INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

Easton Park Community Development District

November 19, 2026

Agenda Package

2005 PAN AM CIRCLE, SUITE 300
TAMPA, FLORIDA 33607

CLEAR PARTNERSHIPS



Easton Park
Community Development District

Board of Supervisors
Perry Blackburn, Chairman
Lisa Murphy, Vice Chairperson
Jeffrey Giarrizzo, Assistant Secretary
Brenda Menendez, Assistant Secretary
Danny Collins, Assistant Secretary

District Staff
Christina Newsome, District Manager
David Jackson, District Counsel
Tyson Waag, District Engineer
Long Nguyen, Field Service Manager
SOLitude Maintenance, Aquatic
Yellowstone, Landscape
John Khatiblou, District Accountant
Diana Kapatsyna, District Admin

Regular Meeting Agenda

Thursday, November 19, 2026, at 4:30 p.m.

The Regular Meeting of the **Easton Park Community Development District** will be held on **November 19, 2026, at 4:30 p.m. at the Heritage Isles Golf & Country Club, 10630 Plantation Bay Drive, Tampa, Florida 33647.** Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

Join: https://teams.microsoft.com/meet/262779818584786?p=zjeeuyVBIvMxlcS4G9

Meeting ID: 262 779 818 584 786 Passcode: qo3rt9iS

THE REGULAR MEETING OF BOARD OF SUPERVISORS

1. **CALL TO ORDER/ROLL CALL**
2. **PUBLIC COMMENTS**

   (Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)
3. **STAFF REPORTS**

   A. District Accountant

   i. Review of Financial Statements

   ii. Review of Snapshot

   B. Aquatics Report

   C. Landscape

   i. Review of Inframark Field Inspection Report

   ii. Review of Pine Lake Landscape Inspection Report

   D. District Engineer

   E. District Counsel

   F. District Manager
4. **BUSINESS ITEMS**

   A. Presentation of RFQ for District Engineer Services

   i. BDI

   ii. BGE

   iii. APEX

   B. Ratification of Engagement Letter

5. **CONSENT AGENDA**

   A. Consideration of Minutes from the held October 15, 2026

6. **BOARD OF SUPERVISORS REQUESTS AND COMMENTS**

7. **ADJOURNMENT**

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

Easton Park Community Development District

Financial Report

October 31, 2026

CLEAR PARTNERSHIPS



EASTON PARK
Community Development District

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EASTON PARK

Community Development District

Financial Statements

(Unaudited)

October 31, 2026

Balance Sheet
October 31, 2026

ACCOUNT DESCRIPTION	GENERAL FUND	GENERAL FUND - FOUNTAIN	DEBT SERVICE FUND - SERIES 2017	TOTAL
ASSETS				
Cash - Checking Account	$ 285,809	$ -	$ -	$ 285,809
Due From Other Funds	-	32	3,166	3,198
Investments:				
Interest Account	-	-	65,450	65,450
Reserve Fund	-	-	134,713	134,713
Revenue Fund	-	-	148,312	148,312
Sinking fund	-	-	27	27
Prepaid Items	18,750	-	-	18,750
Utility Deposits - TECO	7,728	-	-	7,728
TOTAL ASSETS	**$ 312,287**	**$ 32**	**$ 351,668**	**$ 663,987**
LIABILITIES				
Accrued Expenses	21,990	-	-	21,990
Due To Other Funds	3,198	-	-	3,198
TOTAL LIABILITIES	**25,188**	**-**	**-**	**25,188**
FUND BALANCES				
Nonspendable:				
Prepaid Items	18,750	-	-	18,750
Deposits	7,728	-	-	7,728
Restricted for:				
Debt Service	-	-	351,668	351,668
Assigned to:				
Operating Reserves	126,342	-	-	126,342
Reserves - Other	115,000	-	-	115,000
Unassigned:	19,279	32	-	19,311
TOTAL FUND BALANCES	**$ 287,099**	**$ 32**	**$ 351,668**	**$ 638,799**
TOTAL LIABILITIES & FUND BALANCES	**$ 312,287**	**$ 32**	**$ 351,668**	**$ 663,987**

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	OCT-26 ACTUAL
REVENUES					
Interest - Investments	$ 5,500	$ 458	$ 475	$ 17	$ 475
Special Assmnts- Tax Collector	739,764	-	-	-	-
Special Assmnts- Discounts	(29,591)	-	-	-	-
TOTAL REVENUES	**715,673**	**458**	**475**	**17**	**475**
EXPENDITURES					
Administration					
P/R-Board of Supervisors	12,000	1,000	-	1,000	-
ProfServ-Arbitrage Rebate	900	900	-	900	-
ProfServ-Dissemination Agent	1,155	1,155	-	1,155	-
ProfServ-Engineering	8,000	667	-	667	-
ProfServ-Legal Services	5,000	417	-	417	-
ProfServ-Mgmt Consulting	61,521	5,127	5,127	-	5,127
ProfServ-Trustee Fees	3,841	-	-	-	-
Auditing Services	3,600	-	-	-	-
Website Hosting/Email services	1,538	385	-	385	-
Miscellaneous Mailings	500	42	9	33	9
Legal Advertising	1,000	-	142	(142)	142
Misc-Assessment Collection Cost	14,795	-	-	-	-
Bank Fees	1,000	83	134	(51)	134
Annual District Filing Fee	175	175	-	175	-
Total Administration	115,025	9,951	5,412	4,539	5,412
Electric Utility Services					
Field Services	15,000	1,250	1,250	-	1,250
Electricity - Streetlights	174,000	14,500	14,254	246	14,254
Utility - Irrigation	6,000	500	1,060	(560)	1,060
Utility - Fountains	6,000	500	534	(34)	534
Utility - Roundabout Lights	1,500	125	61	64	61
Street Light Bond	600	600	-	600	-
Total Electric Utility Services	203,100	17,475	17,159	316	17,159
Stormwater Control					
Contracts-Aquatic Control	46,176	3,848	3,810	38	3,810
R&M-Stormwater System	500	42	-	42	-
R&M Lake & Pond Bank	2,000	167	-	167	-
Total Stormwater Control	48,676	4,057	3,810	247	3,810

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending October 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	OCT-26 ACTUAL
Other Physical Environment					
Contracts-Landscape	168,000	14,000	14,039	(39)	14,039
Insurance - Property	3,256	3,256	3,113	143	3,113
Insurance - General Liability	3,923	3,923	3,751	172	3,751
Public Officials Insurance	3,530	3,530	3,375	155	3,375
Insurance - Crime	550	550	526	24	526
R&M-Irrigation	10,000	833	564	269	564
Landscape - Annuals	4,950	4,950	-	4,950	-
Landscape - Mulch	19,000	19,000	-	19,000	-
Landscape Replacement	8,000	8,000	-	8,000	-
Rust Prevention	7,140	595	595	-	595
Entry & Walls Maintenance	1,000	1,000	-	1,000	-
Ornamental Lighting & Maint.	1,000	1,000	-	1,000	-
Holiday Lighting & Decorations	46,684	-	-	-	-
Total Other Physical Environment	277,033	60,637	25,963	34,674	25,963
Security Operations					
Security System Monitoring & Maint.	1,600	133	133	-	133
Internet Services	1,440	120	125	(5)	125
Total Security Operations	3,040	253	258	(5)	258
Contingency					
Miscellaneous Expenses	35,000	2,917	34	2,883	34
Total Contingency	35,000	2,917	34	2,883	34
Road and Street Facilities					
Sidewalk Pressure Washing	4,800	4,800	-	4,800	-
Total Road and Street Facilities	4,800	4,800	-	4,800	-
Reserves					
Reserve	29,000	-	-	-	-
Total Reserves	29,000	-	-	-	-

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending October 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	OCT-26 ACTUAL
TOTAL EXPENDITURES & RESERVES	**715,674**	**100,090**	**52,636**	**47,454**	**52,636**
Excess (deficiency) of revenues Over (under) expenditures	(1)	(99,632)	(52,161)	47,471	(52,161)
Net change in fund balance	$ (1)	$ (99,632)	$ (52,161)	$ 47,471	$ (52,161)
FUND BALANCE, BEGINNING (OCT 1, 2026)	**339,260**	**339,260**	**339,260**		
FUND BALANCE, ENDING	**$ 339,259**	**$ 239,628**	**$ 287,099**		

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending October 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	OCT-26 ACTUAL
REVENUES					
Interest - Investments	$ -	$ -	$ -	$ -	$ -
Special Assmnts- Tax Collector	4,450	-	-	-	-
Special Assmnts- Discounts	(178)	-	-	-	-
TOTAL REVENUES	**4,272**	**-**	**-**	**-**	**-**
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	89	-	-	-	-
Total Administration	89	-	-	-	-
TOTAL EXPENDITURES	**89**	**-**	**-**	**-**	**-**
Excess (deficiency) of revenues Over (under) expenditures	4,183	-	-	-	-
Net change in fund balance	$ 4,183	$ -	$ -	$ -	$ -
FUND BALANCE, BEGINNING (OCT 1, 2026)	**32**	**-**	**32**		
FUND BALANCE, ENDING	**$ 4,215**	**$ -**	**$ 32**		

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending October 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	OCT-26 ACTUAL
REVENUES					
Interest - Investments	$ -	$ -	$ 1,046	$ 1,046	$ 1,047
Special Assmnts- Tax Collector	438,990	-	-	-	-
Special Assmnts- Discounts	(17,560)	-	-	-	-
TOTAL REVENUES	**421,430**	**-**	**1,046**	**1,046**	**1,047**
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	8,780	-	-	-	-
Total Administration	8,780	-	-	-	-
Debt Service					
Principal Debt Retirement	285,000	-	-	-	-
Interest Expense	130,900	-	-	-	-
Total Debt Service	415,900	-	-	-	-
TOTAL EXPENDITURES	**424,680**	**-**	**-**	**-**	**-**
Excess (deficiency) of revenues Over (under) expenditures	(3,250)	-	1,046	1,046	1,047
Net change in fund balance	$ (3,250)	$ -	$ 1,046	$ 1,046	$ 1,047
FUND BALANCE, BEGINNING (OCT 1, 2026)	**350,622**	**-**	**350,622**		
FUND BALANCE, ENDING	**$ 347,372**	**$ -**	**$ 351,668**		

