items they would like M/I Homes to address in conjunction with the District agreeing to provide access across CDD land, including addressing: street paver replacements on Pictorial Park Drive, putting in additional lights within the Pictorial Park Drive entrance median, future coordination on operations and maintenance to maintain aesthetic consistency, as well as assessing street trees. The consensus of the Board was to cooperate and negotiate with M/I Homes for the mutual benefit of the community, as the District would have several areas of budget-relieving cost savings.

B. District Counsel

   Mr. Molloy was directed to draft a letter outlining the desires of the District to M/I Homes, circulate the draft to the Board, and place it on the next agenda for full Board approval.

C. Landscape & Irrigation Maintenance Update:
   1. Presentation of January 2019 Field Inspection Report
   2. Consideration of Landscape Enhancement Proposal

   Mr. Green presented the January 2019 Field Inspection Report to the Board, discussing ornamental grasses, maintenance of the lake/pond banks, and turf weeds. Mr. Matos provided an update that fertilizer/chemical applications would
be conducted on February 14th, and the holly trees were recently trimmed. Mr. Meier inquired about his request to obtain a proposal from Yellowstone for berm remediation, to which Mr. Matos would follow-up. Discussion additionally ensued pertaining to the HOA's paying of invoices directly to Yellowstone in lieu of going through the District. Mr. Matos additionally presented the proposal for the next round of annuals.

On a Motion by Ms. Murphy, seconded by Mr. Sails, with all in favor, the Board of Supervisors approved the Yellowstone Winter Annuals Proposal in the amount of ($4,296.90) for the Easton Park Community Development District.

D. Aquatic Maintenance – Aquatic Systems

1. Presentation of January 2019 Waterway Report

Ms. Melatti presented the January 2019 Waterway Report to the Board, providing updates on several site treatments. Ms. Murphy inquired about the erosion between ponds #5-#6, to which Ms. Stewart would need to assess. Mr. Meier expressed concern over the appearance of dead plant material on site #9 and the timing of decomposition.

E. District Manager

Ms. Perkins communicated that the next regular meeting is scheduled for March 5, 2019, at 4:30 p.m. to be held at the New Tampa Regional Library.

SEVENTH ORDER OF BUSINESS  Discussion Regarding TECO Street Lighting

As M/I has tentatively agreed to install the lighting at the Pictorial Park entrance median, the District would not need to absorb this cost nor the cost of the street boring. Ms. Perkins communicated that TECO provided feedback that it would take at least six to eight months in order to obtain proper permits to commence the work, and thus the District should expect similar delays when M/I take on this project.

EIGHTH ORDER OF BUSINESS  Supervisor Requests

Mr. Sails inquired about the maintenance of the conservation area on the outbound side of Morris Bridge Road.

Ms. Murphy communicated that since Yellowstone has performed cutbacks around the median lighting, there was a light that was erroneously turned and thus is blinding motorists. Ms. Perkins would follow up with Mr. Matos to address. Ms. Murphy additionally inquired about the responsibility of the street trees, which fall under the HOA.
<table>
<thead>
<tr>
<th>NINTH ORDER OF BUSINESS</th>
<th>Adjournment</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>On a Motion by Mr. Sails, seconded by Mr. Meier, with all in favor, the Board of Supervisors adjourned the meeting at 5:51 p.m. for the Easton Park Community Development District.</td>
</tr>
</tbody>
</table>

Secretary / Assistant Secretary  
Chairman / Vice Chairman
Tab 2
Operation and Maintenance Expenditures
January 2019
For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2019 through January 31, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: $35,532.84

Approval of Expenditures:

______________________________
_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary
# Easton Park Community Development District
## Paid Operation & Maintenance Expenditures
### January 1, 2019 Through January 31, 2019

<table>
<thead>
<tr>
<th>Vendor Name</th>
<th>Check Number</th>
<th>Invoice Number</th>
<th>Invoice Description</th>
<th>Invoice Amount</th>
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<td>Aquatic Systems, Inc.</td>
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<td>0000431406</td>
<td>Monthly Lake &amp; Wetland Services 1/19</td>
<td>$3,735.00</td>
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<td>Arnold Sails</td>
<td>001311</td>
<td>AS010219</td>
<td>Board of Supervisors Meeting 01/02/19</td>
<td>$200.00</td>
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<td>Lighting Maintenance 12/18</td>
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<td>Molloy &amp; James</td>
<td>001318</td>
<td>16850</td>
<td>General/Monthly Legal Services 10/18</td>
<td>$275.00</td>
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<td>General/Monthly Legal Services 11/18</td>
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<td>16888</td>
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<td>Board of Supervisors Meeting 01/02/19</td>
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<td>Rizzetta &amp; Company, Inc.</td>
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<td>Legal Advertising 12/18</td>
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<td>Yellowstone Landscape</td>
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<td>$11,905.24</td>
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**Report Total**                      |               |                |                                               | **$35,532.84** |
# Aquatic Systems, Inc.
2100 NW 33rd Street  
Pompano Beach, FL 33069  
954-977-7736

**INVOICE**

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**BILL TO:**

Easton Park CDD  
C/O Rizzetta & Company  
9428 Camden Field Parkway  
Riverview FL 33578

**SHIP TO:**

Easton Park CDD  
C/O Rizzetta & Company  
9428 Camden Field Parkway  
Riverview FL 33578

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<tr>
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<td></td>
<td>NET 30</td>
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<th>PRICE EACH</th>
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<td>3,735.00</td>
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**RECEIVED**

Date Rec’d Rizzetta & Co., Inc. DEC 8 2018

D/M approval CP Date 1/11/19

Date entered JAN 08 2019

Fund GL53800 OC 4605

Check #

**TOTAL** $3,735.00
EASTON PARK CDD
SUPERVISOR PAY REQUEST

Meeting Date: January 2, 2019

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<th>Name of Board Supervisor</th>
<th>Check if present</th>
<th>Check if paid</th>
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<tr>
<td>Arnold Sails</td>
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<td>X</td>
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<tr>
<td>Paul Meier</td>
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<td>Lisa Murphy</td>
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<td>Stephanie Nieto</td>
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EXTENDED MEETING TIMECARD

Meeting Start Time: 4:57 PM
Meeting End Time: 6:17 PM
Total Meeting Time: 1 Hour 20 Minutes

Time Over ( ) Hours: N/A

Total at $175 per Hour: N/A

DM Signature: Christine Perkins
EASTON PARK CDD
SUPERVISOR PAY REQUEST

Meeting Date: August 1, 2017

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<th>Check if paid</th>
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<td>Arnold Sails</td>
<td>✓</td>
<td>x</td>
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<tr>
<td>Paul Meier</td>
<td>✓</td>
<td>x</td>
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<tr>
<td>Christine Morrell</td>
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<tr>
<td>Lisa Murphy</td>
<td>✓</td>
<td>x</td>
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EXTENDED MEETING TIMECARD

Meeting Start Time: 
Meeting End Time: 
Total Meeting Time: 

Time Over ( ) Hours:

Total at $175 per Hour: 

Bill Client for above? yes
Accumulate for future billing? yes

DM Signature: [Signature]

Date Rec’d Rizzetta & Co., Inc.: AUG 0 2 2017
D/M approval: CP Date: 8/4/17
Date entered: AUG 0 3 2017
Fund: 001 GL: 1100 OC: 1101
Check #: 

RECEIVED
M.C. Building Services LLC  
917 W. Virginia Ave  
Tampa, FL 33603  
8132440238  
mlcermenogmail.com

INVOICE

BILL TO
Easton Park  
Easton Park CDD  
9428 Camden Field Parkway  
Riverview, FL 33578

INVOICE # 4306  
DATE 12/17/2018  
DUE DATE 01/01/2019  
TERMS Net 15

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<td>11/13/18: Adjusted time clocks, replaced GFCI receptacle in center island</td>
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BALANCE DUE

$182.50

RECEIVED

Date Rec’d Rizzetta & Co., Inc.  
DEC 17 2018

D/M approval  
CP  
Date: 1/2/19

Date entered  
DEC 29 2018

Fund  
GL53800  
OC 4100

Check #

Thank you for allowing us to be of service.
Molloy & James  
325 S. Boulevard  
Tampa, Florida 33606

Ph: 813 - 254-7157

Easton Park CDD  
5844 Old Pasco Rd.  
Suite 100  
Wesley Chapel, FL  
33544

Attention:  
Re: Easton Park CDD

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<th>AMOUNT</th>
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<td>Oct-30-18</td>
<td>Zoning research.</td>
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<td>275.00</td>
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Totals:  

|               |               | 1.00  | $275.00 |

Total Fee & Disbursements:  

$275.00

Balance Now Due:  

$275.00

TAX ID Number  
59-2866686
Molloy & James  
325 S. Boulevard  
Tampa, Florida 33606

Ph: 813 - 254-7157

December 26, 2018

Easton Park CDD  
5844 Old Pasco Rd.  
Suite 100  
Wesley Chapel, FL  
33544

Attention:  
Re: Easton Park CDD

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<th>AMOUNT</th>
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<tr>
<td>Nov-05-18</td>
<td>Research of plat and deeds.</td>
<td>2.00</td>
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<td>Nov-06-18</td>
<td>Attend BOS meeting to give report on status of landscaping parcels and adjacent development.</td>
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<tr>
<td>Nov-26-18</td>
<td>Review of site plans for parcels.</td>
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<td>Nov-27-18</td>
<td>Review of engineer's letter.</td>
<td>0.50</td>
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<tr>
<td>Nov-29-18</td>
<td>Review engineer's report.</td>
<td>0.50</td>
<td>137.50</td>
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<tr>
<td><strong>Totals</strong></td>
<td><strong>Research of plat and deeds. Attend BOS meeting to give report on status of landscaping parcels and adjacent development. Review of site plans for parcels. Review of engineer's letter. Review engineer's report.</strong></td>
<td><strong>5.10</strong></td>
<td><strong>$1,402.50</strong></td>
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**Total Fee & Disbursements**  
Previous Balance  
$275.00  
Balance Now Due  
$1,677.50

TAX ID Number  
59-2866686
Molloy & James  
325 S. Boulevard  
Tampa, Florida 33606  

Ph: 813 - 254-7157

Easton Park CDD  
5844 Old Pasco Rd.  
Suite 100  
Wesley Chapel, FL  
33544

January 15, 2019

Inv #: 16888

DATE | DESCRIPTION | HOURS | AMOUNT
--- | --- | --- | ---
Dec-04-18 | Review documents for MI request. | 1.00 | 275.00

| Totals | 1.00 | $275.00 |

**Total Fee & Disbursements**

| Previous Balance | $1,677.50 |

**Balance Now Due**

| TAX ID Number | 59-2866686 | $1,952.50 |

Date of Approval: 01/29/19  
Date entered: 01/14/19  
Date receivd: 01/24/19  
Disbursements: 5/400  
Other: 3/07
Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL  33614

Bill To:
EASTON PARK CDD
3434 Colwell Avenue, Suite 200
Tampa FL  33614

<table>
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<th>Rate</th>
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<td>Field Services 4117</td>
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Subtotal                                $5,123.09

Total                                   $5,123.09
# Invoice

**Rizzetta Technology Services**  
3434 Colwell Avenue  
Suite 200  
Tampa FL 33614

**Bill To:**  
EASTON PARK CDD  
3434 Colwell Avenue, Suite 200  
Tampa FL 33614

<table>
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<th>Services for the month of</th>
<th>Terms</th>
<th>Client Number</th>
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<tr>
<td>Website Hosting Services</td>
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<td>$100.00</td>
<td>$100.00</td>
</tr>
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**RECEIVED**  
Date Rec’d Rizzetta & Co., Inc.: **DEC 19 2018**  
D/M approval: **CP**  
Date: **1/1/19**  
Date entered: **DEC 27 2018**  
Fund: **OOS GL 51300 OC 5103**

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<tbody>
<tr>
<td><strong>Total</strong></td>
<td>$100.00</td>
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</tbody>
</table>
**RUST-OFF, LLC**
PO Box 470730
Lake Monroe, FL 32747

**Phone #** 800-992-3111
**E-mail** therustoff@bellsouth.net

---

**Bill To**

EASTON PARK CDD
RIZZETTA & COMPANY, INC
9428 CAMDEN FIELD PARKWAY
RIVERVIEW FL 33578

**Ship To**

EASTON PARK CDD
MORRIS BRIDGE ROAD
NEW TAMPA, FL

---

### Item | Description | Quantity | Rate | Amount |
--- | --- | --- | --- | --- |
RX | RX 10- CHEMICAL FOR RUST PREVENTION INCLUDING MONTHLY MAINTENANCE ( DATE OF SERVICE) LAST INVOICE DATE TO CURRENT INVOICE DATE) | 1 | 595.00 | 595.00 |

---

**Subtotal** $595.00
**Sales Tax (7.0%)** $0.00
**Payments/Credits** $0.00

---

**Balance Due** $595.00

AN INCREASE IN WATERING SCHEDULE WILL RESULT IN ADDITIONAL CHARGES.
RUST-OFF, LLC  
PO Box 470730  
Lake Monroe, FL 32747  
Phone #  800-992-3111  
E-mail  therustoff@bellsouth.net  

<table>
<thead>
<tr>
<th>Item</th>
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Date Rec'd Rizzetta & Co., Inc.  JAN 18 2019

D/M approval  1/29/19

Date entered  JAN 24 2019

Fund 001  GL  53900 OC  4618

Check#  

Subtotal  $595.00
Sales Tax (7.0%)  $0.00
Payments/Credits  $0.00

Balance Due  $595.00

N INCREASE IN WATERING SCHEDULE WILL RESULT IN ADDITIONAL CHARGES.
INVOICE

<table>
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<table>
<thead>
<tr>
<th>Please Remit To</th>
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<tbody>
<tr>
<td>Stantec Consulting Services Inc. (SCSI)</td>
</tr>
<tr>
<td>13980 Collections Center Drive</td>
</tr>
<tr>
<td>Chicago, IL 60693</td>
</tr>
<tr>
<td>United States</td>
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Bill To
Easton Park CDD
Accounts Payable
c/o Rizzetta & Company
9428 Camden Field Parkway
Riverview, FL 33578
United States

<table>
<thead>
<tr>
<th>Project</th>
<th>Easton Park CDD</th>
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<tbody>
<tr>
<td>Project Manager</td>
<td>Stewart, Tonja L</td>
</tr>
<tr>
<td>Current Invoice Total (USD)</td>
<td>160.00</td>
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</table>

For Period Ending December 28, 2018

Prepare for and attend December CDD meeting via conference call

<table>
<thead>
<tr>
<th>Top Task</th>
<th>219</th>
<th>2019 FY General Consulting</th>
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<table>
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<tr>
<th>Professional Services</th>
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<td>Stewart, Tonja L</td>
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<tr>
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<tr>
<td>Amount</td>
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<table>
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<tr>
<th>Subtotal Professional Services</th>
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Top Task Subtotal 2019 FY General Consulting 160.00

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<th>Total Fees &amp; Disbursements</th>
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<tr>
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<table>
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<tr>
<th>INVOICE TOTAL (USD)</th>
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</thead>
<tbody>
<tr>
<td>160.00</td>
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</tbody>
</table>

Due upon receipt or in accordance with terms of the contract

Please contact Summer Fillinger if you have any questions concerning this invoice.
Phone: (239) 939-1020 E-mail: Summer.Fillinger@Stantec.com

** PLEASE SEND AN INVOICE # WITH PAYMENT **
Thank you.

Date Rec'd: Rizzetta & Co., Inc. JAN 16 2019
D/M approval CP Date 1/18/19
Date entered JAN 17 2019
Fund: 007 CL 51000 OC 3103
Check#
TECO
for Easton Park CDD
Invoice #
Summary Electric 12/18

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<th>Amount</th>
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GL CODE

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<td>53100</td>
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<td><strong>Grand Total</strong></td>
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<td></td>
</tr>
</tbody>
</table>

Date Received: JAN 2 3 2019
DM Approval: CP 1/29/19
Date Entered: JAN 2 4 2019
Your Account Summary

Previous Amount Due: $186.79
Payment(s) Received Since Last Statement: -$186.79
Miscellaneous Credits: -$18.00
Credit balance after payments and credits: -$18.00
Current Month's Charges: $137.94
Total Amount Due: $119.94

Date Rec'd Rizetta & Co., Inc. JAN 18 2019
D/M approval Date
Date entered
Fund GL OC
Check #

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

Go paperless for perks!
Goodbye clutter. Hello convenience. Paperless Billing is free, secure and a good way to help the environment.
Learn more and sign up: techsupport.com/paperlessbilling

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL

Account: 211001815243
Current month's charges: $137.94
Total amount due: $119.94
Payment Due By: 02/05/2019
Amount Enclosed $
Understanding Your Electric Charges

Average kW per day: The average amount of electricity purchased per day.

Basic Service Charge: A fixed monthly amount to cover the cost of providing service to your location.

Bright Choices: The number of light fixtures and/or poles leased from Tampa Electric, and associated fees and charges.

Budget Billing: Optional plan takes the highs and lows out of monthly electric bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

Energy Charge: The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.

Estimated: If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your electric use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax: A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax: A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee: A fee levied by a municipality for the right to utilize public property for the purpose of providing electric service. Like taxes, the fee is collected by Tampa Electric and is paid to the municipality.

Fuel Charge: Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

Kilowatt-Hours (kWh): The basic measurement of electric energy use.

Late Payment Charge: For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax: In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due: Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule: The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Renewable Energy: The amount of electricity purchased from renewable sources.

Share: A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax-deductible and is matched by Tampa Electric.

Total Amount Due: This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

Zap Cap Systems: Surge protection for your home or business, sold separately as a non-energy charge.

For more information about your bill, please visit tampaelectric.com.

Your payment options are:
- Schedule free one-time or recurring payments at tampaelectric.com using a checking or savings account.
- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at a local authorized payment agent. For a listing of authorized payment agents, visit tampaelectric.com or call Customer Care at the number listed above.
- Pay by credit or debit card using KBRA EZ-PAY at tampaelectric.com or call 866-689-6469.
  (A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

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

Por favor, visite tampaelectric.com para ver esta información en español.
Details of Charges – Service from 12/12/2018 to 01/09/2019

Service for: 10989 BREAKING ROCKS DR IRR, TAMPA, FL 33647-0000

Rate Schedule: General Service - Non Demand

<table>
<thead>
<tr>
<th>Meter Number</th>
<th>Read Date</th>
<th>Current Reading</th>
<th>Previous Reading</th>
<th>Total Used</th>
<th>Multiplier</th>
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<td>01/09/2019</td>
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<td>1,238 kWh</td>
<td>1</td>
<td>29 Days</td>
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Basic Service Charge                           $18.14
Energy Charge                                  $74.42
Fuel Charge                                    $33.66
Florida Gross Receipt Tax                      $3.24
Electric Service Cost                         $129.46
Franchise Fee                                  $8.48

Total Electric Cost, Local Fees and Taxes     $137.94

Total Current Month's Charges                 $137.94

Miscellaneous Credits

Interest for Cash Security Deposit - Electric - $18.00

Total Current Month’s Credits                 -$18.00

Important Messages

Annual Deposit Interest Credit

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

Important information about your deposit interest

Per the Florida Public Service Commission (FPSC) tariff requirements, Tampa Electric pays interest annually on any customer cash deposit. As such, customers with a cash deposit on record is more than six months old (per the FPSC) receives a deposit interest credit on this bill.
Beginning in January, commercial and industrial customers will see bills drop by about 8 to 10 percent, depending on usage. Those are the lowest rates in 13 years. And that’s a great start to a new year.

Visit tampaelectric.com/rates to learn more.
Your Account Summary

Previous Amount Due: $23.13
Payment(s) Received Since Last Statement: -$23.13
Miscellaneous Credits: -$10.50
Credit balance after payments and credits: -$10.50
Current Month's Charges: $20.97
Total Amount Due: $10.47

Go paperless for perks!
Goodbye clutter. Hello convenience. Paperless Billing is free, secure and a good way to help the environment.

Learn more and sign up at teco-support.com/paperlessbilling

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL

ACCOUNT INVOICE

Statement Date: 01/15/2019
Account: 211001815433

Current month's charges: $20.97
Total amount due: $10.47
Payment Due By: 02/05/2019

EASTON PARK CDD
10898 PICTORAL PARK DR IRR
TAMPA, FL 33647-0000

Report a streetlight
It's easy to request a streetlight or area light repair at tampaelectric.com/reportlight.

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

610642363932110018154330000000010477
Page 1 of 4
Understanding Your Electric Charges

Average kWh per Day: The average amount of electricity purchased per day.

Basic Service Charge: A fixed monthly amount to cover the cost of providing service to your location.

Bright Choices: The number of light fixtures and/or poles leased from Tampa Electric and associated fees and charges.

Budget Billing: An optional plan that takes the highs and lows out of your monthly electric bill. This "leveling" billing plan averages your last 12 monthly billing periods so you pay about the same amount for your service each month.

Energy Charge: The cost of producing energy you purchased, including conservation, environmental and capacity cost recovery charges.

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Kilowatt-Hours (kWh): The basic measurement of electric energy use.

Late Payment Charge: For past due amounts more than $10, the late payment charge is the greater of 5% or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax: In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due: Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule: The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Renewable Energy: The amount of electricity purchased from renewable sources.

Share: A program co-sponsored by Tampa Electric and The Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.

Total Amount Due: This month's charges will be past due after the due date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

Zap Cap Systems: Surge protection for your home or business sold separately as a non-energy charge.

For more information about your bill, please visit tampaelectric.com.

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When making your payment, please have your bill or account number available.

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

Per favor, visite tampaelectric.com para ver esta información en español.
Details of Charges – Service from 12/12/2018 to 01/09/2019

Service for: 10898 PICTORAL PARK DR IRR, TAMPA, FL 33647-0000

<table>
<thead>
<tr>
<th>Meter Number</th>
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<th>Current Reading</th>
<th>Previous Reading</th>
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<th>Multiplier</th>
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<td>12 kWh</td>
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Basic Service Charge
12 kWh @ $0.06011/kWh
$18.14

Energy Charge
12 kWh @ $0.02719/kWh
$0.72

Fuel Charge
Florida Gross Receipt Tax
Electric Service Cost
Franchise Fee

Total Electric Cost, Local Fees and Taxes
$20.97

Total Current Month's Charges
$20.97

Miscellaneous Credits

Interest for Cash Security Deposit - Electric
-$10.50

Total Current Month's Credits
-$10.50

Important Messages

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

Important information about your deposit interest
Per the Florida Public Service Commission(FPSC) tariff requirements, Tampa Electric pays interest annually on any customer cash deposit. As such, customers with a cash deposit on record is more than six months old (per the FPSC) receives a deposit interest credit on this bill.
NEW YEAR. LOWER RATES.

Beginning in January, commercial and industrial customers will see bills drop by about 8 to 10 percent, depending on usage. Those are the lowest rates in 13 years. And that's a great start to a new year.

Visit tampaelectric.com/rates to learn more.