EASTON PARK
Community Development District

Supporting Schedules

October 31, 2026

Cash and Investment
October 31, 2026

GENERAL FUND

Account Name	Bank Name	Investment Type	Yield	Balance
Checking Account - Operating	Hancock Whitney	Checking account	0.00%	$ 167,234
Checking Account - Operating	Valley Bank	High yield checking	4.07%	118,576
			Subtotal	**$ 285,809**
Series 2017 Interest Account	Hancock Whitney	Open-Ended Comm. Paper	3.62%	$ 65,450
Series 2017 Reserve Fund	Hancock Whitney	Open-Ended Comm. Paper	3.61%	134,713
Series 2017 Revenue Fund	Hancock Whitney	Open-Ended Comm. Paper	3.61%	148,312
Series 2017 Sinking Fund	Hancock Whitney	Open-Ended Comm. Paper	3.62%	27
			Subtotal	**$ 348,502**
			Total	**$ 634,311**

Bank Account Statement

Easton Park CDD

Bank Account No.	1334		
Statement No.	09-27	**Statement Date**	10/31/2026

G/L Account No. 101002 Balance	167,233.59	**Statement Balance**	168,648.10
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	168,648.10
Subtotal	167,233.59	**Outstanding Checks**	-1,414.51
Negative Adjustments	0.00	**Ending Balance**	167,233.59
Ending G/L Balance	167,233.59		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Checks							
10/08/2026	Payment	100176	COMPLETE I.T.	Inv: 21403			-128.00
10/30/2026	Payment	100181	RUST-OFF LLC	Inv: 55162			-595.00
10/30/2026	Payment	100182	PINE LAKE SERVICES LLC	Inv: 11386			-563.51
10/30/2026	Payment	100183	COMPLETE I.T.	Inv: 21728			-128.00
Total Outstanding Checks							-1,414.51
Outstanding Deposits							
Total Outstanding Deposits							

Bank Account Statement

Easton Park CDD

Bank Account No.	3639		
Statement No.	09-27	**Statement Date**	10/31/2026

G/L Account No. 101003 Balance	118,575.78	**Statement Balance**	118,575.78
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	118,575.78
Subtotal	118,575.78	**Outstanding Checks**	0.00
Negative Adjustments	0.00	**Ending Balance**	118,575.78
Ending G/L Balance	118,575.78		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Deposits							
Total Outstanding Deposits							

Payment Register by Bank Account

For the Period from 10/01/26 to 10/31/26

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
HANCOCK WHITNEY BANK - (ACCT#XXXXX1334)							
ACH #100173							
10/02/26	Vendor	ILLUMINATIONS HOLIDAY LIGHTING LLC	HL-2026-014-D01	HOLIDAY LIGHTING	Prepaid Items	001-155000-53908	$18,750.00
						ACH Total	*$18,750.00*
ACH #100174							
10/08/26	Vendor	PINE LAKE SERVICES LLC	11308	Monthly Maintenance - Sep'26	Monthly Maintenance	001-534050-53908	$12,467.80
						ACH Total	*$12,467.80*
ACH #100175							
10/08/26	Vendor	SOLITUDE LAKE MANAGEMENT LLC	PSI303318	Pond 36 Repair	R&M Lake & Pond Bank	001-546185-53805	$1,424.00
#REF!	#REF!	SOLITUDE LAKE MANAGEMENT LLC	PSI308321	OCT 26 BILLING10/1/26-10/31/26	OCT 26 BILLING SOLITUDE FOUNTAIN MAINT	001-534067-53805	$3,637.00
						ACH Total	*$5,061.00*
ACH #100176							
10/08/26	Vendor	COMPLETE I.T.	21403	Eagle Eye VMS M10	Security System Monitoring & Maint.	001-546479-53935	$128.00
						ACH Total	*$128.00*
ACH #100177							
10/09/26	Vendor	PINE LAKE SERVICES LLC	11189	Maintenance Proposal 8.12.26	Maintenance Proposal 8.12.26	001-534050-53908	$14,038.61
						ACH Total	*$14,038.61*
ACH #100178							
10/16/26	Vendor	SOLITUDE LAKE MANAGEMENT LLC	PSI304339	AFI Fountain 1 Site #1 10/01 - 12/31/26	AFI Fountain 1 Site #1	001-534023-53805	$173.00
						ACH Total	*$173.00*
ACH #100179							
10/16/26	Vendor	BUSINESS OBSERVER	26-03829H	Legal Advertising - 10/09/26	Legal Ad	001-548002-51301	$142.19
						ACH Total	*$142.19*
ACH #100180							
10/29/26	Vendor	INFRAMARK LLC	192053	Postage	Miscellaneous Mailings	001-541030-51301	$9.36
						ACH Total	*$9.36*
ACH #100181							
10/30/26	Vendor	RUST-OFF LLC	55162	Rust Prevention - Oct'26	Rust Prevention	001-546452-53908	$595.00
						ACH Total	*$595.00*
ACH #100182							
10/30/26	Vendor	PINE LAKE SERVICES LLC	11386	Irrigation Repairs	R&M-Irrigation	001-546041-53908	$563.51
						ACH Total	*$563.51*
ACH #100183							
10/30/26	Vendor	COMPLETE I.T.	21728	Eagle Eye VMS M10 - Oct'26 Monitoring	Eagle Eye VMS M10	001-546479-53935	$128.00
						ACH Total	*$128.00*

Payment Register by Bank Account

For the Period from 10/01/26 to 10/31/26

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
ACH #300041							
10/28/26	Vendor	TECO ACH	100526-0206	Utility-Electric 08/08 - 09/08/26	Utility-Electric	001-543013-53100	$14,253.97
10/28/26	Vendor	TECO ACH	100526-0206	Utility-Electric 08/08 - 09/08/26	SVC 08/08-09/08/26	001-543014-53100	$1,059.72
10/28/26	Vendor	TECO ACH	100526-0206	Utility-Electric 08/08 - 09/08/26	SVC 08/08-09/08/26	001-543085-53100	$533.62
10/28/26	Vendor	TECO ACH	100526-0206	Utility-Electric 08/08 - 09/08/26	SVC 08/08-09/08/26	001-543090-53100	$60.59
						ACH Total	*$15,907.90*
ACH #300042							
10/09/26	Vendor	CHARTER COMMUNICATIONS	1711353092126	SVC 09/21-10/20/26	SERV PRD 09/21-10/20/26	001-549031-53935	$125.38
						ACH Total	*$125.38*
						Account Total	**$68,089.75**

Total Amount Paid	**$68,089.75**

EASTON PARK
COMMUNITY DEVELOPMENT DISTRICT

Financial Snapshot
October 31, 2026

- **Current Cash Balances:**
  - Hancock Whitney Bank: $167,234
  - Valley Bank HYC: $118,576
- **Assessment collections:**
  - Tax collections will start in November.
- **Expenses:**
  - Current expenses make up 7% of the annual budget through October 2026 so far.
  - Total expenses for the first month of FY2027 are approximately $52,636. This figure will change when we finalize the September financials.

SOLITUDE LAKE MANAGEMENT



Easton Park CDD
Waterway Inspection Report

Reason for Inspection: Monthly required

Inspection Date: 2026-11-03

Prepared for:

District Manager
Inframark
210 North University Drive, Suite #702
Coral Springs, Florida 33071

Prepared by:

Wesley Chapel Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

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14

Comments:

Site looks good

Site has improved lots and vegetation is under control. Shorelines are free of nuisance growth.

Action Required:

Routine maintenance next visit

Target:

Species non-specific





24

Comments:

Normal growth observed

Small amount of algae left from last treatment. Water is a little turbid. Shoreline weeds were treated and should start decaying between 10 - 14 days.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds





16

Comments:

Site looks good

Site is doing well and we continue to keep algae presence low. Many duck potato plants present along shorelines.

Action Required:

Routine maintenance next visit

Target:

Species non-specific





17

Comments:

Site looks good

No notable concerns and control structure is free of blockages.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

18

Comments:

Normal growth observed

Algae has been treated within site. Shorelines are being well maintained.





Action Required:

Routine maintenance next visit

Target:

Surface algae

19

Comments:

Normal growth observed

Shoreline weeds present is a few areas. These have been noted and will be treated during routine maintenance.





Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 20

Comments:

Normal growth observed

Turbidity barrier remains present within site. Minor shoreline growth and looks to be some erosion along shoreline located where construction was.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds





Site: 21

Comments:

Normal growth observed

Site is experiencing some vegetation growth located in back of site. Some areas show signs of treatment and we plan to treat other areas during routine maintenance.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds





Site: 22

Comments:

Site looks good

No notable concerns to report at this time.

Action Required:

Routine maintenance next visit

Target:

Species non-specific





Site: 23

Comments:

Normal growth observed

Growth present that will require an additional application for full control. Site remains with lower water level.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



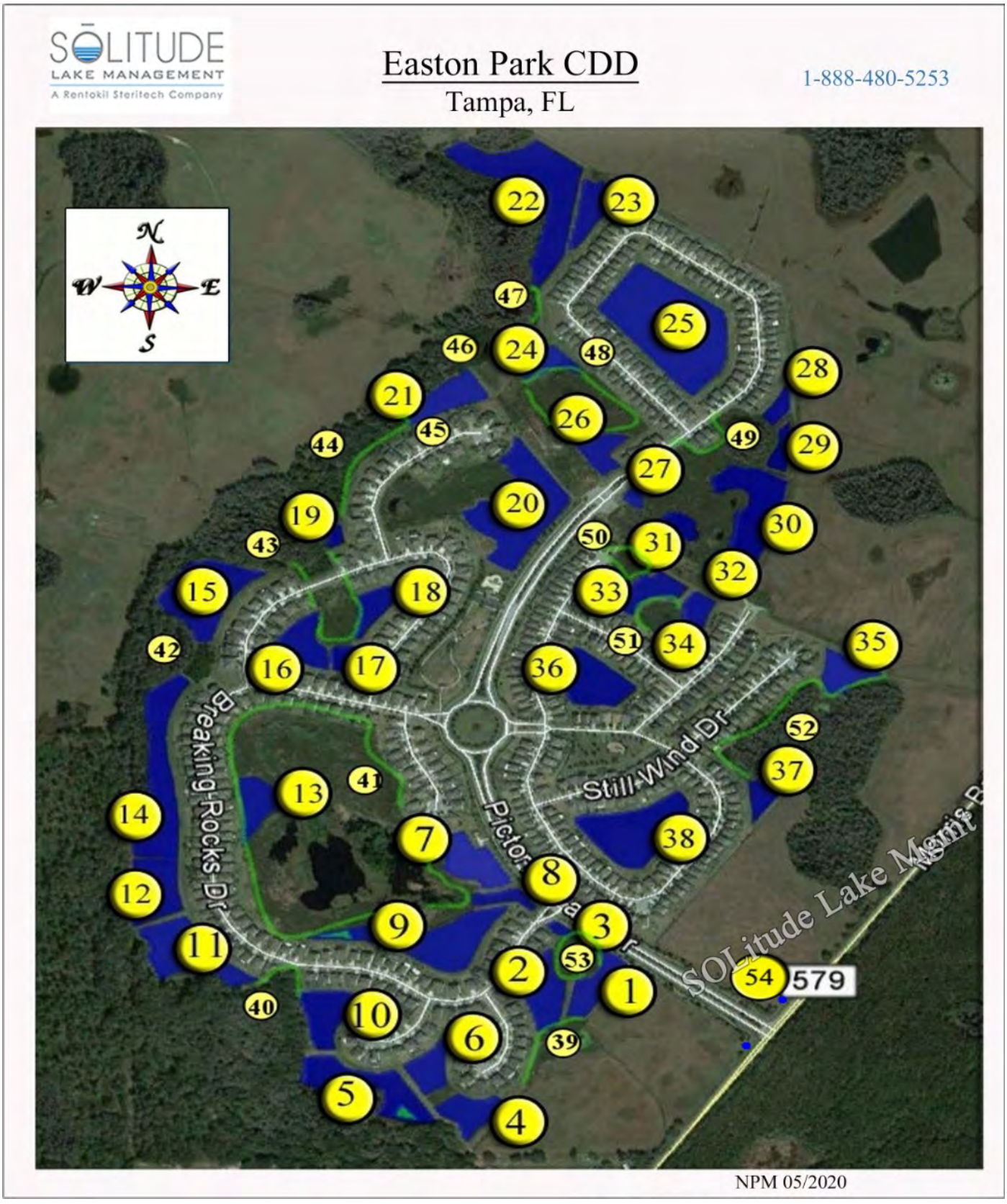


Management Summary

In this month of November, sites 14 - 23 are looking good but there are a few areas we will focus on shoreline growth. Sites 15, 19, 21, and 23 will need targeted focus on the weeds. Site 18 has some minor surface algae present, although a treatment is in progress and it should clear here shortly. Flow structures are checked monthly to ensure no trash or vegetation is causing obstruction. We plan to keep an eye on site 20 as construction continues, watching for trash or any other concerns. If anything comes up we will address it right away. All sites remain in stable condition and we will continue regular monthly maintenance.

If you have any questions or concerns, please don't hesitate to reach out at: emalina.robinson@solitudelake.com
Thank You For Choosing SOLitude Lake Management.

Site	Comments	Target	Action Required
14	Site looks good	Species non-specific	Routine maintenance next visit
15	Normal growth observed	Shoreline weeds	Routine maintenance next visit
16	Site looks good	Species non-specific	Routine maintenance next visit
17	Site looks good	Species non-specific	Routine maintenance next visit
18	Normal growth observed	Surface algae	Routine maintenance next visit
19	Normal growth observed	Shoreline weeds	Routine maintenance next visit
20	Normal growth observed	Shoreline weeds	Routine maintenance next visit
21	Normal growth observed	Shoreline weeds	Routine maintenance next visit
22	Site looks good	Species non-specific	Routine maintenance next visit
23	Normal growth observed	Shoreline weeds	Routine maintenance next visit


SOLITUDE
LAKE MANAGEMENT
A Rentokil Steritech Company
Easton Park CDD
Tampa, FL
1-888-480-5253
N
W
E
S
Breaking Rocks Dr
Still Wind Dr
SOLitude Lake Mgmt
579
NPM 05/2020



TECHNICAL PROPOSAL

EASTON PARK COMMUNITY DEVELOPMENT DISTRICT

BDi
BRLETIC DVORAK INC.

Submitted to: INFRAMARK



NOVEMBER 2, 2026

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November 2, 2026

Christina Newsome
District Manager
Inframark
2654 Cypress Ridge Blvd. Ste 101
Wesley Chapel FL 33544

RE: Request for Qualifications for Professional Engineering Services
Easton Park Community Development District (CDD)

Dear Selection Committee:

A Community Development District (CDD) is integral in providing the residents of the community it serves the highest quality of life possible, ensuring that high standards of development will continue to be met long into the future. The Easton Park CDD is no exception. We understand the district is responsible for maintaining its existing infrastructure, providing capital improvements, and improving the quality of the development, all while operating within closely monitored and audited budgets to meet the high expectations for the community they serve. It is crucial to your CDD's continued long-term success that your consulting engineer shares your focus on careful, timely, and cost-conscious fulfillment of the residents' expectations.

Brletic Dvorak, Inc. (BDI) has successfully performed on a myriad of general service contracts based on our reputation for delivering a high-quality product and outstanding service to our partners.

Leading our commitment to the Easton Park CDD is myself, Stephen Brletic, PE, and Jerry Whited, Project Manager. Our ability to develop strong relationships with clients has ensured that the end results exceed the expectations of District Managers and Board of Supervisors through careful coordination of schedules, budgets, and priorities. We are most proud of our reputation of responsiveness when addressing the needs of BDI's clients. I will serve as the District Engineer for the CDD with the main point of contact for the CDD to be Jerry Whited in the Project Manager role. He will be responsible for attending District Board meetings, coordinating projects and construction inspection services, and any other engineering tasks.

BDI's staff has a breadth of experience in working with CDDs, which means you benefit by getting professional expertise delivered with a personalized approach and attentiveness to your needs. As the District Engineer for several similar CDDs, we believe we have a thorough understanding of your service requirements.

Our first priority is to establish a personalized team for each individual work assignment undertaken. This process begins with understanding your needs. Based on our coordination and research, we will assign a project team that has the best experience to meet those needs. I will strategically determine how to best utilize our internal resources as well as choose subconsultants, if needed, that would best complete the team. This approach ensures that we have the right resources to exceed your expectations.

Asset Management: BDI can assist the District by developing or updating land ownership and maintenance maps depicting District property and facilities and areas maintained by vendors such as landscapers or aquatic services. Wetlands and buffer areas may also be added as needed to educate residents and vendors of the different vegetation restrictions that may exist. These maps are living documents that may be updated as your community grows or as vendor needs change. BDI can also provide asset reports cataloging facilities or property, such as stormwater facilities or streets, for condition, suggested maintenance, or replacement so that future capital fund expenditures may be scheduled in advance.

Capital Improvements: BDI can provide the District with planning assistance in determining needed capital improvements including the development of construction plans and permits. BDI can also assist in developing capital improvement budgets so that funding may be planned for long term improvements.
Roadway Improvements: BDI can provide the District with traffic analyses to identify vehicle circulation, intersection sight distances, offsite signal warrants, pedestrian crosswalk safety, sidewalk ADA compliance, striping and signing, and street lighting studies and improvement plans.

Drainage Improvements: BDI will identify any nuisance drainage problems, identify potential solutions, and provide cost estimates for each alternative. Sometimes simple regrading or modifications to curbs or landscaping can correct standing water on streets or in grassy areas.

Permitting: BDI will inspect existing ponds in accordance with Southwest Florida Water Management District (SWFWMD) maintenance schedules and all inspection reports will be filed and cataloged by our staff. Our long-term partnership with SWFWMD and our continuing services contracts for reviewing SWFWMD ERP permits and past work on NPDES and Drainage Connection permits for FDOT District 7 have been invaluable in serving the stormwater needs of the following clients:

- Avelar Creek CDD in Riverview, FL
- Arbor Greene CDD in Tampa, FL
- Bexley CDD in Lutz, FL
- Blackburn Creek CDD in Venice, FL
- Bobcat Trail CDD in North Port, FL
- Cheval West CDD in Lutz, FL
- Country Walk CDD in Wesley Chapel, FL
- Del Webb Bexley CDD in Lutz, FL
- Diamond Hill CDD in Valrico, FL
- Eagle Pointe CDD in Parrish, FL
- Fishhawk Ranch CDD in Valrico, FL
- Fishhawk IV CDD in Valrico, FL
- Harbour Isles CDD in Apollo Beach, FL
- Heritage Springs CDD in Trinity, FL
- Highlands CDD in Riverview, FL
- Lexington Oaks CDD in Wesley Chapel, FL
- Live Oak No. 1 CDD in Tampa, FL
- Meadow Pointe II CDD in Zephyrhills, FL
- Mira Lago CDD in Apollo Beach, FL
- New River CDD in Wesley Chapel, FL
- Lynwood CDD in Ruskin, FL
- Oak Creek CDD in Wesley Chapel, FL
- Oakstead CDD in Land O'Lakes, FL
- River Bend CDD in Ruskin, FL
- South Fork CDD in Riverview, FL
- South Fork East CDD in Riverview, FL
- South Fork III CDD in Riverview, FL
- Spring Lake CDD in Riverview, FL
- Spring Ridge CDD in Brooksville, FL
- Sterling Hill CDD in Spring Hill, FL
- Talavera CDD In Spring Hill, FL
- The Bridgewater CDD in Lakeland, FL
- The Groves CDD in Land O' Lakes, FL
- The Preserve at South Branch CDD in Odessa, FL
- The Preserve at Wilderness Lake CDD in Land O'Lakes, FL
- Park Place CDD in Tampa, FL
- The Woodlands CDD in North Port, Florida
- TSR CDD in Trinity, FL

- University Place CDD in Apollo Beach, Florida
- Ventana CDD in Riverview, Florida
- Waterset Central CDD in Apollo Beach, Florida
- Waterset North CDD Apollo Beach, Florida
- Westchase CDD in Tampa, Florida

Teamwork, integrity, responsibility, and hard work are the cornerstones of our corporate culture and the reason we have earned repeat business and referrals from satisfied clients. Our focus is to ensure that our partners get the positive results and successful projects that they want and deserve. These core values are at the heart of every service we perform.