MORE POWER TO YOU
ACCOUNT INVOICE
tampaelectric.com | f | p | g | in

Statement Date: 01/15/2019
Account: 211001815649

Current month's charges: $4,583.00
Total amount due: $4,583.00
Payment Due By: 02/05/2019

EASTON PARK CDD
MORRIS BRIDGE PHASE 1
TAMPA, FL 33647-0000

Your Account Summary
Previous Amount Due $4,629.28
Payment(s) Received Since Last Statement -$4,629.28
Current Month's Charges $4,583.00
Total Amount Due $4,583.00

Date Rec'd Rizzetta & Co., Inc. JAN 18 2019
D/M approval ___________ Date ___________
Date entered ______________
Fund ________ GL ________ OC ________
Check# __________________________

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

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Learn more and sign up > tecnosupport.com/paperlessbilling

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL
Account: 211001815649
Current month's charges: $4,583.00
Total amount due: $4,583.00
Payment Due By: 02/05/2019
Amount Enclosed $________

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

EASTON PARK CDD
9428 CAMDEN FIELD PKWY
RIVERVIEW, FL 33578-0519

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6106423639332110018156470000004503007
Understanding Your Electric Charges

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- Pay in person at a local authorized payment agent. For a listing of authorized payment agents, visit tampaelectric.com or call Customer Care at the number listed above.
- Pay by credit or debit card using KUBRA EZ-PAY at tampaelectric.com or call 866-689-6469.
(A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

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

Por favor, visite tampaelectric.com para ver esta información en español.
Details of Charges – Service from 12/08/2018 to 01/09/2019

Service for: MORRIS BRIDGE PHASE 1, TAMPA, FL 33647-0000

Rate Schedule: Lighting Service

<table>
<thead>
<tr>
<th>Lighting Service Items LS-1 (Bright Choices) for 33 days</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Lighting Energy Charge 6045 kWh @ $0.02930/kWh</td>
<td>$177.12</td>
</tr>
<tr>
<td>Fixture &amp; Maintenance Charge 152 Fixtures</td>
<td>$1700.13</td>
</tr>
<tr>
<td>Lighting Pole / Wire 152 Poles</td>
<td>$2252.64</td>
</tr>
<tr>
<td>Lighting Fuel Charge 6045 kWh @ $0.02691/kWh</td>
<td>$162.67</td>
</tr>
<tr>
<td>Florida Gross Receipt Tax</td>
<td>$8.71</td>
</tr>
<tr>
<td>Franchise Fee</td>
<td>$281.73</td>
</tr>
</tbody>
</table>

Lighting Charges $4,583.00

Total Current Month's Charges $4,583.00

Important Messages

Important information about your deposit interest
Per the Florida Public Service Commission (FPSC) tariff requirements, Tampa Electric pays interest annually on any customer cash deposit. As such, customers with a cash deposit on record is more than six months old (per the FPSC) receives a deposit interest credit on this bill.
NEW YEAR.
LOWER RATES.

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MORE POWER TO YOU
EASTON PARK CDD
10999 PICTORAL PARK DR IRR
TAMPA, FL 33647-0000

ACCOUNT INVOICE
tampaelectric.com |  
Statement Date: 01/15/2019
Account: 211001815920

Current month's charges: $91.09
Total amount due: $91.09
Payment Due By: 02/05/2019

Your Account Summary
Previous Amount Due $104.13
Payment(s) Received Since Last Statement -$104.13
Current Month's Charges $91.09
Total Amount Due $91.09

Report a streetlight
It's easy to request a streetlight or area light repair at tampaelectric.com/reportlight.

Date Rec'd Rizzetta & Co., Inc. JAN 18 2019
D/M approval Date
Date entered
Fund GL OC
Check#

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

Go paperless for perks!
Goodbye clutter. Hello convenience. Paperless Billing is free, secure and a good way to help the environment.
Learn more and sign up > tecosupport.com/paperlessbilling

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL

TECO
TAMPA ELECTRIC
AN EMERA COMPANY

Account: 211001815920

Current month's charges: $91.09
Total amount due: $91.09
Payment Due By: 02/05/2019
Amount Enclosed 
6106423639334

EASTON PARK CDD
9428 CAMDEN FIELD PKWY
RIVERVIEW, FL 33578-0519

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

61064236393421100181592000000091099

Page 1 of 4
Contact Information

Residential Customer Care
813-223-8800 (Hillsborough County)
800-299-8800 (Polk County)
888-223-8800 (All other counties)

Commercial Customer Care
866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-588-1010

Energy-Saving Programs
813-275-3909

Mail Payments to
TECO
P.O. Box 31318
Tampa, FL 33631-3318

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

tampaelectric.com

Understanding Your Electric Charges

Average kWh per day - The average amount of electricity purchased per day.
Basic Service Charge - A fixed monthly amount to cover the cost of providing service to your location.
Bright Choices - The number of light fixtures and/or poles leased from Tampa Electric and associated fees and charges.
Budget Billing - Optional plan that takes the highs and lows out of monthly electric bills. This “leveling” billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.
Energy Charge - The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.
Estimated - If Tampa Electric was unable to read your meter, “ESTIMATED” will appear. Your electric use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.
Florida Gross Receipts Tax - A tax imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 265 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.
Florida State Tax - A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.
Franchise Fee - A fee levied by a municipality for the right to utilize public property for the purpose of providing electric service. Like taxes, the fee is collected by Tampa Electric and is paid to the municipality.
Fuel Charge - Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit in Tampa Electric.
Kilowatt-Hours (kWh) - The basic measurement of electric energy use.
Late Payment Charge - For past due amounts more than $10, the late payment charge is the greater of 5% or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.
Municipal Public Service Tax - In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.
Past Due - Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.
Rate Schedule - The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.
Renewable Energy Surcharge - The amount of electricity purchased from renewable sources.
Share - A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.
Total Amount Due - This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.
Zap Cap Systems - Surge protection for your home or business sold separately as a non-energy charge.

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• Pay in person at a local authorized payment agent. For a listing of authorized payment agents, visit tampaelectric.com or call Customer Care at the number listed above.
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Por favor, visite tampaelectric.com para ver esta información en español.
ACCOUNT INVOICE

Account: 211001815920
Statement Date: 01/15/2019
Current month's charges due 02/05/2019

Details of Charges – Service from 12/12/2018 to 01/09/2019

Service for: 10909 PICTORAL PARK DR IRR, TAMPA, FL 33647-0000

Rate Schedule: General Service - Non Demand

<table>
<thead>
<tr>
<th>Meter Number</th>
<th>Read Date</th>
<th>Current Reading</th>
<th>Previous Reading</th>
<th>=</th>
<th>Total Used</th>
<th>Multiplier</th>
<th>Billing Period</th>
</tr>
</thead>
<tbody>
<tr>
<td>B26137</td>
<td>01/09/2019</td>
<td>50,454</td>
<td>49,707</td>
<td></td>
<td>747 kWh</td>
<td>1</td>
<td>29 Days</td>
</tr>
</tbody>
</table>

Basic Service Charge
Energy Charge  747 kWh @ $0.06011/kWh $44.90
Fuel Charge  747 kWh @ $0.02719/kWh $20.31
Florida Gross Receipt Tax
Electric Service Cost
Franchise Fee

Total Electric Cost, Local Fees and Taxes $85.49

Total Current Month's Charges $91.09

Important Messages

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MORE POWER TO YOU
EASTON PARK CDD  
11086 PICTORAL PARK DR IRR  
TAMPA, FL 33647-0000

ACCOUNT INVOICE  
tampaelectric.com  
Statement Date: 01/15/2019  
Account: 211001816464

Your Account Summary

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Previous Amount Due</td>
<td>$124.46</td>
</tr>
<tr>
<td>Payment(s) Received Since Last Statement</td>
<td>-$124.46</td>
</tr>
<tr>
<td>Current Month’s Charges</td>
<td>$85.94</td>
</tr>
<tr>
<td>Total Amount Due</td>
<td>$85.94</td>
</tr>
</tbody>
</table>

Date Rec'd Rizzetta & Co., Inc. JAN 18 2019  
D/M approval __________ Date __________  
Date entered __________  
Fund _______ GL _______ OC _______  
Check# _______  

Report a streetlight  
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To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL

mail  phone  online  pay agent  
See reverse side for more information

Account: 211001816464

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Current month’s charges</td>
<td>$85.94</td>
</tr>
<tr>
<td>Total amount due</td>
<td>$85.94</td>
</tr>
<tr>
<td>Payment Due By</td>
<td>02/05/2019</td>
</tr>
<tr>
<td>Amount Enclosed</td>
<td>$</td>
</tr>
</tbody>
</table>

EASTON PARK CDD  
9428 CAMDEN FIELD PKWY  
RIVERVIEW, FL 33578-0519  
MAIL PAYMENT TO:  
TECO  
P.O. BOX 31318  
TAMPA, FL 33631-3318  

610642363935211001816464000000005948  
Page 1 of 4
Understanding Your Electric Charges

**Average kWh per day** - The average amount of electricity purchased per day.

**Basic Service Charge** - A fixed monthly amount to cover the cost of providing service to your location.

**Bright Choices** - The number of light fixtures and/or poles leased from Tampa Electric, and associated fees and charges.

**Budget Billing** - Optional plan takes the highs and lows out of monthly electric bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

**Energy Charge** - The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.

**Estimated** - If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your energy use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

**Florida Gross Receipts Tax** - A tax imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

**Florida State Tax** - A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

**Franchise Fee** - A fee levied by a municipality for the right to utilize public property for the purpose of providing electric service. Like taxes, the fee is collected by Tampa Electric and is paid to the municipality.

**Fuel Charge** - Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

**Kilowatt-Hours (kWh)** - The basic measurement of electric energy use.

**Late Payment Charge** - For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.

**Municipal Public Service Tax** - In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

**Past Due** - Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

**Rate Schedule** - The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

**Renewable Energy** - The amount of electricity purchased from renewable sources.

**Share** - A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.

**Total Amount Due** - This month's charges will be past due after the due date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

**Zap Cap Systems** - Surge protection for your home or business sold separately as a non-energey charge.

For more information about your bill, please visit [tampaelectric.com](http://tampaelectric.com).

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Details of Charges – Service from 12/12/2018 to 01/09/2019

Service for: 11098 PICTORAL PARK DR IRR, TAMPA, FL 33647-0000

Rate Schedule: General Service - Non Demand

<table>
<thead>
<tr>
<th>Meter Number</th>
<th>Read Date</th>
<th>Current Reading</th>
<th>Previous Reading</th>
<th>= Total Used</th>
<th>Multiplier</th>
<th>Billing Period</th>
</tr>
</thead>
<tbody>
<tr>
<td>CO3491</td>
<td>01/09/2019</td>
<td>37,471</td>
<td>36,778</td>
<td>693 kWh</td>
<td>1</td>
<td>29 Days</td>
</tr>
</tbody>
</table>

Basic Service Charge
Energy Charge 693 kWh @ $0.06011/kWh $41.66
Fuel Charge 693 kWh @ $0.02719/kWh $18.84
Florida Gross Receipt Tax
Electric Service Cost $80.66
Franchise Fee $5.28

Total Electric Cost, Local Fees and Taxes $85.94

Total Current Month's Charges $85.94

Important Messages

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863-229-0800 (Polk County)
888-223-0800 (All other counties)

Commercial Customer Care
866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-588-1010

Energy-Saving Programs
813-275-3909

Mail Payments to
TECO
P.O. Box 31318
Tampa, FL 33631-3118

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

tampaelectric.com

Understanding Your Electric Charges

Average kWh per day - The average amount of electricity purchased per day.

Basic Service Charge - A fixed monthly amount to cover the cost of providing service to your location.

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Budget Billing - Optional plan takes the highs and lows out of monthly electric bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

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Estimated - If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your estimated use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax - A tax imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 206 of the Florida Statutes.

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Fuel Charge - Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

Kilowatt-Hours (kWh) - The basic measurement of electric energy use.

Late Payment Charge - For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amount of $10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax - In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due - Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule - The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Renewable Energy - The amount of electricity purchased from renewable sources.

Share - A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.

Total Amount Due - This month's charges will be paid due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

Zap Cap Systems - Surge protection for your home or business sold separately as a non-energy charge.

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Details of Charges – Service from 12/08/2018 to 01/09/2019

Service for: EASTON PARK BL LTS, TAMPA, FL 33647-0000

Rate Schedule: Lighting Service

<table>
<thead>
<tr>
<th>Lighting Service Items LS-1 (Bright Choices) for 33 days</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Lighting Energy Charge</td>
<td>2864 kWh @ $0.02930/kWh</td>
</tr>
<tr>
<td>Fixture &amp; Maintenance Charge</td>
<td>76 Fixtures</td>
</tr>
<tr>
<td>Lighting Pole / Wire</td>
<td>76 Poles</td>
</tr>
<tr>
<td>Lighting Fuel Charge</td>
<td>2864 kWh @ $0.02691/kWh</td>
</tr>
<tr>
<td>Florida Gross Receipt Tax</td>
<td></td>
</tr>
<tr>
<td>Franchise Fee</td>
<td></td>
</tr>
<tr>
<td>Municipal Public Service Tax</td>
<td></td>
</tr>
</tbody>
</table>

| Lighting Charges                                        | $2,566.63 |

Total Current Month's Charges: $2,566.63

Miscellaneous Credits

| Interest for Cash Security Deposit - Electric           | -$135.00  |

Total Current Month's Credits: -$135.00

Important Messages

Annual Deposit Interest Credit

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

Important information about your deposit interest

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To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

Current month’s charges: $1,176.42
Total amount due: $1,176.42
Payment Due By: 02/05/2019

Account: 211001816928

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318
Understanding Your Electric Charges

Average kWh per day: The average amount of electricity purchased per day.