We are confident that the information in this Request for Proposal and the client testimonials substantiate our capabilities and our commitment of quality and integrity to our clients. We look forward to working with the Easton Park CDD to enhance your community.

Very truly yours,
Brletic Dvorak, INC.



Stephen Brletic, P.E.
Project Manager

BDi
ENGINEERING



ABILITY AND ADEQUACY OF PROFESSIONAL PERSONNEL

FIRM PROFILE

Brletic Dvorak, Inc. (BDI) Brletic, Dvorak, Inc. (BDI) is a multidisciplined engineering firm serving clients throughout the southwest Florida Area. We provide an array of community development district (CDD) services tailored to our clients' needs. BDI serves numerous CDDs throughout southwest Florida. BDI is a recognized leader in providing engineering services and solutions to communities.

We apply our extensive expertise across a wide variety of disciplines including land development, roadway and traffic design, stormwater management, and construction administration. Our employees are committed to and take pride in helping community development districts improve the quality of life in our communities. We assign the appropriate resources of our firm to perform each project efficiently. BDI is a one-stop shop for all your community's desired projects, assisting you from start to finish and staying within budget and schedule.

SERVICE OFFERINGS INCLUDE:

- Civil Engineering
- Water Resources
- Transportation and Traffic Planning and Design
- Community Engineering
- Construction Management and Inspection

BDI's client base consists of a wide range of public and private organizations with an equal range of project types. With a primary focus on projects requiring civil site development and transportation services combined with a keen desire to work closely with our clients, BDI's service base has grown. Among our specialties are stormwater management facility design, roadway and sidewalk design, roadways, waterways, wetlands and community facilities.

BDI's office is in downtown St. Petersburg with convenient access to the Interstate system and expressways. Our office is a functional, exciting environment that enhances BDI's values. BDI also strives to stay at or ahead of the curve with state-of-the-art software and hardware systems that allow our staff to provide the highest quality deliverables in a timely manner.



SELECT KEY PERSONNEL

BDI consists of dedicated, high-quality staff with reputations for excellence and integrity. As previously mentioned, we take great pride in the caliber of our staff and our internal "teamwork" culture. We have reviewed the Request for Qualifications in detail and performed a cursory site review to assure we have the appropriate staff both in quality and quantity. We have assembled a team of professionals consisting of key staff members, that are listed in this section, for the anticipated service areas. With this team, BDI will deliver outstanding services to Easton Park Community Development District (CDD).



STEPHEN BRLETIC, PE

Stephen Brletic serves as the District Engineer for 18 (CDDs) community development districts providing engineering and consulting services to resident boards in southwest Florida including one of Florida's largest CDDs, Fishhawk Ranch. Mr. Brletic has over 10 years of experience in project management, design, and construction for projects including land development, stormwater management, roadway improvements, and community amenities for not only (CDDs) community development districts, but also local, state, and federal municipalities, and school boards.

Mr. Brletic was born in St. Petersburg, FL and graduated from the University of North Florida in 2011. He has been working in the southwest Florida for the entirety of his career and has continued involvement in the community whether that be through being a part of the Leadership Tampa Bay organization or coaching his son's local sports teams.



ROBERT DVORAK, PE

Robert Dvorak serves as the District Engineer for 10 (CDDs) community development districts located throughout southwest Florida. Mr. Dvorak has over 35 years of civil engineering experience primarily in the field of water resources. Robert's responsibilities include project management, lead technical engineer, for the planning, design and permitting services for a wide range of public and private projects.

Mr. Dvorak graduated from the University of Florida in 1984 and started his engineering career at the Southwest Florida Water Management District in Brooksville, Florida. He has been working in the Tampa Bay area his entire career and in addition to consulting for CDD's, he has supported FDOT, City of Tampa and Pinellas County working as an extension of their staff through various general service contracts.

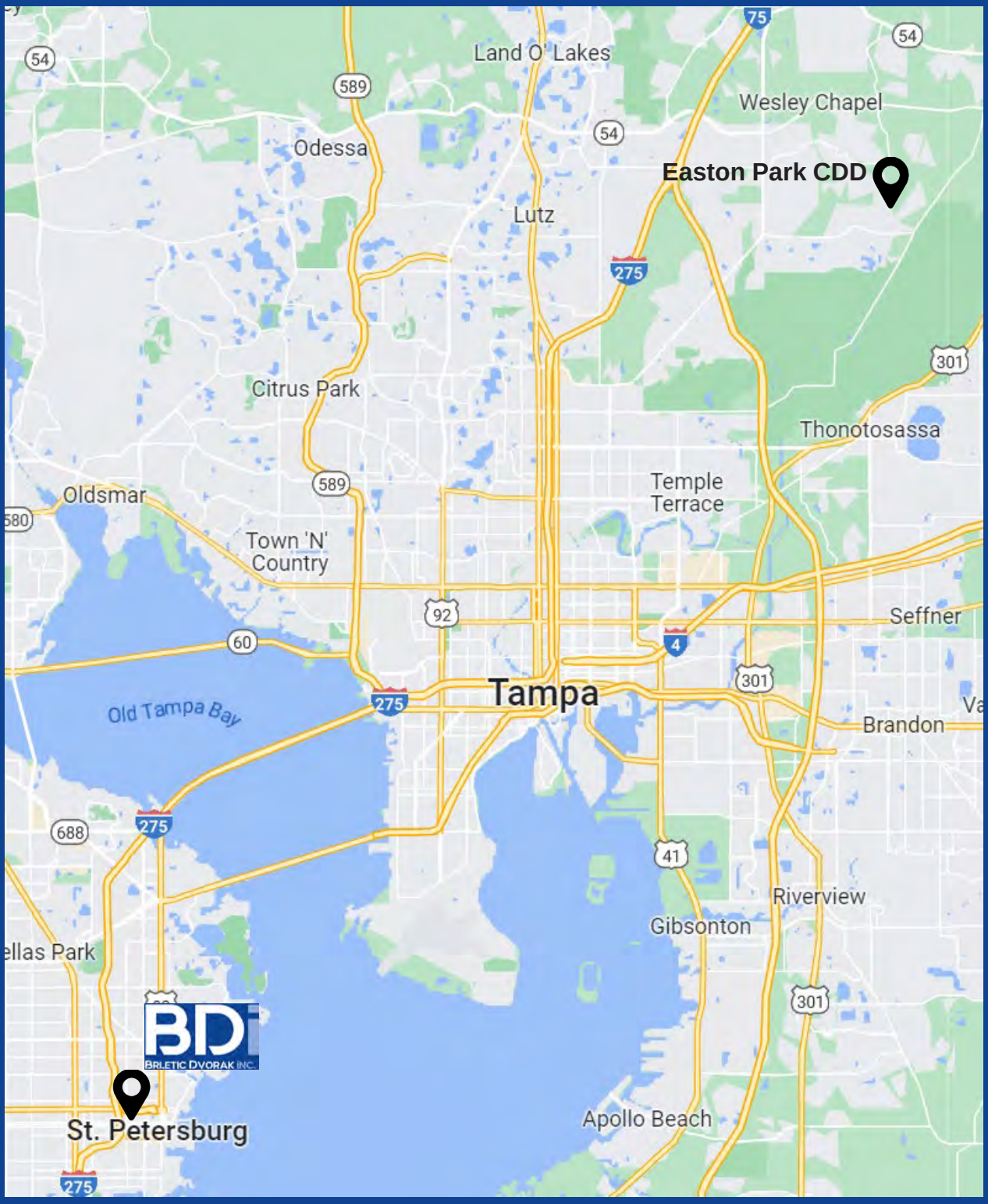
Robert number one core value is relationships based on mutual respect with the primary objective of being the best possible advocate for his clients.

GEOGRAPHIC LOCATION

Brletic Dvorak, Inc.

536 4th Ave. S, Unit 4 St.

Petersburg, Fl 33701



PAST PERFORMANCE

SPRING LAKE COMMUNITY DEVELOPMENT DISTRICT (CDD)
Riverview, FL

Lake Lucaya Shoreline Restoration. Stephen Brletic and Kirk Wagner performed project management and construction administration services in relation to construction of significant shoreline restoration to the lake banks after Hurricane Milton.
Stormwater Assessment and Repairs. Kirk Wagner aided in assessment of the stormwater system functionality and permit compliance when first coming on board as the District Engineer. He continues to perform case by case assessments as needed at the board's request.