Basic Service Charge: A fixed monthly amount to cover the cost of providing service to your location.

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Renewable Energy: The amount of electricity purchased from renewable sources.

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Total Amount Due: This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid disconnection of service.

Zap Cap Systems: Surge protection for your home or business sold separately as a non-energy charge.

For more information about your bill, please visit tampaelectric.com.

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- Mail your payment in the enclosed envelope. Please allow sufficient time for delivery.
- Pay in person at a local authorized payment agent. For a list of authorized payment agents, visit tampaelectric.com or call Customer Care at the number listed above.
- Pay by credit or debit card using KUBRA EZ-PAY at tampaelectric.com or call 866-689-6469.
  (A convenience fee will be charged to your bank account or credit card.)

When making your payment, please have your bill or account number available.

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

Por favor, visite tampaelectric.com para ver esta información en español.
### Details of Charges – Service from 12/08/2018 to 01/09/2019

Service for: EASTON PARK PH3 LTS, TAMPA, FL 33647-0000

<table>
<thead>
<tr>
<th>Description</th>
<th>Units</th>
<th>Rate</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lighting Energy Charge</td>
<td>1473 kWh</td>
<td>$0.02930/kWh</td>
<td>$43.16</td>
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<tr>
<td>Fixture &amp; Maintenance Charge</td>
<td>39</td>
<td></td>
<td>$441.20</td>
</tr>
<tr>
<td>Lighting Pole / Wire</td>
<td>39</td>
<td></td>
<td>$577.98</td>
</tr>
<tr>
<td>Lighting Fuel Charge</td>
<td>1473 kWh</td>
<td>$0.02691/kWh</td>
<td>$39.64</td>
</tr>
<tr>
<td>Florida Gross Receipt Tax</td>
<td></td>
<td></td>
<td>$2.12</td>
</tr>
<tr>
<td>Franchise Fee</td>
<td></td>
<td></td>
<td>$72.32</td>
</tr>
</tbody>
</table>

**Lighting Charges**

$1,176.42

**Total Current Month's Charges**

$1,176.42

---

### Important Messages

**Important information about your deposit interest**

Per the Florida Public Service Commission (FPSC) tariff requirements, Tampa Electric pays interest annually on any customer cash deposit. As such, customers with a cash deposit on record is more than six months old (per the FPSC) receives a deposit interest credit on this bill.
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Visit tampaelectric.com/rates to learn more.
ACCOUNT INVOICE

tampaelectric.com |  

Statement Date: 01/15/2019
Account: 211001817124

Current month’s charges: $1,084.64
Total amount due: $1,023.74
Payment Due By: 02/05/2019

EASTON PARK CDD
MORRIS BRIDGE RD PH2
TAMPA, FL 33647-0000

Your Account Summary

| Previous Amount Due | $1,096.67 |
| Payment(s) Received Since Last Statement | -$1,096.67 |
| Miscellaneous Credits | -$60.90 |
| Credit balance after payments and credits | -$60.90 |
| Current Month’s Charges | $1,084.64 |

Total Amount Due $1,023.74

Report a streetlight
It’s easy to request a streetlight or area light repair at tampaelectric.com/reportlight.

Go paperless for perks!
Goodbye clutter. Hello convenience. Paperless Billing is free, secure and a good way to help the environment.

Learn more and sign up at tecosupport.com/paperlessbilling

To ensure prompt credit, please return stub portion of this bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL

Account: 211001817124

Current month’s charges: $1,084.64
Total amount due: $1,023.74
Payment Due By: 02/05/2019
Amount Enclosed $

EASTON PARK CDD
9428 CAMDEN FIELD PKWY
RIVERVIEW, FL 33578-0519

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

61064236393621110018171240000001023743
Contact Information

Residential Customer Care
813-223-6800 (Hillsborough County)
863-209-0800 (Polk County)
888-223-6800 (All other counties)

Commercial Customer Care
866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-588-1010

Energy-Saving Programs
813-275-3909

Mail Payments to
TECO
P.O. Box 31318
Tampa, FL 33631-3318

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

derstanding Your Electric Charges

Average kWh per day - The average amount of electricity purchased per day.

Basic Service Charge - A fixed monthly amount to cover the cost of providing service to your location.

Bright Choices - The number of light fixtures and other poles installed from Tampa Electric, and associated fees and charges.

Budget Billing - Optional plan that limits the highs and lows out of monthly electric bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay the same amount for your service each month.

Energy Charge - The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.

Estimated - If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your electric use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax - A tax is imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 203 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax - A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee - A fee levied by a municipality for the right to utilize public property for the purpose of providing electric service. Like taxes, the fee is collected by Tampa Electric and is paid to the municipality.

Fuel Charge - Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no mark-up or profit to Tampa Electric.

Kilowatt-Hours (kWh) - The basic measurement of electric energy use.

Late Payment Charge - For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax - In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid in the municipality.

Past Due - Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule - The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Renewable Energy - The amount of electricity purchased from renewable sources.

Share - A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.

Total Amount Due - This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

Zap Cap Systems - Surge protection for your home or business sold separately as a non-energy charge.

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Por favor, visite tampaelectric.com para ver esta información en español.
ACCOUNT INVOICE
tampaelectric.com  

<table>
<thead>
<tr>
<th>Account:</th>
<th>211001817124</th>
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<tbody>
<tr>
<td>Statement Date:</td>
<td>01/15/2019</td>
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<tr>
<td>Current month's charges due</td>
<td>02/05/2019</td>
</tr>
</tbody>
</table>

Details of Charges – Service from 12/08/2018 to 01/09/2019

Service for: MORRIS BRIDGE RD PH2, TAMPA, FL 33647-0000

Rate Schedule: Lighting Service

<table>
<thead>
<tr>
<th>Lighting Service Items LS-1 (Bright Choices) for 33 days</th>
<th>Amount</th>
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<tbody>
<tr>
<td>Lighting Energy Charge 1584 kWh @ $0.02930/kWh</td>
<td>$46.41</td>
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<tr>
<td>Fixture &amp; Maintenance Charge 36 Fixtures</td>
<td>$393.12</td>
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<tr>
<td>Lighting Pole / Wire 36 Poles</td>
<td>$533.52</td>
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<tr>
<td>Lighting Fuel Charge 1584 kWh @ $0.02691/kWh</td>
<td>$42.63</td>
</tr>
<tr>
<td>Florida Gross Receipt Tax</td>
<td>$2.28</td>
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<tr>
<td>Franchise Fee</td>
<td>$66.68</td>
</tr>
</tbody>
</table>

Lighting Charges                                           $1,084.64

Total Current Month's Charges                              $1,084.64

Miscellaneous Credits

Interest for Cash Security Deposit - Electric              -$60.90

Total Current Month's Credits                              -$60.90

Important Messages

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

Important information about your deposit interest
Per the Florida Public Service Commission(FPSC) tariff requirements, Tampa Electric pays interest annually on any customer cash deposit. As such, customers with a cash deposit on record is more than six months old (per the FPSC) receives a deposit interest credit on this bill.
NEW YEAR. LOWER RATES.

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MORE POWER TO YOU
EASTON PARK CDD
10000 PICTORIAL PARK DR
TAMPA, FL 33647-0000

EASTON PARK CDD
9428 CAMDEN FIELD PKWY
RIVERVIEW, FL 33578-0519

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6106423639402110018175610000000044442
Page 1 of 4
Contact Information

Residential Customer Care
813-223-0800 (Hillsborough County)
863-299-0800 (Polk County)
888-223-0800 (All other counties)

Commercial Customer Care
866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-588-1010

Energy-Saving Programs
813-275-3009

Mail Payments to
TECO
P.O. Box 31318
Tampa, FL 33631-3318

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

Understanding Your Electric Charges

Average kWh per day The average amount of electricity purchased per day.

Basic Service Charge A fixed monthly amount to cover the cost of providing service to your location.

Bright Choices® The number of light fixtures and/or poles leased from Tampa Electric, and associated fees and charges.

Budget Billing Optional plan that takes the high and low out of monthly electric bills. This "leveling" billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.

Energy Charge The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.

Estimated If Tampa Electric was unable to read your meter, "ESTIMATED" will appear. Your electric use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.

Florida Gross Receipts Tax A tax imposed on gross receipts from utility services that are delivered to retail customers in Florida, in accordance with Chapter 226 of the Florida Statutes. The tax is levied on utility companies, which collect the tax from all customers, unless exempt, and remit to the state.

Florida State Tax A privilege tax imposed on every person who engages in the business of selling or renting tangible personal property at retail in the state, in accordance with Chapter 212 of the Florida Statutes.

Franchise Fee A fee levied by a municipality for the right to utilize public property for the purpose of providing electric service. Like taxes, the fee is collected by Tampa Electric and is paid to the municipality.

Fuel Charge Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.

Kilowatt-Hours (kWh) The basic measurement of electric energy use.

Late Payment Charge For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.

Municipal Public Service Tax In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.

Past Due Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.

Rate Schedule The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.

Renewable Energy The amount of electricity purchased from renewable sources.

Share A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.

Total Amount Due This month's charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.

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Details of Charges – Service from 12/12/2018 to 01/09/2019

Rate Schedule: General Service - Non Demand

<table>
<thead>
<tr>
<th>Meter Number</th>
<th>Read Date</th>
<th>Current Reading</th>
<th>Previous Reading</th>
<th>Total Used</th>
<th>Multiplier</th>
<th>Billing Period</th>
<th>Total Electric Cost, Local Fees and Taxes</th>
</tr>
</thead>
<tbody>
<tr>
<td>K84422</td>
<td>01/09/2019</td>
<td>2,131</td>
<td>1,868</td>
<td>263 kWh</td>
<td>1</td>
<td>29 Days</td>
<td>$44.91</td>
</tr>
</tbody>
</table>

Basic Service Charge $18.14
Energy Charge 263 kWh @ $0.06011/kWh $15.81
Fuel Charge 263 kWh @ $0.02719/kWh $7.15
Florida Gross Receipt Tax $1.05
Electric Service Cost $42.15
Franchise Fee $2.76
Total Electric Cost, Local Fees and Taxes $44.91

Total Current Month's Charges $44.91

Miscellaneous Credits

Interest for Cash Security Deposit - Electric -$0.47
Total Current Month's Credits -$0.47

Important Messages

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

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MORE POWER TO YOU
ACCOUNT INVOICE
tampaelectric.com |  
Statement Date: 01/15/2019
Account: 211001817355

Current month's charges: $454.14
Total amount due: $411.84
Payment Due By: 02/05/2019

Report a streetlight
It's easy to request a streetlight or area light repair at
tampaelectric.com/reportlight.

Go paperless for perks!
Goodbye clutter. Hello convenience. Paperless Billing is free, secure and a good way to help the environment.
Learn more and sign up > tecosupport.com/paperlessbilling

To ensure prompt credit, please return stub portion of the bill with your payment. Make checks payable to TECO.

WAYS TO PAY YOUR BILL
 mail  phone  online  pay agent

Account: 211001817355

Current month's charges: $454.14
Total amount due: $411.84
Payment Due By: 02/05/2019
Amount Enclosed $ 

EASTON PARK CDD
9428 CAMDEN FIELD PKWY
RIVERVIEW, FL 33578-0519

MAIL PAYMENT TO:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

6106423639392110018173550000000411848
Contact Information

Residential Customer Care
813-223-0800 (Hillsborough County)
813-223-0000 (Polk County)
888-223-0800 (All other counties)

Commercial Customer Care
866-832-6249

Hearing Impaired/TTY
711

Power Outages Toll-Free
877-568-1010

Energy-Saving Programs
813-275-3909

Mail Payments to
TECO
P.O. Box 31318
Tampa, FL 33613-3318

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

Understanding Your Electric Charges

Average kWh per day  The average amount of electricity purchased per day.
Basic Service Charge  A fixed monthly amount to cover the cost of providing service to your location.
Bright Choices  The number of light fixtures and/or poles leased from Tampa Electric, and associated fees and charges.
Budget Billing  Optional plan takes the highs and lows out of monthly electric bills. This “leveling” billing plan averages your last 12 monthly billing periods so you can pay about the same amount for your service each month.
Energy Charge  The cost (except fuel) of producing the electricity you purchased, including conservation, environmental and capacity cost recovery charges.
Estimated  If Tampa Electric was unable to read your meter, “ESTIMATED” will appear. Your electric use has been estimated based on previous usage. The meter is scheduled to be read next month, and any difference between the estimate and actual use will be adjusted accordingly.
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Fuel Charge  Cost of fuel used to produce electricity you purchased. Fuel costs are passed through from fuel suppliers to our customers with no markup or profit to Tampa Electric.
Kilowatt-Hours (kWh)  The basic measurement of electric energy use.
Late Payment Charge  For past due amounts more than $10, the late payment charge is the greater of $5 or 1.5% of the past due amount. For past due amounts of $10 or less, the late payment charge is 1.5% of the past due amount.
Municipal Public Service Tax  In addition to the Franchise Fee, many municipalities levy a tax on the electricity you use. It is collected by Tampa Electric and paid to the municipality.
Past Due  Previous charges that are past due are subject to a late payment charge fee and may result in disconnection.
Rate Schedule  The amount (rate) you pay depends on your customer category. The cost of providing service varies with the customer group.
Renewable Energy Fee  The amount of electricity purchased from renewable sources.
Share  A program co-sponsored by Tampa Electric and the Salvation Army where customers can help pay the energy bills of customers in need. A one-time contribution can be made, or your monthly elected contribution will appear on your bill. Your contribution is tax deductible and is matched by Tampa Electric.
Total Amount Due  This month’s charges will be past due after the date shown. THIS DATE DOES NOT EXTEND THE DATE ON ANY PREVIOUS BALANCE. It is important that you pay your bill before this date in order to avoid interruption of service.
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ACCOUNT INVOICE
tampaelectric.com |  

Account: 211001817355  
Statement Date: 01/15/2019  
Current month's charges due 02/05/2019  

Details of Charges – Service from 12/07/2018 to 01/06/2019  

Service for: 10523 PICTORIAL PARK DR, TAMPA, FL 33647-2548  
Rate Schedule: General Service Demand - Standard  
Meter Location: PUMP/LIFT STATION  

<table>
<thead>
<tr>
<th>Meter Number</th>
<th>Read Date</th>
<th>Current Reading</th>
<th>Previous Reading</th>
<th>= Total Used</th>
<th>Multiplier</th>
<th>Billing Period</th>
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<td>01/06/2019</td>
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<td>5,300 kWh</td>
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<td>H99710</td>
<td>01/06/2019</td>
<td>11.58</td>
<td>0</td>
<td>11.58 kW</td>
<td>1</td>
<td>31 Days</td>
</tr>
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Basic Service Charge  
Demand Charge  
Energy Charge  
Fuel Charge  
Capacity Charge  
Energy Conservation Charge  
Environmental Cost Recovery  
Florida Gross Receipt Tax  
Electric Service Cost  
Franchise Fee  
Total Electric Cost, Local Fees and Taxes  
$30.24  
$127.08  
$84.59  
$144.11  
$3.84  
$14.04  
$11.66  
$10.66  
$426.22  
$27.92  
$454.14  

Total Current Month's Charges  
$454.14  

Miscellaneous Credits  
Interest for Cash Security Deposit - Electric  
-$42.30  
Total Current Month's Credits  
-$42.30  

Important Messages  

Annual Deposit Interest Credit  
This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.
Important information about your deposit interest
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MORE POWER TO YOU
### Advertising Invoice

<table>
<thead>
<tr>
<th>Advertising Run Dates</th>
<th>Advertiser/Client Name</th>
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<tbody>
<tr>
<td>12/21/18 - 12/21/18</td>
<td>EASTON PARK CDD</td>
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<table>
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<tr>
<th>Billing Date</th>
<th>Customer Account</th>
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<th>Total Amount Due</th>
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### Payment Due Upon Receipt

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<th>Start</th>
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<th>Class</th>
<th>Description</th>
<th>PO Number</th>
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<th>Size</th>
<th>Net Amount</th>
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**JAN 08 2019**

Date: JAN 08 2019

D/M approval: CP

Date entered: JAN 08 2019

Fund: 001 GL 51300 OG 4801

Check#: 

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**Tampa Bay Times**

Times Publishing Company
P.O. Box 175
St. Petersburg, FL 33731-0175
Toll Free Phone: 1 (877) 321-7355

**Advertising Invoice**

Thank you for your business

EASTON PARK CDD
ATTN: RIZETTA & COMPANY
3434 COLWELL AVE SUITE 200
TAMPA, FL 33614

100119371000000000722076211200002060000000000000000000000000000003
STATE OF FLORIDA  
COUNTY OF Hillsborough County

Before the undersigned authority personally appeared Virginia Marshall who on oath says that he/she is Legal Clerk of the Tampa Bay Times a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter RE: Easton Park CDD was published in Tampa Bay Times: 12/21/18, in said newspaper in the issues of Tampa Tribune North

Affiant further says the said Tampa Bay Times is a newspaper published in Hillsborough County, Florida and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as a second class mail matter at the post office in said Hillsborough 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]

Sworn to and subscribed before me this 12/21/2018.

[Signature of Notary Public]

Personally known or produced identification

Type of identification produced

LEGAL NOTICE

EASTON PARK COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF SPECIAL BOARD OF SUPERVISORS’ MEETING

The Board of Supervisors (the “Board”) of the Easton Park Community Development District (the “District”) will hold an Audit Committee meeting and Special meeting on Wednesday, January 2, 2019 at 4:30 p.m. at the New Tampa Regional Library, located at 10001 Cross Creek Boulevard, Tampa, Florida 33647.

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. Any meeting may be continued in progress without additional published notice to a time, date and location to be stated on the record at the meeting.

A copy of the agenda may be obtained at the offices of the District Manager, Rizzetta & Company, Inc., located at 9428 Camden Field Parkway, Riverview, FL 33578, (813) 533-2950, during normal business hours.

There may be occasions when one or more Supervisors will participate by telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting 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.

Easton Park Community Development District
Christine Perkins, District Manager

12/21/2018
# Landscape Professionals

**Post Office Box 849 | Bunnell, FL 32110**  
**Tel 386.437.6211 | Fax 386.586.1285**

## Invoice

**Invoice:** INV-0000240610  
**Invoice Date:** December 1, 2018

**Bill To:**  
Easton Park CDD  
c/o Rizzetta & Company Inc.  
3434 Colwell Avenue  
Suite 200  
Tampa, FL 33614

**Project Number:** 10141021.101  
**Property Name:** Easton Park CDD  
**Terms:** NET 30

**Account:** 11922  
**PO Number:**

**Remit To:**  
Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** December 31, 2018  
**Invoice Amount:** $11,905.24  
**Month of Service:** December 2018

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**Invoice Total** $11,905.24

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**RECEIVED**  
**Date Rec'd Rizzetta & Co., Inc.**  
**D/M approval**  
**Date entered**  
**Fund** GL 53900 OC 4004  
**Check #**

Should you have any questions or inquiries please call (386) 437-6211.
Tab 3
EASTON PARK

FIELD INSPECTION REPORT

Feb. 20th, 2019
Rizzetta & Company
L. Scott Green – Field Services Manager
The following are action items for Yellowstone Landscaping 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.

1. **Reference Pic (1)** Located in the center median landscape beds Crepe Myrtles will need to be trimmed soon. Ask contractor to submit date as to when Crepes will be trimmed.

2. **Reference Pic (2)** Located in the center median landscape beds Jasmin seems to be off color in areas. Ask contractor to inspect this plant material and make any necessary adjustments to Fert/Chem and irrigation to promote healthier plant material moving into the spring.
3. Reference Pic (3) Turf located in the center median has a large amount of turf weeds that need to be treated. Ask contractor to submit course of action to treat these turf weeds.

4. Reference Pic (4) Located in center median landscape beds there are large voids of plant material that need to have new plant material installed to fill in the void. Ask contractor to submit proposal to install new plant material in these beds to fill in void.

5. Ponds throughout the community have all been mowed and string trimmed down to the water line at the date and time of this inspection.

5. Reference Pic (5) Indian Hawthorne in center island median landscape beds are inundated with weeds growing up through the plant material that needs to be removed.
6. Reference Pic (6) Located at the amenities center there is an irrigation repair that needs to be addressed as the water is leaking onto sidewalk.

7. Reference Pic (7) Broken irrigation was found in the landscape beds at the amenities center.
Tab 4
Easton Park CDD
Waterway Inspection Report

Reason for Inspection: Routine Scheduled

Inspection Date: 2/22/2019

Prepared for:
Ms. Christine Perkins, District Manager
Rizzetta & Company
9428 Camden Field Parkway
Riverview, FL 33578

Prepared by:
Morgan Melatti, Account Representative/Biologist

Aquatic Systems, Inc. - Wesley Chapel Field Office
Corporate Headquarters
2100 N.W. 33rd Street, Pompano Beach, FL 33069
1-800-432-4302
Site: 33

Comments: Normal growth observed
Normal growth of filamentous algae was noted around the perimeter of site #33, which will be targeted at an upcoming maintenance visit. Decomposing shoreline grasses were seen from previous maintenance visits associated with the filamentous algae growth. Water levels have dropped significantly in the site.

Site: 34

Comments: Site looks good
Site #34 was seen in good condition during the site inspection. A minor amount of debris (above) will be addressed at an upcoming maintenance visit and water levels have dropped in the site. Gulf Spikerush (bottom right) was seen in good condition and nuisance vegetation was minimal along the perimeter.
Site: 38

Comments: Site looks good
Spot spraying within the littoral shelf of site #38 continues to target Alligator Weed and Torpedograss seen in isolated clumps between the healthy, installed Pickerelweed. The open water of site #38 was seen in good condition as well (bottom right).

Site: 35

Comments: Normal growth observed
Slight turbidity was noted in site #35 as well as normal growth of shoreline Pennywort (bottom right) and Torpedograss (above) which will be targeted during a regularly scheduled maintenance visit.
Site: 14

Comments: Treatment in progress
Treatments targeting Peruvian Primrose along the wild side of site #14 were seen with regrowth of the invasive plant. The regrowth was targeted during the maintenance visit on 1/30/19 performed via boat (top right).

Site: 12

Comments: Treatment in progress
Shoreline vegetation such as Torpedograss, Alligator Weed, Cattails and Pennywort received treatment during the maintenance visit on 2/15/19, with positive result seen during the site visit in the yellowing vegetation (top right).
A large filamentous algae bloom has occurred within site #10 and was targeted on 2/15/19 and then again on 2/22/19 with the remaining growth seen decomposing in the northwestern corner. The site will receive a follow up visit the first week of March.
Comments: Treatment in progress

Filamentous algae within site 46 was targeted during the maintenance visit on 2/22/19. A follow-up application will be performed as need the following week. A native plant installation is recommended for the littoral shelf of the site (top right).

Management Summary

The waterway inspection report for Easton Park CDD was performed on February 22nd, 2019 on ten sites in the community. Treatments in February were largely focused on algae growth within the waterways, as daily temperatures continue to rise and a new growing season begins for algae and plants alike. Several ponds in the community experienced large algae blooms, which can require several algaecide applications to bring back to normal growth levels. Treatment results can typically be expected 7-10 days following an algaecide application and can be commonly associated with a lightening in the hue of the algae. Sites #46, #7, #10, #16, #17, #8 and #20 received treatments targeting planktonic or filamentous algae blooms during the month of February. Site #10 received two algaecide applications, seven days apart in order to best target the large filamentous algae bloom. The remaining filamentous algae was seen with a light hue and had accumulated in the northwestern corner of the site, away from the native plant installation done on the littoral shelf.

Littoral shelf native plant installations have been recommended for five littoral areas in Easton Park, Sites #1, #46, #10, #11 and #38. Two of the plant installations have been completed and the remaining sites have been prepped for a spring plant installation, site #46 being a prime example pictured on this report. The shelf was previously filled with invasive Primrose bushes which received treatment and have gradually decomposed. The site has been managed for regrowth of invasive vegetation to pave the way for the desired plants.

Recommendations/Action Items

- Complete Remaining Littoral Shelf Plant Installations.
- Monitor Algae Treatments within Sites #7, #46 and #10.
- Continue Routine Maintenance.

Thank You For Choosing Aquatic Systems, Inc.