Lake Lucaya at Spring Lake CDD

BOBCAT TRAIL COMMUNITY DEVELOPMENT DISTRICT (CDD)
North Port, FL

Roadway Assessment. Robert Dvorak and Stephen Brletic provided a proposal to research the composition of the original roadway asphalt design and performed a site visit to observe existing pavement conditions. BDI will evaluate pavement conditions based on current pavement surface rating guidelines and document the findings, including pictures, in a written report with construction cost estimates.

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT (CDD)
Spring Hill, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Sterling Hill Community pond location, inspection time, and Hernando County parcel number.
Splash Pad. Stephen Brletic provided project management services for the CDD selected contractor and Engineer- of-Record for a splash pad project at the Sterling Hill South clubhouse facility. This also required permit modifications to the community's SWFWMD Environmental Resource Permit.
South Clubhouse Dog Park/Pickleball Courts. Stephen Brletic and Kirk Wagner performed design, permitting, and construction administration for pickleball courts and dog park with associated fencing. The project is ongoing.

MEADOW POINTE II COMMUNITY DEVELOPMENT DISTRICT (CDD)
Wesley Chapel, FL

Permit Inventory and Inspection, Maintenance Planning. Jerry Whited and Robert Dvorak researched and inventoried permit documents from the SWFWMD office and developed a detailed stormwater maintenance plan and spreadsheet indicating each permit, pond location, and inspection time.
Sidewalk Replacement Project. Jerry Whited and Robert Dvorak aided in the planning, design and construction administration for a major sidewalk replacement project within the CDD to remedy ADA issues and drainage concerns.
Roadway Assessment. Robert Dvorak and Stephen Brletic provided a proposal to research the composition of the original roadway asphalt design and performed a site visit to observe existing pavement conditions. BDI will evaluate pavement conditions based on current pavement surface rating guidelines and document the findings, including pictures, in a written report with construction cost estimates

DIAMOND HILL COMMUNITY DEVELOPMENT DISTRICT (CDD)

Valrico, FL

Brilliant Cut Way Drainage Improvements. Stephen Brletic performed survey, design, permitting, and construction administration to improve drainage and alleviate nuisance flooding in yards adjacent to CDD ponds and residential properties. *(Construction budget: $20,000)*

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the Southwest Florida Water Management District (SWFWMD) office and developed a detailed map and spreadsheet indicating each permit, Diamond Hill Community pond location, inspection time, and parcel number.

Pond Repairs. Stephen Brletic assessed the conditions of a stormwater detention pond and examined recent repairs to its drainage structure and inflow pipe foundation for this two-phase project. Staff collected data, evaluated and researched permits, and performed hydraulic and hydrologic calculations. For Phase I, BDI published a report outlining feasible improvements and cost estimates. For Phase II, BDI developed construction documents for competitive bid and designed a much-improved energy dissipating structure with sand cement armoring and regrading along the bottom and side slopes of the pond.



Pond Repairs at Diamond Hill CDD

HARBOUR ISLES COMMUNITY DEVELOPMENT DISTRICT (CDD)

Apollo Beach, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Harbour Isles Community pond location, inspection time, and Hillsborough County parcel number.

New Fitness Center. Stephen Brletic aided in completed site design and permitting for a new community fitness center. Staff obtained permits from Hillsborough County and SWFWMD. BDI prepared contract documents, including general conditions, assisted in the bid phase, and provided construction phase services. *(Construction budget: $119,000)*

Traffic Analyses. Stephen Brletic reviewed a Signal Warrant Study from the Florida Department of Transportation (FDOT) for the intersection of US 41/SR 45 at Spindle Shell Way. BDI is currently working with FDOT and a neighboring development to discuss their review.

Miscellaneous Assistance. Stephen Brletic provides ongoing miscellaneous assistance regarding CDD assets such as reclaimed water assessment and construction, pool paver subsidence, nuisance flooding around the pool and landscaping, utility valve subsidence, decorative lighting assistance, and monitoring the County's progress extending reclaimed water to the development within the next two years.



Pond Restoration at Harbour Isles CDD



Sidewalk Repairs at Fishhawk Ranch CDD

FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT (CDD)

Lithia, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Fishhawk Ranch Community pond location, inspection time, and Hillsborough County parcel number.

Engineer Transition. This task required coordination with the past Engineer-of-Record for the community to retain and update all documents during a transition and merger of three CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.

Trail Evaluation/Repair Projects. This task required field evaluation of specific sections of the Fishhawk Ranch community trail which experienced drainage issues or failure. Stephen Brletic provided design and permitting to address the trail issues in some cases. Stephen Brletic also performed construction administration services related to the construction and improvements to the trails.

Fishhawk Aquatic Center Vault Replacement. This task required evaluation of an aging underground vault that housed pumps and equipment for the waterfall feature pool at the Aquatic Center that was failing. handled soliciting an RFP to contractors along with construction administration services related to the vault replacement. *(Construction budget: $75,000)*

Fishhawk Tennis Club Drainage Improvements. This task required design and construction administration services to address ponding and drainage impendence surrounding the existing clay tennis courts while maintaining the aesthetics and landscaping in the area. *(Construction budget: $12,000)*

MIRA LAGO COMMUNITY DEVELOPMENT DISTRICT (CDD)

Apollo Beach, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Mira Lago Community pond location, inspection time, and Hillsborough County parcel number.

Pond Bank Restoration. Stephen Brletic performed design, and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. *(Construction budget: $70,000)*

Adjacent Development Impact Management. This task required coordination with state permit agencies and private developers to coordinate impacts to the existing community caused by the new construction of a subdivision adjacent to the CDD owned properties and residential lots.



Pond Bank Restoration at Mira Lago CDD

RIVER BEND COMMUNITY DEVELOPMENT DISTRICT (CDD)

Ruskin, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, River Bend Community pond location, inspection time, and Hillsborough County parcel number.

Amenity Center Drainage Improvements. The River Bend CDD has experience chronic flooding due to rapid expansion of the amenities within the parcel without accommodating additional stormwater runoff. Stephen Brletic performed survey, design, permitting, and construction administration services to address existing flooding occurring at the access, parking lot, playground, tennis court, pool equipment area, and open spaces. The improvements will accommodate future amenity projects through total buildout of the parcel. *(Construction budget: $119,000)*

Basketball/Tennis Court Replacement. Stephen Brletic performed survey, design, permitting, and construction administration for a basketball/tennis court with associated fencing and security adjacent to their clubhouse pool to replace the existing failed courts. *(Construction budget: $135,000)*

Pool Heating Analysis and Construction. Stephen Brletic prepared a comparative analysis of heating the District's pool using natural gas, electricity, or propane. Stephen Brletic also performed all construction administration services associated with implementing an electrical heat pump system. *(Construction budget: $65,000)*



Basketball/Tennis Court Replacement at River Bend CDD



Pond Bank Restoration at Bridgewater of Wesley Chapel CDD

BRIDGEWATER AT WESLEY CHAPEL COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Pond Bank Restoration. Stephen Brletic performed surveying, design, and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. *(Construction performed to-date: $70,000)*

Pond Maintenance Plan. The objective of this task was to determine the extent of repair needed for each pond, establish an estimated cost, and prioritize each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue that would require maintenance or repair. Numerous ponds had erosion on the side slopes and several had control structures that were not functioning as designed due to skimmer settlement or foundation/ embankment erosion. A report was prepared and presented to the CDD Board for additional action and as a planning tool to eventually address all the ponds.

Sidewalk Evaluation. This task required a walkthrough of the entire community to evaluate the ADA compliance of the CDD maintained sidewalks. A full inventory with picture documentation was then presented to the board with cost estimates of the repairs. BDI also performed construction administration services in relation to the repair project. *(Construction budget: $30,000)*

HERITAGE SPRINGS COMMUNITY DEVELOPMENT DISTRICT (CDD)

Trinity, FL

Hole #17 Drainage Improvement Project. Robert Dvorak designed regrading for a section of the community golf course that was already filled and partially blocking the free flow of water over a 250-foot weir. The new design created a compromise, providing a dry landing area for golfers without inhibiting the flow of water during flood conditions. BDI included rip-rap to stabilize areas within high-flow zones, along with a stone-filled Geoweb containment system. *(Construction budget: $35,000)*

Pond Inspections and Report Writing. Robert Dvorak conducts inspections and writes reports as part of this as-needed professional engineering assignment. There are 39 water management facilities in the CDD which require inspection and certification compliance for the SWFWMD. BDI researched each file to establish a list of facilities and prioritize their inspection and certification needs. Currently, Robert Dvorak is conducting several inspections quarterly to maintain a satisfactory schedule with the District.

Warrington Way Drainage Project. Warrington Way has historically flooded due to low elevations in the roadway, causing standing water during peak flood conditions in adjacent wetlands. This project required a bypass drainage system to capture and route water away from the Warrington Way storm sewer system, thereby alleviating flood water and providing another outfall to the wetland. BDI updated the Master Drainage Analysis and provided a hydrologic and hydraulic modeling analysis, ensuring the proposed project would not adversely impact downstream properties. Robert Dvorak also obtained a modification to the approved Environmental Resource Permits (ERP) from SWFWMD and provided construction management services, handling everything from bidding to construction observations and final close-outs. *(Construction budget: $150,000)*

Pond Repairs. Robert Dvorak provides ongoing pond inspections and develops plans for specific repairs to banks, gabions, weirs, and flumes. Robert Dvorak also ensures water can flow freely from the development by clearing potential obstructions around structures in the wetlands.

Grass Carp Research. Robert Dvorak developed research literature regarding grass carp to control nuisance vegetation in stormwater detention ponds and presented a full report with recommendations to the Board.

LEXINGTON OAKS COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Pond Bank Restoration. Stephen Brletic performed design, and construction administration tasks to reconstruct and restore numerous stormwater management pond banks within the community. This project restored eroded banks and repaired drainage structures, thereby improving safety and functionality. *(Construction performed to-date: $450,000)*

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Lexington Oaks Community pond location, inspection time, and Hillsborough County parcel number.