Aquatic Systems, Inc. 1-800-432-4302
Tab 5
ADA Site Compliance

Easton Park CDD
Website Compliance and Accessibility
ADA Site Compliance is a leading provider of website accessibility and solutions for businesses and government. Our team includes specialists in auditing and remediation, coding, PDFs and WCAG compliance. Entities of all sizes and across industries trust our expertise in making their digital assets usable and enjoyable for all while meeting the guidelines of the ADA.
The Florida Department of Economic Opportunity requires that all special district websites, by law, be fully accessible to those with disabilities. Community Development Districts (CDDs) and other special purpose entities must ensure that all content on their sites comply with the Americans with Disabilities Act, a 1990 federal law.
HEARING IMPAIRED
All media that can be heard – videos, sound bites – must have a written description.

VISUALLY IMPAIRED
Sites must be properly built to let assistive devices read all visual elements aloud to blind and low-vision users.

PHYSICALLY IMPAIRED
Keyboard shortcuts must permit disabled users to navigate a site without using a mouse.

“Accessible design is good design”
Steve Ballmer
Former CEO, Microsoft
Costs: Reputational & Monetary

- Web accessibility lawsuits are on the rise and continue to be backed by the U.S. Department of Justice.
- The cost to hire attorneys and pay associated fees can range from tens of thousands of dollars to the high-six-figures.
- Related costs include human capital, negative PR, stress on your district, and reputational damage via traditional and social media.

“We believe very deeply that accessibility is a human right”

Tim Cook
CEO, Apple
First Steps: Risk-Mitigation

**Compliance Shield**
A certificate on your website indicates that you have a compliance plan in place and are taking active steps toward usability for all.

**Site Accessibility Policy**
A compliance plan details your strides toward access for all and lists alternate contact info for users in need of accommodations.

**Compliance Audit Report**
A detailed audit report shows the lines of code to be corrected and screen shots and text descriptions of every compliance failure.
Option 1 – Audit & Remediation of Your Current Site

Phase 1

Technological Auditing

Technological auditing identifies up to 30% of the errors on a website. A detailed report indicates the line of code to be corrected, along with a screen shot of the error and a recommendation for remediating the issue.

Phase 2

Human Expert Auditing

Only human expert auditing can reveal the 70-80% of compliance failures that technological auditing cannot find. This applies both to webpages and PDFs, the latter of which can only be made accessible with human-expert-led remediation.
Option 2 – Site Migration

Phase 1

Migration of All Content

Our technical team migrates your existing website over to a brand new site built on accessible themes that ADA Site Compliance has designed and maintains – and that is proven to be compliant under the ADA.

Phase 2

Quality Assurance

Post-migration, our technical team tests your newly migrated site for the same WCAG 2.1-level criteria we use when auditing and remediating existing sites.
Web Developers and IT Teams are NOT Audit and Compliance Experts

Auditing correctly the first time saves you time and money.

Without human expert auditing, your website and PDFs will not be compliant, accessible, and usable.
Our Chief Technology Officer, Scott Rubenstein, and his analyst team directly oversee the migration and/or auditing and remediation of your district website. Our team draws on decades of experience to do far more than just identify compliance failures; we assess your current methods and suggest new best practices to help keep your website accessible. Our hands-on approach makes your remediation faster, easier, and less costly.
First Look: Sample Pages from Your District’s New, Compliant Website
Option 1:

$5,900 (year one) - auditing & remediation of the existing Easton Park CDD website
$1,500 (annually) - to ensure continued accessibility and compliance as WCAG standards change
  - includes two hours of consulting and help desk access
  - annual fee is waived in year one
$2.90 per page - PDF human expert auditing & remediation**
$190 per hour - additional consulting beyond two hours

Option 2:

$3,900 (year one) - migration of current site content to new, ADA-compliant format
  - performed by experts in website coding & design
$900 (annually) - to ensure continued accessibility and compliance as WCAG standards change
  - includes two hours of consulting and help desk access
  - annual fee is waived in year one
$2.90 per page - PDF human expert auditing & remediation
$190 per hour - additional consulting beyond two hours

* the pricing above reflects a 20% discount that ADA Site Compliance is pleased to offer to all Egis clients
** PDF auditing & remediation is not included in either option
Contact Information
ADA Site Compliance, LLC
Jeremy Horelick, Vice President
(561) 258-9518 Direct
jeremy@AdaSiteCompliance.com
AdaSiteCompliance.com

“If you think compliance is expensive, try non-compliance.”
Statement of Work (SOW) Agreement to Perform Consulting Services

Date | Services Performed By | Services Performed For
--- | --- | ---
January 11, 2019 | ADA Site Compliance, LLC | Easton Park CDD

This Statement of Work (SOW) is issued pursuant to the Master Services Agreement between Easton Park CDD (“Client”) and ADA Site Compliance, LLC (“Contractor”), effective January 11, 2019 (the “Agreement”). This SOW is subject to the terms and conditions contained in the agreement between the parties and is made a part thereof. Any term not otherwise defined herein shall have the meaning specified in the agreement. In the event of any conflict or inconsistency between the terms of this SOW and the terms of the agreement, the terms of the SOW shall govern and prevail.

This SOW, effective as of January 11, 2019, is entered into by and between Contractor and Client for Client’s website www.eastonparkcdd.org and is subject to the terms and conditions specified below. The exhibit(s) to this SOW, if any, shall be deemed to be a part hereof. In the event of any inconsistencies between the terms of the body of this SOW and the terms of the exhibit(s) hereto, the terms of the SOW shall prevail.

Period of Performance

The services shall begin on the date of the Agreement’s execution and shall continue through completion or termination, subject to the termination provisions below.

Process & Engagement

ADA Site Compliance uses both technological (i.e. software-based) and human expert auditing to detect compliance failures for websites, mobile applications, PDFs, and other digital assets. We evaluate their accessibility against evolving web content accessibility guidelines (currently WCAG 2.1) and offer the solutions below. In both cases, we will deliver you a website that has been audited and remediated for substantial compliance with current standards.

**Option 1** – Our team of human expert auditors performs manual compliance testing of your existing website using
screen reader software and keyboard shortcuts. This testing method best simulates the actual conditions a user with disabilities experiences when visiting your site and is therefore the most reliable gauge of its real-world accessibility. Our remediation team uses the resulting audit report to make all relevant fixes to your existing site via its source code. We then re-submit the fixed pages for round two of human auditing and a corresponding second round of corrections. This is to ensure all failures have been addressed and that no new ones were created in the process.

Throughout the process and afterward, you will receive quarterly technological audit reports that identify all errors that software can detect. Please note that software-based reports alone cannot identify 100% of accessibility failures; at best, they can uncover about one-third of them. As such, your technological reports are intended only as a general diagnostic of your site’s ongoing compliance health – not as a measure of your website’s overall accessibility.

**Option 2** – Our team will migrate your existing site to an accessible and compliant theme built and maintained by ADASC. Rizzetta & Company will continue to host and provide backup for your site. Post-migration, our audit and design teams will employ best efforts to ensure that your new website is substantially compliant with current standards. By building a new site on an accessible and compliant theme, we avoid the significant preparation and testing costs associated with Option 1. This is reflected in the price difference between the two options.

### Scope of Work & Deliverables

Contractor shall provide the following services/deliverables for Client and its site, www.eastonparkcdd.org:

**Technological & Human Expert Auditing (Option 1 only)**
- customized software-based and human expert auditing of the entire web domain
- detailed audit reports including the precise location in the code of each failure, a description of the error, a picture for visual context, and a suggested remediation step

**Site Migration (Option 2 only)**
- Contractor will migrate the content of Client’s existing website to one built on Contractor’s own themes that are known to be accessible and compliant with WCAG 2.1 standards
- content may include, but is not limited to, pictures, text, tables, video files, and forms
- some existing functionality/content, including that provided by third-party vendors, may be impossible to migrate “as is” from the existing site to the new one, in which case another solution may be required
- review by Contractor’s technical team leaders of the migrated site for quality assurance

**PDF Auditing & Remediation (if applicable)**
- Contractor will deliver fully accessible PDFs to Client
- document types may include, but are not limited to, meeting agendas, minutes, and budgets
- this service is not automatically included with either migration or auditing/remediation
- per-page pricing is included in the Fee Schedule section of this SOW

**Customized Accessibility Policy & Compliance Shield (Options 1 & 2)**
• indication of Client’s active engagement with recognized experts in the field of website accessibility and compliance; the deliverable is uploaded to the footer of Client’s website and acts as a deterrent to litigation from trolling plaintiffs and/or attorneys
• statement of Client’s specific ongoing strides toward compliance with current WCAG standards – to be posted on the website (links to ADA Compliance Shield)
• alternate contact info for users to report inaccessible areas of Client’s website and to request assistance – to be posted on the website (links to ADA Compliance Shield)

Technical Support (Options 1 & 2)
• available to Client and/or its developers via email, phone, video, and (where feasible) in-person contact

Fee Schedule

Option 1:
$5,900 (year one) – auditing and remediation of the current Easton Park CDD website
$1,500 (annually) – to ensure continued accessibility and compliance
$2.90 per page – PDF human expert auditing and remediation
$190 per hour – additional consulting beyond two hours (e.g. adding new site content, editing existing content)

Option 2:
$3,900 (year one) – migration of the current website to a new site built on ADA-compliant themes
$900 (annually) – to ensure continued accessibility and compliance
$2.90 per page – PDF human expert auditing and remediation
$190 per hour – additional consulting beyond two hours (e.g. adding new site content, editing existing content)

The above pricing reflects a 20% discount based on Client’s contract with Egis Insurance and Risk Advisors. One-half (50%) of the year-one fee for services is due at the time of the Agreement’s signing, with the balance due upon Client’s acceptance of the final deliverables.

The annual fee, to be paid one (1) year after the execution date of this SOW, includes Client’s continued use of Contractor’s Compliance Shield and Accessibility Policy; updates made to the Accessibility Policy to reflect changing standards and laws; quarterly technological auditing and reporting, and continued consulting.

Completion Criteria

Contractor will make all reasonable efforts to complete human expert auditing in an expeditious way. The process of migrating, auditing, and remediating website-based content is time-intensive and typically takes between thirty (30) and forty-five (45) days, per round, to complete. This excludes any time needed to remediate the identified failures and to validate their corrections. The total completion time for multiple rounds of human expert auditing may be three (3) to six (6) months in all. For sites of significant complexity, this term may be longer.

Contractor shall have fulfilled its obligations to Client when either of the following occurs:
Contractor provides Client all deliverables above, and Client accepts these without unreasonable objections. If Contractor receives no response within seven (7) business days of delivery, this shall be deemed acceptance.

Contractor and/or Client may cancel services not yet provided within sixty (60) business days with advance written notice to the other party.

Signatures

In witness whereof, the Parties have, by their duly authorized representatives, executed this SOW as of the date first set forth above.

ADA SITE COMPLIANCE, LLC
By: ____________________________
Name: __________________________
Title: __________________________

EASTON PARK CDD
By: ____________________________
Name: __________________________
Title: __________________________
Tab 6
This Master Services Agreement (this "Agreement") is entered into as of January 11, 2019, between Easton Park, a community development district with notice address at 9428 Camden Field Parkway, Riverview, FL 33578 ("Customer") and ADA Site Compliance LLC, a Florida corporation with a place of business and notice address at 6400 Boynton Beach Boulevard, No. 742721, Boynton Beach, FL 33474 ("ADASC"), and shall become effective upon Customer and ADASC executing a Statement of Work, which shall be attached to this Agreement and incorporated herein by this reference. Customer and ADASC may also each be referred to herein individually as a "Party," and collectively as the "Parties."

In consideration of the mutual covenants contained herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties, wishing to be legally bound by this Agreement, agree as follows:

1. PRODUCTS AND SERVICES.

1.1. Statement(s) of Work. Pursuant to this Agreement, ADASC shall provide Customer with ADASC’s website and web application technological and/or human expert accessibility auditing and related services ("Services") and products and/or software (collectively, as applicable, the "Products") set forth in one or more statements of work to be mutually executed by the Parties that reference and are subject to the terms of this Agreement (each, a "SOW"). In return for such Services and Products, Customer shall pay ADASC the fees and expenses set forth in the applicable SOW/Proposal in accordance with the payment terms set forth herein and/or therein.