Pond Maintenance Plan. Stephen Brletic performed inspections for several pond sites to determine potential issues requiring maintenance or repair. Stephen found numerous ponds with eroded side slopes and dysfunctional control structures due to skimmer settlement and foundation/embankment erosion. Stephen prepared a report for the CDD to use as a planning tool for future pond maintenance and repair.

Amenities Center Drainage Improvements. Stephen Brletic performed design services to alleviate extensive flooding which kept residents from using playcourts and fields and prohibited maintenance. *(Construction budget: $40,000)*

ADA Facility Compliance. Stephen Brletic developed a list of necessary ADA facility improvement requirements and developed plans for the first set of new sidewalks scheduled for improvement in the near future.

Reserve Study. Stephen Brletic has prepared two updates to the CDD's Reserve Study.

Court Resurfacing. Stephen Brletic prepared plans for the resurfacing of two tennis courts and one basketball court. *(Construction budget: $15,000)*

Pool Heating Analysis. Stephen Brletic prepared an analysis comparing natural gas and propane heating for the District's pool.

SOUTH FORK COMMUNITY DEVELOPMENT DISTRICT (CDD)

Riverview, FL

Permit Inventory and Inspection Scheduling. Robert Dvorak researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, South Fork Community pond location, inspection time, and Hillsborough County parcel number.

Pond Bank Restoration. Robert Dvorak performed design, and construction administration tasks for the reconstruction and restoration of the pond banks on three stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. *(Construction budget: $209,000)*

Pond Maintenance Plan. The objective of this task was to determine the extent of repair needed for specific ponds, establish an estimated cost, and prioritize the immediate needs for each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue requiring maintenance or repair. Numerous ponds had erosion on the side slopes, and several had drainage structures that were not functioning as designed due to becoming dislodged from embankment erosion. A report was prepared and presented to the CDD Board for alternative measures to address the pond issues and RFP packages were prepared for bidding purposes.

Clubhouse Parking Lot Expansion. Robert Dvorak performed design, and permitting tasks to add six parking spaces and incorporate an inlet and pipe system to alleviate an ongoing problem with standing water in the driveway.



Pond Bank Restoration at South Fork CDD | Photo credit: James Griffin and Griffin Brothers Civil Construction



Pedestrian Boardwalk at Oak Creek CDD

OAK CREEK COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Permit Inventory and Inspection Scheduling. Robert Dvorak researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Oak Creek Community pond location, inspection time, and Pasco County parcel number.

Basketball Court. Robert Dvorak performed survey, design, permitting, and construction administration for a new basketball court adjacent to their clubhouse pool. The court will also be striped for a dual use for two pickleball courts. *(Construction budget: $36,000)*

Trail Boardwalks. Robert Dvorak performed design, permitting, and construction administration for a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with safe access to the natural uplands to utilize as a picnic or walking trail amenity. *(Construction budget: $63,000)*

Playground Expansion. Robert Dvorak performed design, and permitting to expand the existing playground to accommodate a new swing set area for toddlers while maintaining safe ADA access.

SPRING RIDGE COMMUNITY DEVELOPMENT DISTRICT (CDD)

Brooksville, FL

Community Lighting Analysis and Planning. Stephen Brletic performed an evaluation of the current street lighting within the Spring Ridge community and provided a planning site plan to the local electricity provider to add light poles to increase coverage of light during the night as an increase to safety.

Clubhouse Parking Improvements/Crosswalks. Stephen Brletic provided design, and construction administration services in relation to drainage improvements, providing additional parking, and designing walkways to ADA standards. This task also included implementing crosswalks throughout the community to FDOT standards.

THE WOODLANDS COMMUNITY DEVELOPMENT DISTRICT (CDD)

North Port, FL

SWFWMD ERP and WUP Permit Map. The board requested Robert Dvorak to produce a map showing the limits covered by each SWFWMD ERP and WUP permit within the development.
Robert Dvorak researched SWFWMD files to identify stormwater management facilities and wells and pumps and developed separate spreadsheet to identify the the permittees and operation and maintenance entities. This map will be used a useful resource for current and future board members, the community's vendors and the CDD staff.

Pond Equalizer Pipe. Robert Dvorak provided construction observation and an as-built survey for a stormwater pipe project designed to equalized water levels between two existing master drainage ponds. The project allowed for an increase in surface water withdrawal used for irrigation throughout the development.

WESTCHASE COMMUNITY DEVELOPMENT DISTRICT (CDD)

Tampa, FL

CDD Common Area Drainage Improvements. Robert Dvorak performed design, and construction administration services to address ponding issues on CDD property that was affecting private property. The project included replacing a collapsed plastic pipe and inlet system with equivalent concrete units. This project is ongoing and the CDD staff are soliciting proposals to perform the work.

Asset/Landscape Maintenance Maps. Robert Dvorak was tasked to update the existing community maps in relation to landscape maintenance and CDD ownership to the most recent records. These maps will be used as a useful resource for current and future board members, the community's vendors, and the CDD staff. The landscape map is currently being used in their current RFP for landscaping services.



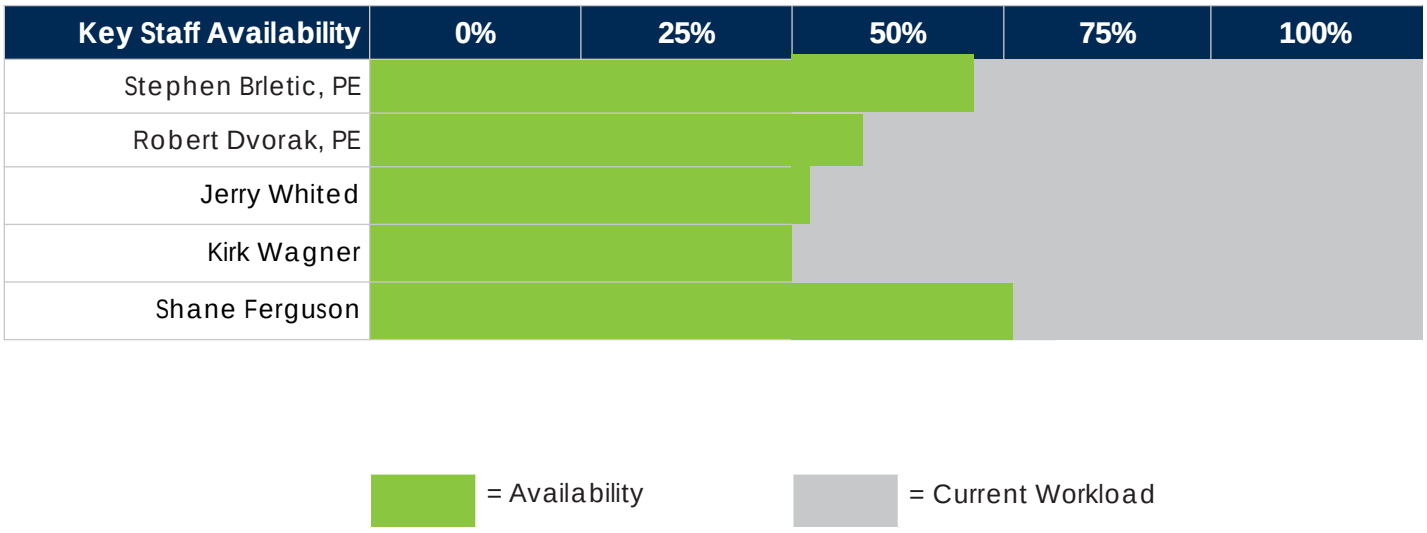
Pond Restoration at Westchase CDD

CURRENT / PROJECT WORKLOAD



The BDI team is available and has the capacity, technical expertise, range of services, and uniquely qualified personnel to provide the Easton Park CDD with all the services required. Our availability means you can expect stellar responsiveness, quality products, and projects delivered on or ahead of schedule.

All the key personnel are ready to begin work immediately. The chart below graphically depicts the workload commitments and availability over the next twelve months for the key personnel.



WORK PREVIOUSLY AWARDED

BDI has not been selected previously to provide services to the CDD.

MINORITY BUSINESS ENTERPRISE

BDI is not a Minority Business Enterprise (MBE). We routinely partner with experienced and proven MBE's to provide complimentary services on a wide range of projects.

PROJECT MANAGEMENT TOOLS

Our goal is a long-term partnership with the Easton Park CDD. As partners, you can count on us to deliver desired results based on adherence to our corporate culture:

- **Teamwork** – We take pride in our ability to assemble the best team to accomplish your specific objectives. Every member of our team commits to exceeding your expectations. In order to achieve this, we will be actively involved in your organization and challenge ourselves to anticipate your future needs.
- **Integrity** – We have maintained long-term relationships with many of our clients. These relationships continue to thrive because our clients know that the BDI team can be trusted to act in their best interest at all times while achieving win-win solutions for all the stakeholders.
- **Responsibility** – As we enter into a new partnership, our commitment to you is that we take full responsibility for the end result. That means that you can rely on us to be proactive, to anticipate any potential challenges, and to offer solutions.
- **Hard work** – Every member of our team understands that hard work is the foundation for every project. Once we mutually agree on an approach, our team focus is on delivering superior service and a project that surpasses your quality, schedule, and budget requirements.
- **Community Involvement** – Among our core values is a serious commitment to community involvement..

We understand that every aspect of our culture needs to be adhered to daily to guarantee results for your organization. We look forward to the opportunity to become partners with the Easton Park CDD and to help you achieve all your objectives.

The following sections address BDI's particular approach to meeting schedule and budget expectations.



MANAGING PROJECTS TO MEET SCHEDULE AND BUDGET



The BDI team is committed to meet and exceed the Easton Park CDD's schedule and budget requirements, whether our project budget is $5,000 or $500,000. Astute, prudent management of financial and human resources is one of our core business values. We routinely deliver our projects ahead of schedule through a targeted, well-orchestrated effort of the entire team, including CDD staff. The depth of our team gives us the ability to add considerable resources to meet any schedule and to handle multiple assignments simultaneously, as we have proven on numerous general services contracts.