1.2. Customer Requested Changes. At any time, Customer may request a change to the Services or ‘Deliverables’ (defined below) that have been described in a SOW (in each case, a "Change"). Upon receipt of a Change request from Customer, ADASC agrees to respond in writing within five (5) business days of its receipt thereof, advising Customer of any additional cost, scheduling, or other impacts on the Services or Deliverables arising from the requested Change. If the Parties agree to proceed with any requested Change, the terms associated with such Change must be incorporated into an amendment to the applicable SOW that is mutually executed by the Parties prior to ADASC’s implementation of the Change.

1.3. Deliverables. Unless otherwise provided in a SOW, with respect to any compliance audit reports, data, software, tools or other works of any kind designated to be made, conceived, or developed by ADASC in connection with a SOW (collectively, as applicable, the "Deliverables"), Customer shall have the right to review such Deliverables upon their completion by ADASC only to determine if they conform to the applicable written specifications stated in the SOW (collectively, the "Acceptance Criteria"). Customer will notify ADASC within seven (7) business days of delivery of the Deliverables if, in Customer’s
good faith determination, the Deliverables have not met the Acceptance Criteria, and that therefore acceptance has not occurred. In the event acceptance of any Deliverables does not occur, ADASC will, at its cost, make any necessary changes to the Deliverable within a commercially reasonable time frame so that they conform to the Acceptance Criteria, and resubmit the Deliverables to Customer. If Customer does not, however, notify ADASC within seven (7) business days of the delivery of any Deliverables that such Deliverables have not met the Acceptance Criteria, the Deliverable shall be irrevocably deemed to conform to the specifications in the applicable SOW, and to have been irrevocably accepted by Customer.

2. FEES.

2.1. Contract Price. The fee for the services described in the SOW is $3,900, one half of which ($1,950) is to be paid upon execution by both parties of this Agreement. The balance is to be paid upon delivery to the client of the materials listed in the SOW. The annual fee for Customer's: a) continued use of ADASC's Compliance Shield and customized accessibility policy; b) receipt of quarterly technological audits and corresponding reports; c) policy updates to reflect relevant changes to existing compliance laws and regulations, and d) ongoing consulting with ADASC is $900, to be paid in full one (1) year after the execution of this Agreement.

3. INVOICES AND PAYMENTS.

3.1. Invoices. All payments are due within 30 days of the invoice date. Customer will reimburse ADASC for travel and other pre-approved expenses. All payments required by this Agreement are exclusive of federal, state or other governmental taxes and excises, and Customer will be responsible for all such taxes and amounts and agrees to defend and hold ADASC harmless from any claim against ADASC for any such amount.

3.2. Disputed Amounts. Customer may only withhold payment of amounts that it in good faith disputes to be due or owing ("Disputed Amounts"). In such case, Customer shall nonetheless pay any undisputed amounts and provide to ADASC a sufficiently detailed written explanation of the basis for its withholding of the Disputed Amounts. Any controversy relating to amounts owed by Customer hereunder shall be considered a "Dispute" (defined below) and subject to the resolution procedures provided in this Agreement. If it is determined that any Disputed Amounts are in fact owed to ADASC, Customer shall pay to ADASC such Disputed Amounts within five (5) days of such resolution, plus any applicable late fees, interest and/or ADASC's reasonable costs of collection, if any (e.g., agency fees, court costs, and reasonable attorneys' fees).
3.3. **Late Payments.** Late payments (other than Disputed Amounts that are determined not to be in fact due or owing to ADASC) not received within fifteen (15) days of the due date stated in all applicable SOWs will be subject to a late fee of 1.5% per month on all unpaid balances. Customer agrees that it will be responsible for all of ADASC’s costs and expenses, including collection agency fees, court costs, and reasonable attorneys’ fees, incurred by ADASC to collect any monies owed by Customer or to otherwise enforce the terms of this Agreement. ADASC reserves the right to suspend or terminate Services and to withhold Products and/or Deliverables immediately without notice for non-payment of monies owed under this Agreement (including, in ADASC’s reasonable discretion, Disputed Amounts until the related Dispute is resolved).

4. **TERM AND TERMINATION.**

4.1. **Term.** This Agreement shall become effective when Customer and ADASC first execute a Proposal and shall remain in effect until terminated as provided herein ("Term").

4.2. **Termination.** This Agreement and/or any individual SOW may be terminated by either Party (i) in the event the other Party fails to cure or take reasonable steps to cure a breach of any material term of this Agreement or any applicable SOW within ten (10) business days of receipt of written notice describing such breach; or (ii) immediately upon the giving of written notice by such Party in the event the other Party is adjudged insolvent or bankrupt, or upon the institution of any proceeding against the other Party seeking relief, reorganization or arrangement under any laws relating to insolvency, or upon the appointment of a receiver, liquidator or trustee of any of the other Party’s property or assets, or upon liquidation, dissolution or winding up of the other Party’s business.

4.3 Termination by Customer without Cause Prior to Commencement. If customer purports to terminate this Agreement in advance of the commencement of performance of the Services, ADASC shall be entitled to invoice Customer for, and Customer agrees to pay, all of ADASC’s internal and out-of-pocket expenses accrued prior to the date of termination, plus 50% of the total charges for the services projected to be performed during the first month of the work contemplated by the applicable SOW(s). Customer acknowledges that damages to ADASC for such termination of this Agreement or any SOW or Proposal are difficult, if not impossible, to ascertain and that the cancellation fee referenced in this paragraph shall be deemed reasonable liquidated damages for such early termination and not a penalty.

4.4 Termination by Customer without Cause After Commencement. If Customer purports to terminate this Agreement or any SOW early for any reason other than for ADASC’s uncured breach, or if ADASC terminates this
Agreement early for reasons relating to Customer’s breach and not for ADASC’s convenience, Customer shall be responsible to pay a cancellation fee equal to fifty percent (50%) of the total remaining contract amount that would have otherwise been payable to ADASC had this Agreement not been so terminated. Customer acknowledges that damages to ADASC for such termination of this Agreement or any SOW are difficult, if not impossible, to ascertain and that the cancellation fee referenced in this paragraph shall be deemed reasonable liquidated damages for such early termination and not a penalty.

4.5. Effect of Termination. Upon termination of this Agreement as provided hereunder (a) each Party may demand the immediate return of all Confidential Information (defined below) in possession of the other Party, (b) Customer may demand the immediate return of all Customer Materials, and (c) Customer shall promptly pay all amounts payable hereunder with respect to Services provided and Products and Deliverables delivered prior to termination and any accrued late fees and/or liquidated damages.

5. REPRESENTATIONS, WARRANTIES & COVENANTS

5.1. General. ADASC represents, warrants, and covenants ONLY that (a) the Services shall be performed by qualified personnel in a professional and workmanlike manner in accordance with current website accessibility compliance industry standards; and (b) neither the Services nor any Product provided by ADASC shall infringe, misappropriate, or otherwise violate the intellectual property rights of any third party. Customer represents, warrants, and covenants that it shall not use the Services, Products or Deliverables in any manner contrary to applicable law. Each Party also represents and warrants that it has the full right and authority to enter into this Agreement and perform its obligations hereunder.

5.2. Disclaimer of All Other Warranties. CUSTOMER AGREES THAT ITS ACCESS TO, AND USE OF, THE PRODUCTS AND SERVICES ARE ON AN "AS-IS," AND "AS AVAILABLE" BASIS. CUSTOMER ACKNOWLEDGES THAT ASSESSING ACCESSIBILITY AND REMEDIATION IS HIGHLY COMPLEX, SUBJECTIVE AND CHANGEABLE, AND AS SUCH, ACHIEVING ABSOLUTE OR TOTAL COMPLIANCE IS NOT POSSIBLE. ADASC MAKES NO WARRANTY THAT THE SERVICES WILL FIND ALL ACCESSIBILITY CONCERNS IN CUSTOMER’S WEBSITES, APPS, PDFS OR SERVER(S), OR THAT THE SUGGESTED SOLUTIONS AND ADVICE PROVIDED IN ANY REPORT ADASC MAY PROVIDE TO CUSTOMER FROM TIME TO TIME WILL BE COMPLETE OR ERROR-FREE. WHILE TECHNOLOGICAL AUDITING SUCH AS THAT PROVIDED BY ADASC (WHICH TYPICALLY CAN DETECT APPROXIMATELY 30% OF ACCESSIBILITY ISSUES) MAY BE A GOOD STARTING POINT IN CUSTOMER’S EFFORTS TOWARD COMPLIANCE, HUMAN EXPERT AUDITING IS ALSO NECESSARY. THEREFORE, ADASC STRONGLY RECOMMENDS THAT CUSTOMER REGULARLY ENGAGE IN HUMAN EXPERT AUDITING AND
TECHNOLOGICAL AUDITING OF ITS WEBSITE(S), APP(S) AND SERVER(S) IN ORDER TO ASSURE THE HIGHEST POSSIBLE LEVEL OF ACCESSIBILITY, COMPLIANCE AND USABILITY. ADASC DOES NOT GUARANTEE ANY SPECIFIC LEVEL OF ACCESSIBILITY OR COMPLIANCE AND ASSUMES NO RESPONSIBILITY IN THE EVENT A CLAIM IS MADE AGAINST CUSTOMER BASED UPON OR ALLEGING A LACK OF OR FAILURE IN ACCESSIBILITY OR COMPLIANCE WITH APPLICABLE ACCESSIBILITY LAWS, REGULATIONS AND/OR STANDARDS. ADASC SPECIFICALLY DISCLAIMS ANY REPRESENTATIONS OR WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, WITHOUT LIMITATION, ANY REPRESENTATIONS OR WARRANTIES OF MERCHANTABILITY, NON-INFRINGEMENT OR FITNESS FOR A PARTICULAR PURPOSE.

5.3 Customer’s Covenant of Compliance with Laws. Customer is solely responsible for complying with all applicable laws pertaining to Customer’s website, web applications and business, including, without limitation, tax laws, laws governing electronic commerce, US Export laws and laws related to accessibility. Customer agrees to indemnify, defend and hold ADASC harmless from any claims, losses or proceedings, including ADASC’s reasonable attorneys’ and experts’ fees incurred in defending any such claim or proceeding, arising out of Customer’s breach of this Section. This Section survives termination of this Agreement for any reason.

6. CONFIDENTIALITY & NON-SOLICITATION.

6.1 Confidentiality. Except as provided in ADASC’s Privacy Policy that may be accessed at www.adasitecompliance.com, and incorporated herein by reference, ADASC and Customer each agree to hold the other's Confidential Information in confidence and not to disclose it to any third party without the prior written consent of the disclosing party. Each Party agrees to use the Confidential Information of the disclosing party only for purpose of performing the Party's obligations under this Agreement. Further, the receiving party shall use the same degree of care it uses with respect to its own Confidential Information to prevent the unauthorized disclosure to a third party of any Confidential Information of the disclosing party, but in no event less than reasonable care. As used in this Agreement, "Confidential Information" shall mean non-public, proprietary information including, without limitation, any information, technical data or know-how relating to ideas, inventions, concepts, software, designs, specifications, processes, data, source code, object code, research and development, and information related to finances, costs, prices, vendors, customers and employees which is disclosed by a Party or on its behalf whether before, on or after the date hereof, directly or indirectly, in writing, orally or by visual inspection, to the other Party or any of its employees or agents. The obligations to protect Confidential Information under this section shall not apply to information which: (a) is or becomes publicly known through no act or failure to act on the part of the receiving party; (b) was rightfully in the receiving party’s possession prior to disclosure by the
disclosing party; (c) became rightfully known to the receiving party, without confidentiality restrictions, from a source other than the disclosing party; (d) is approved by the disclosing party for disclosure; (e) is or was developed independently by the receiving party without use of the Confidential Information and without violation of any confidentiality restriction; or (f) is required to be disclosed by law.

6.2. Non-Solicitation. The parties recognize that their respective employees, contractors and consultants (and such persons’ loyalty and services), constitute valuable assets of each Party. Accordingly, neither Party shall, during the Term and for a period of one (1) year thereafter, directly or indirectly solicit, employ, offer to employ, nor engage as a consultant, any employee, any sub-contractor or independent consultant of the other Party with whom such Party had contact pursuant to this Agreement, except that nothing herein shall prevent the hiring of a person who responds to a general advertisement or solicitation. The remedy at law for any breach of the foregoing provisions may be inadequate and, in addition to any other remedy it might have, the aggrieved party shall be entitled to seek injunctive relief without proof of irreparable injury and without posting bond. This Section survives termination of this Agreement for any reason.

7. INTELLECTUAL PROPERTY.

7.1. ADASC Materials. Except as provided herein, as between the Parties, ADASC shall retain all right, title, and interest in and to (i) all patents, trademarks, service marks, copyrights, and other intellectual property or proprietary rights (collectively, "IP") of ADASC used in or otherwise associated with the Services, Deliverables and Products provided to Customer hereunder, and (ii) all works, designs, trade secrets, technical specifications and data, know-how and show-how, inventions, concepts, ideas, and improvements which are authored, conceived, devised, developed, reduced to practice or otherwise obtained by ADASC which arise out of ADASC’s performance of the Services, none of which shall be deemed a "work made for hire" under the Copyright Act of 1976 (collectively "ADASC Materials"), and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive ADASC of any of its intellectual property or other proprietary interests associated therewith. Subject to the foregoing, ADASC grants Customer a non-exclusive, non-transferable worldwide perpetual limited right and license to access and use the Products, Deliverables and the ADASC Materials in connection with the ordinary and intended use by Customer thereof as provided hereunder and in the applicable SOW, including viewing, downloading and printing the Deliverables for Customer’s internal use without posting, distributing or modifying the same, and without in any case removing ADASC’s copyright, trademark or other intellectual property ownership notices.
7.2. Customer Materials; Publicity and Trademarks. Except as provided herein, as between the Parties, Customer shall retain all right, title, and interest in and to all IP of Customer provided or made available to ADASC in connection with ADASC’s Services (collectively "Customer Materials") and nothing contained herein shall be construed to restrict, impair, transfer, license, convey, or otherwise alter or deprive Customer of any of its intellectual property or other proprietary interests associated therewith. Subject to the foregoing, Customer grants ADASC a non-exclusive, non-transferable worldwide limited right and license to access and use such Customer Materials in connection with the provision of the Services, Products and Deliverables to Customer hereunder. Further, Customer permits ADASC to identify Customer as a customer of ADASC in ADASC's marketing materials (including using Customer’s name and logo for such limited purposes).

7.3 Right to Display ADASC Compliance Shield / Accessibility Policy. If authorized by ADASC, Customer may display an ADASC-provided compliance shield and customized accessibility policy on its websites or web applications. The provided ADASC compliance shield and customized accessibility policy shall remain under the full ownership and control of ADASC. ADASC shall retain the right at any time and in its sole discretion to withdraw its authorization to display such compliance shield and customized accessibility policy. Customer is expressly prohibited from using an ADASC compliance shield and customized accessibility policy for any purpose not specifically authorized by this Agreement or by an applicable SOW, and in no event may use such shield for or on behalf of any other party or in connection with any domain name and/or organization name other than those being scanned or serviced in connection with the Services.

8. INDEMNITY.

8.1 Customer agrees to indemnify, hold harmless, and defend ADASC, its officers, directors, employees, agents, representatives, insurers and affiliates from and against all damages, losses, liabilities, penalties, costs or expenses (including reasonable attorneys' fees and expenses) relating to, caused by or arising out of (i) Customer's breach of this Agreement or (ii) any claim, demand, litigation, suit, proceeding, judgment or other legal action initiated by any party other than Customer and based on, arising from or related to Customer's use of the Services or Products (other than claims that the Deliverables or Products infringe a third party’s intellectual property rights).

9. LIMITATIONS OF LIABILITY.

9.1 In no event shall ADASC be liable to Customer or any other party for any incidental, special, indirect, exemplary, or consequential damages of any kind, including, without limitation, lost profits, loss of time, money, data or goodwill, which may arise out of this Agreement (including any SOW) or the performance
hereof, regardless of whether ADASC has been advised, has reason to know, or in fact knows of the possibility thereof. In no event shall ADASC be liable to Customer for (i) any unauthorized access to or alteration of transmissions or data; or (ii) any server, network or website issues caused directly or indirectly by ADASC’s technological and/or human expert accessibility testing, scanning and/or auditing processes. If, notwithstanding the other provisions of this Agreement, ADASC is found to be liable to Customer for any damage or loss which arises out of or relates to this Agreement or Customer’s use of the Services or Products, ADASC’s liability shall in no event exceed the lesser of (i) the actual damages of Customer and (ii) the total of any fees paid by Customer to ADASC in the six (6) months prior to the date of the initial claim made by Customer against ADASC. Any Claim for damages against ADASC hereunder must be made within one (1) year of the occurrence of the incident to which such claim relates or be forever barred. The limitations and exclusions set forth in this Section shall apply to all claims or causes of action, whether liability is asserted in contract or tort. This sub-paragraph shall survive termination of this Agreement. Customer understands that the limitations set forth above allocate the risks under this agreement between ADASC and Customer and that ADASC’s pricing reflects and is conditional upon this allocation of risk and limitation of liability. These limitations shall apply notwithstanding any breach of a fundamental term of this Agreement, or the failure of essential purpose of any limited remedy. The Services in no event include ADASC acting as an expert witness on Client’s behalf or otherwise providing litigation support services. In the event that ADASC is requested, pursuant to subpoena or order issued pursuant to a valid legal process, to provide testimony or produce documents relating to the Services in judicial or administrative proceedings to which ADASC is not a Party or to which ADASC is named as a co-defendant with Client, ADASC shall, unless expressly prohibited by law, notify Client of the request within a reasonable period of time under the circumstances and, to the extent practicable, prior to providing any response. ADASC shall be reimbursed by Client at ADASC’s then-standard billing rates for ADASC’s professional time and expenses, including reasonable attorneys’ fees, incurred in responding to such request. Client shall be permitted all reasonable opportunities under the circumstances to protect their privileges and interests at their own cost and expense, and ADASC shall take all steps reasonably necessary or appropriate under the circumstances to permit them to assert all applicable rights and privileges with regard to the requested materials in the appropriate forums, and shall cooperate with them in a commercially reasonable manner in any proceeding relating to the disclosure sought.

9.2 Customer acknowledges and agrees that for ADASC to perform the Services, it must, in some cases, give ADASC remote access to areas behind logins that are to be audited hereunder, including, without limitation to content management systems and/or servers (collectively, the “System”), and agrees that it will furnish to ADASC all necessary information and/or user names and passwords required to do so. ADASC agrees to follow commercially reasonable security policies for accessing Customer’s System including any specific
security procedures as may be communicated to ADASC by Customer in writing prior to ADASC accessing the System. Notwithstanding the foregoing, Customer acknowledges that access is given to ADASC at Customer’s sole risk and peril. Customer acknowledges that it has created a backup copy of all data that may be affected by ADASC’s access to the system. ADASC shall not be responsible for creating backup copies of such data and information, and in no event shall ADASC be responsible for any direct or indirect damage or other problems arising out of or caused by ADASC’s access to customer’s system to perform the Services.

10. GENERAL PROVISIONS.

10.1. Order of Precedence. The terms of this Agreement and any SOW are intended to complement each other, and to the extent they conflict, the terms of any SOW shall supersede conflicting terms and conditions in this Agreement, but solely with respect to Services or Products provided pursuant to such SOW.

10.2. Subcontractors. Unless otherwise provided in a SOW, ADASC may provide Services hereunder through subcontractors and/or affiliates.

10.3. Dispute Resolution. Before initiating any legal claim or action (except with respect to equitable relief), the Parties agree to attempt in good faith to settle any dispute, controversy, or claim arising out of or related to this Agreement or the Services (collectively, a "Dispute") through discussions which shall be initiated upon written notice of a Dispute by either Party to the other Party. If the Parties cannot resolve the Dispute within ten business days, then the Parties shall attempt to settle the Dispute by mediation, and if mediation is unsuccessful, then by arbitration held in Palm Beach County, Florida pursuant to the Rules of the American Arbitration Association. The Parties hereby consent to the exclusive jurisdiction of the federal and state courts in Palm Beach County, Florida for purposes of any claims for equitable relief related to this Agreement and waive any defense of inconvenient forum. The prevailing party in any such dispute shall be entitled to claim from the arbitrator or court its costs and fees incurred in litigating any such dispute, including reasonable attorney’s fees, court and experts’ costs through all appeals.

10.4. Status. ADASC is an independent contractor and not an employee, agent or representative of Customer. Nothing in this Agreement shall be construed as creating an employer-employee, partnership, joint venture or agency relationship.

10.5. Notices. Any notice required or permitted hereunder shall be in writing and shall be deemed duly given if delivered to a Party at its address set forth in the signature block of the latest SOW (or the most recent address provided by such Party for notice purposes) by (i) hand delivery, (ii) certified mail, postage prepaid, return receipt requested, or (iii) recognized overnight delivery service.
A notice shall be deemed received on date of delivery, if hand delivered or delivered by overnight delivery service (as reflected in the carrier’s records), or five (5) days from date of mailing, if mailed by certified mail.

10.6. Entire Agreement; Severability. This Agreement, together with any SOWs, sets forth the entire agreement of the Parties, and supersedes any prior agreements or statements with respect to the subject matter hereof. If any part of this Agreement is determined to be invalid or unenforceable by a court of competent jurisdiction, then the remaining provisions of this Agreement will remain in full force and effect and the invalid or unenforceable provision will be deemed superseded by a valid, enforceable provision that most closely matches the intent of the original provision.

10.7. Assignment. This Agreement may not be assigned by Customer except with the prior written consent of ADASC. ADASC may assign this Agreement without Customer’s consent to the purchaser in connection with a sale of ADASC's business, provided the purchaser agrees to assume all obligations of ADASC hereunder. This Agreement shall be binding upon and inure to the benefit of the Parties' successors and lawful permitted assigns.

10.8. Amendments and Waivers. This Agreement may be amended or modified only by a written instrument duly executed by each Party. No breach of any term of this Agreement shall be deemed waived unless expressly waived in writing by the Party who might assert such breach. Any failure or delay by either Party to exercise any right, power, or privilege under the Agreement shall not be deemed a waiver of any such right, power, or privilege under the Agreement on that or any subsequent occasion.

10.9. Governing Law. This Agreement shall be governed by the laws of the State of Florida, without reference to conflicts of law principles that would cause the application of the law of any other jurisdiction.

10.10. Force Majeure. If either Party is prevented from performing any of its obligations under this Agreement due to any cause beyond the Party's reasonable control, including, without limitations, an “act of God,” fire, flood, war, strike, government regulation, civil or military authority, acts or omissions of transmitters, utilities, providers or hackers, the time for that Party's performance will be extended for the period of the delay or inability to perform due to such occurrence.

10.11. Survival. In addition to such other provisions hereof which, by their terms, survive any termination or expiration of this Agreement, Section 5 (Representations, Warranties & Covenants), Section 6 (Confidentiality & Non-Solicitation), Section 7 (Intellectual Property), Section 8 (Indemnity), Section 9 (Limitation of Liability), and Section 10 (General Provisions) shall survive any termination or expiration of this Agreement.
10.12 Waiver  Any waiver by either Party, whether express or implied, of any provision of this Agreement, any waiver of default, or any course of dealing hereunder, shall not affect such Party’s right to thereafter enforce such provision or to exercise any right or remedy in the event of any other default or breach, whether or not similar.

10.13 Counterparts. By using ADASC’s Services, Customer consents to have this Agreement provided in electronic/digital form. Please print a copy of this document for your records. This Agreement and any modification may be executed and delivered (including by facsimile, portable document format (.pdf) transmission, or via any online e-signature platform) in one or more counterparts, and by each Party in separate counterparts, each of which when executed will be deemed to be an original, and all of which taken together will constitute one and the same Agreement.

10.14 No Construction Against the Drafter. In the interpretation of this Agreement, the ‘contra proferentem’ rule of contract construction shall not apply, this Agreement being the product of negotiations between commercially sophisticated Parties, and therefore shall not be interpreted in favor of or against any Party by the sole reason of the extent to which such Party or its professional advisors participated or did not participate in the drafting of this Agreement.

10.15 Headings. Headings included herein are for convenience only and shall not be used to construe or interpret this Agreement.

In witness whereof, the Parties have, by their duly authorized representatives, executed this Master Services Agreement as of the date first set forth above.

ADA SITE COMPLIANCE, LLC  EASTON PARK CDD

By: ________________________________  By: ________________________________

Name: ______________________________

Title: ______________________________

Title: ______________________________