As Project Manager, Robert Dvorak, PE, will follow these **guidelines to successfully accomplish each assignment**:

- Identify the right team to efficiently deliver each assignment.
- Develop a well-defined scope.
- Keep the same people on the project team for the duration of the task.
- Conduct team meetings, typically weekly or bi-weekly.
- Proactively anticipate potential schedule or budget challenges and resolve them in advance.

All BDI project managers have been formally trained in BDI's approach to project management and for each project, the PM follows a detailed **Project Management Plan** procedures that describes the scope and deliverables and details the schedule, milestones, work breakdown structure, task assignments, and Quality Control Plan, including specific responsibilities for each key team member. The PMP and in-house PM tools save significant time. Some of the tools used to maintain control of the schedule and budget are described in the next sections.

SCHEDULE & BUDGET CONTROLS

Schedule: With our depth of staff and vast array of multi-disciplined experience, BDI has the capability to fast track any project. This expertise provides the client with a **one-stop shop** for any project – whether we are serving as program manager, project manager, design support, or construction manager. We provide a complete array of engineering and management services integrated to our client's needs.

Between the level of expertise and the personnel available that have previous experience working on similar contracts for other local agencies, we have the capacity and expertise to maintain accelerated task order schedules. **Our depth of staff in the required disciplines ensures that each task assignment will be given the manpower necessary to provide the Easton Park CDD's with a quality end product within the project budget and schedule.**

Our schedules are developed in great detail, describing every activity involved in every phase. Moreover, activities are linked so that we are in essence creating a critical path project schedule. This schedule is one of several that our task order manager reviews for compliance on a weekly basis. He will review the level of completeness of every activity with the individuals performing the work and confirm that the project is on schedule.

We have the capacity and expertise to complete all assignments for this project on time. We recognize that a major element used to evaluate the effectiveness of our services is the degree to which schedules are completed. Our project efforts are directed toward a high level of schedule control and our project management policies have been devised to support this objective. We also realize that effective, timely response to the unexpected requests from the board, often on a moment's notice, is both art and science. We are confident that our team can easily respond to such assignments under this contract within the required number of days. Rapid, effective response to unforeseen situations is a skill that our team members have developed through years of experience and practice of putting our clients' immediate needs first and foremost. These values and high-performance expectations are ingrained into our culture. This Team maintains an attitude that all work schedules can be compressed saving time and man-hours for other assignments saving valuable community dollars.

Our web-based project management and accounting tools, in conjunction with scheduling software, regular team communications, corporate procedures for project execution, and sound judgment, allow our task order managers to identify problems early, so expedient correction can minimize schedule or cost overruns.

Budget: Keeping in mind the CDD's budget for each assignment, we will develop an appropriate scope to satisfy the budget constraints. Once underway, BDI focuses on cost control using a state-of-the-art integrated accounting and resource planning software and a collaborative team approach During the performance of the project we track the hours and dollars expended on each project phase. All employee timesheets are input electronically at least weekly, so up-to-date project costs are available on each PM's dashboard.

PROPOSED BILLING STRUCTURE

For each assignment, our project managers prepare a monthly progress report describing for each phase the percent of work completed, work performed during the report period, status with respect to schedule, unusual problems, delays, approval action, information required, and potential schedule slippage with recommendations.

Project team meetings are held weekly or bi-weekly to discuss the progress of the project. Each phase is reviewed for progress, manpower allocations, budget, and schedule. Any issues are discussed and a strategy for their resolution is addressed. Invoices will be prepared by the Project Manager based on the hours worked on each assignment at hourly rates established in the contract.

PERSONNEL ASSIGNMENT & PROJECT EFFICIENCY

The success of any project depends on utilizing the right personnel – those who possess the needed technical knowledge, successful project experience, specialized equipment, and collaboration skills.

Once notified of an assignment and based on the type and scope of work, Stephen will assemble the right project team in terms of team size and expertise, with the objective of keeping the team as small as possible to meet the schedule and keeping the team intact throughout the entire project.

Clear expectations and close collaboration from the start of each assignment will enhance efficiency and minimize delays. BDI's focus is always on the end result: accurate, concise, and clear deliverables.

We have repeatedly demonstrated our ability to perform complex assignments on time and within budget, and to be proactively aware of and promptly responsive to the CDD's needs. The proof of our willingness and ability to meet schedule and budget expectations is in our performance.

State of Florida
Department of State

I certify the attached is a true and correct copy of the Articles of Incorporation of BRLETIC DVORAK, INC., a Florida corporation, filed electronically on December 05, 2022 effective January 03, 2023, as shown by the records of this office.

I further certify that this is an electronically transmitted certificate authorized by section 15.16, Florida Statutes, and authenticated by the code noted below.

The document number of this corporation is P22000090017.

Authentication Code: 221207110639-500398548025#1

Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this the
Seventh day of December, 2022

Cord Byrd
Secretary of State

Ron DeSantis, Governor

Melanie S. Griffin, Secretary

FBPE
FLORIDA BOARD OF PROFESSIONAL ENGINEERS

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE
PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

DVORAK, ROBERT EDWIN III

536 4TH AVENUE SOUTH
UNIT 4
ST. PETERSBURG FL 33701

LICENSE NUMBER: PE40962

EXPIRATION DATE: FEBRUARY 28, 2027

Always verify licenses online at MyFloridaLicense.com

Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

Ron DeSantis, Governor

Melanie S. Griffin, Secretary

FBPE
FLORIDA BOARD OF PROFESSIONAL ENGINEERS

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE
PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

BRLETIC, STEPHEN DANIEL

10938 87TH AVE
SEMINOLE FL 33772

LICENSE NUMBER: PE81281

EXPIRATION DATE: FEBRUARY 28, 2027

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ARCHITECT – ENGINEER QUALIFICATIONS

PART I - CONTRACT-SPECIFIC QUALIFICATIONS

A. CONTRACT INFORMATION

1. TITLE AND LOCATION *(City and State)*
Easton Park CDD, Hillsborough County, FL

2. PUBLIC NOTICE DATE	3. SOLICITATION OR PROJECT NUMBER
	N/A

B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE
Stephen Brletic, PE

5. NAME OF FIRM
Brletic Dvorak, Inc. (BDI)

6. TELEPHONE NUMBER	7. FAX	8. E-MAIL ADDRESS
(813) 361-1466		sbrletic@bdiengineers.com

C. PROPOSED TEAM

(Complete this section for the prime contractor and all key subcontractors.)

	(Check) PRIME	(Check) J-V PARTNER	(Check) SUBCON-TRACTOR	9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
a.	X			**Brletic Dvorak, Inc. (BDI)** ☒ CHECK IF BRANCH OFFICE	536 4th Ave. S, Unit 4 St. Petersburg, Fl 33701	Civil Engineering
b.				☐ CHECK IF BRANCH OFFICE		
c.				☐ CHECK IF BRANCH OFFICE		
d.				☐ CHECK IF BRANCH OFFICE		
e.				☐ CHECK IF BRANCH OFFICE		
f.				☐ CHECK IF BRANCH OFFICE		

D. ORGANIZATIONAL CHART OF PROPOSED TEAM ☒ *(Attached)*

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Stephen Brletic, PE	**Project Manager**	15	4

15. FIRM NAME AND LOCATION (City and State)

Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS in Civil Engineering, University of North Florida, 2011	Professional Engineer, Florida (81281)

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations. Training, Awards, etc.)

Mr. Brletic has over 11 years of experience in land development engineering in the Tampa Bay area. His project experience includes design and permitting for a wide range of projects, including residential subdivisions, commercial developments, and borrow pits. He routinely performs the functions necessary to design and permit land development projects.

19. RELEVANT PROJECTS

a.

1) TITLE AND LOCATION *(City and State)*

Lexington Oaks Community Development District Engineering Support

Pasco County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager. BDI provides engineering services on a work order basis to serve as District Engineer for the Lexington Oaks CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls.

b.

1) TITLE AND LOCATION *(City and State)*

Oak Creek Community Development District Engineering Support

Wesley Chapel, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Senior Design Engineer. BDI provides engineering services to the **Oak Creek CDD** in **Wesley Chapel** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Oak Creek community include: **Basketball Court:** BDI is preparing plans to construct a basketball court to add to the existing amenities in the vicinity of the clubhouse pool. BDI will also oversee contractor bidding and construction phase services. **Trail Boardwalks:** BDI is preparing plans to construct a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with access to the natural uplands to utilize as a picnic or walking trail amenity.

c.

1) TITLE AND LOCATION *(City and State)*

Westchase Community Development District (CDD) Engineering Support

Tampa, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Senior Design Engineer. BDI is providing engineering services to the **Westchase Community Development District (CDD)** in Tampa, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. BDI provided a signing and marking inspection and certification for the CDD.

d.

1) TITLE AND LOCATION *(City and State)*

Fishhawk Ranch Community Development District Engineering Support

Lithia, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager. BDI provides engineering services to the Fishhawk Ranch CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Fishhawk Ranch community include: **Permit Inventory and Inspection Scheduling**–This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County. **Engineer Transition**–This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Robert Dvorak, PE	**Senior Engineer**	40	4

15. FIRM NAME AND LOCATION *(City and State)*

Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BSE, Agricultural Engineering, University of Florida, 1984	Professional Engineer, FL 40962

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations. Training, Awards, etc.)*

Mr. Dvorak is responsible for managing the water resource projects for Johnson, Mirmiran and Thompson, Inc. as well as the design, hydrologic and hydraulic modeling, and regulatory permitting for a wide range and variety of projects. His experience with the implementation of local and state regulations has enhanced his ability to expedite the permitting process with the ACOE, the DEP, the regional WMD's, and the FDOT.

19. RELEVANT PROJECTS

a.

1) TITLE AND LOCATION *(City and State)*

Oak Creek Community Development District Engineering Support

Wesley Chapel, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager. BDI provides engineering services to the **Oak Creek CDD** in **Wesley Chapel** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Oak Creek community include: **Basketball Court** – BDI is preparing plans to construct a basketball court to add to the existing amenities in the vicinity of the clubhouse pool. BDI will also oversee contractor bidding and construction phase services. **Trail Boardwalks** – BDI is preparing plans to construct a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with access to the natural uplands to utilize as a picnic or walking trail amenity.

b.

1) TITLE AND LOCATION *(City and State)*

Heritage Springs Community Development District Engineering Support

Pasco County, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager. BDI serves as District Engineer for the **Heritage Springs CDD** and our recent tasks have been varied, including permit inventory and inspections, coordination of and recommendations for maintenance of wetland and mitigation areas, design of drainage improvements, and repair of erosion and scour problems on stormwater ponds, open conveyances, and weirs. For most projects, in addition to design and permitting services, BDI has provided construction support including RFP development, bidding assistance through construction observation and project close-out. BDI also completed a synthesis of research literature regarding the use of grass carp to control nuisance vegetation in stormwater detention ponds. A report with recommendations was presented to the Board.

c.

1) TITLE AND LOCATION *(City and State)*

South Fork Community Development District (CDD) Engineering Support

Riverview, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager. BDI is providing engineering services to the **South Fork Community Development District (CDD)** in Riverview, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the South Fork community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, Traffic Analyses, and Pond Maintenance Plan. BDI provided traffic counts for the US 301 and Ambleside Boulevard intersection for the CDD.

1) TITLE AND LOCATION *(City and State)* (2) YEAR COMPLETED

	Westchase Community Development District (CDD) Engineering Support Tampa, FL	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION *(if applicable)* Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

d. **Project Manager.** BDI is providing engineering services to the **Westchase Community Development District (CDD)** in Tampa, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. BDI provided a signing and marking inspection and certification for the CDD.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Jerry Whited	**Project Manager II**	14	4

15. FIRM NAME AND LOCATION *(City and State)*

Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
N/A	Stormwater Operator

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations. Training, Awards, etc.)*

Mr. Whited is responsible for performing inspections on a variety of stormwater management facilities throughout southwest Florida for as-builts and recertification compliance. He also participates in advisory committee and association meetings to keep abreast of water management, environment surface water, and water use current and future issues and concerns. He has also performed inspections and surveys on numerous projects throughout southwest Florida. Jerry is also a FSA certified Stormwater Operator Level 1.

19. RELEVANT PROJECTS

a.

1) TITLE AND LOCATION *(City and State)*

Waterset North Community Development District (CDD) Engineering Support

Apollo Beach, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager II. BDI is providing engineering services to the **Waterset North Community Development District (CDD)** in Apollo Beach, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the South Fork community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, Traffic Analyses, and Pond Maintenance Plan.

b.

1) TITLE AND LOCATION *(City and State)*

Country Walk Community Development District Engineering Support

Pasco County, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager II. Pond Inspections and Report Writing – BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are 39 water management facilities located in the HSCDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD.

c.

1) TITLE AND LOCATION *(City and State)*

Preserve at South Branch Community Development District Engineering Support

Pasco County, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager II. BDI provided engineering services on a work order basis to serve as District Engineer for the Preserve at South Branch CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls.

d.

1) TITLE AND LOCATION *(City and State)*

Westchase Community Development District Engineering Support

Tampa, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager II.. BDI provides engineering services to the Westchase CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Westchase community include: **Permit Inventory and Inspection Scheduling**–This task required research

	of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County. **Sidewalk Assessment and Repair Project-**This task consisted of assessing sidewalks within the CDD that required repair to remedy ADA and drainage concerns that the county would not address and then performing design and construction administration tasks to complete the project.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Kirk Wagner	**Senior Inspector/Project Manager II**	27	4

15. FIRM NAME AND LOCATION *(City and State)*

Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS in Computer Science, LFSU	N/A

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations. Training, Awards, etc.)*

Mr. Wagner is responsible for performing inspections on a variety of stormwater management facilities throughout southwest Florida for as-builts and recertification compliance. He also participates in advisory committee and association meetings to keep abreast of water management, environment surface water, and water use current and future issues and concerns. He has also performed inspections and surveys on numerous projects throughout southwest Florida. Kirk also holds certifications including FDEP Stormwater Erosion and Sedimentation Control Inspector –Inspector # 46681, FDACS Pesticide applicators license for category 5A – Aquatics, and FSA Stormwater Operator Level 1 certification.

19. RELEVANT PROJECTS

a.

1) TITLE AND LOCATION *(City and State)*

Spring Lake Community Development District (CDD) Engineering Support

Brooksville, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Manager II. BDI is providing engineering services to the **Spring Lake Community Development District (CDD)** in Riverview, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Spring Lake community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, and Misc. Drainage projects.

b.

1) TITLE AND LOCATION *(City and State)*

Westchase Community Development District Engineering Support

Hillsborough County, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Senior Inspector. Pond Inspections and Report Writing – BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are a number of water management facilities located in the Westchase CDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD.

c.

1) TITLE AND LOCATION *(City and State)*

Lexington Oaks Community Development District Engineering Support

Pasco County, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Senior Inspector. BDI provided engineering services on a work order basis to serve as District Engineer for the Lexington Oaks CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls.

d.

1) TITLE AND LOCATION *(City and State)*

Fishhawk Ranch Community Development District Engineering Support

Lithia, FL

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Senior Inspector. BDI provides engineering services to the Fishhawk Ranch CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Fishhawk Ranch community include: **Permit Inventory and Inspection Scheduling**–This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Shane Ferguson	**Inspector**	10	2

15. FIRM NAME AND LOCATION *(City and State)*

Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BA in Economics, USFSP	N/A

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations. Training, Awards, etc.)*

Mr. Ferguson is responsible for performing inspections on a variety of stormwater management facilities throughout southwest Florida for as-builts and recertification compliance. He also participates in advisory committee and association meetings to keep abreast of water management, environment surface water, and water use current and future issues and concerns. He has also performed inspections and surveys on numerous projects throughout southwest Florida.

19. RELEVANT PROJECTS

a.

1) TITLE AND LOCATION *(City and State)*

Spring Ridge Community Development District (CDD) Engineering Support
Brooksville, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Inspector. BDI is providing engineering services to the **Spring Ridge Community Development District (CDD)** in Brooksville, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Spring Ridge community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, Traffic Analyses, Road Inspection and Clubhouse Improvements.

b.

1) TITLE AND LOCATION *(City and State)*

Westchase Community Development District Engineering Support
Hillsborough County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Inspector. Pond Inspections and Report Writing – BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are a number of water management facilities located in the Westchase CDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD.

c.

1) TITLE AND LOCATION *(City and State)*

Lexington Oaks Community Development District Engineering Support
Pasco County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Inspector. BDI provided engineering services on a work order basis to serve as District Engineer for the Lexington Oaks CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls.

d.

1) TITLE AND LOCATION *(City and State)*

The Groves Community Development District Engineering Support
Pasco County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(if applicable)*
Ongoing	Varies

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Inspector. BDI provides engineering services to the Groves CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Groves community include: Extrenal Facility Inspection and Assessment. This task involved inspection of roadway, curbs, stormwater facilities, courts, sidewalks, and other site infrastructure components within the CDD boundary.

TEAM'S	F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER 1

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Harbour Isles Community Development District (CDD) Hillsborough County, FL	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Inframark IMS	Angle Montagna	(813) 991-1116

BDI provides engineering services to the **Harbour Isles Community Development District (CDD)** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity and each has a specific scope and schedule which is coordinated through the Board and District Manager.

Various tasks completed for the Harbour Isles community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **New Fitness Center** – Stephen Brletic completed the site design and permitting for a new fitness center adjacent to the existing clubhouse. Permits were obtained from Hillsborough County and the Southwest Water Management District. We prepared the contract documents, including general conditions, assisted in the bid phase, and provided construction phase services as well. *(Construction budget: $119,000)*
- **Night Swimming Assessment** – Stephen Brletic performed light readings and made lighting recommendations with respect to the availability of the community swimming pool during dark hours.
- **Traffic Analyses** – Stephen Brletic has reviewed the Signal Warrant Study provided by the Florida Department of Transportation for the intersection of US 41/SR 45 at Spindle Shell Way. Discussion with FDOT and the neighboring development are underway.
- **Miscellaneous Assistance** – Stephen Brletic provides miscellaneous assistance regarding CDD assets, such as:
  - Reclaimed water assessment and construction
  - Pool paver subsidence
  - Nuisance flooding around landscaped areas and pool area
  - Utility valve subsidence
  - Monitoring progress of County's plans to extend reclaimed water to the development within the next two years
  - Decorative lighting assistance

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **2**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Diamond Hill Community Development District (CDD) **Hillsborough County, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Inframark IMS	Angel Montagna	(813) 991-1116

BDI provides engineering services to the **Diamond Hill Community Development District (CDD)** in **Valrico** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Diamond Hill community include:

- **Brilliant Cut Way Drainage Improvements** – BDI performed survey, design, permitting, and construction administration for drainage improvement to alleviate nuisance yard flooding adjacent to CDD ponds and residential properties. *(Construction budget: $20,000)*
- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **Pond Repairs -** BDI reviewed the stormwater detention pond conditions and performance. Specific concerns were recent repairs to drainage structures and inflow pipe foundations. Data collection and permit evaluation and research as well as hydraulic and hydrologic calculations were specific tasks. The final deliverable was a report addressing probable improvements and cost estimates for Phase I. Phase II consisted of developing construction documents for competitive bid. The design improvements consisted of an energy dissipating structure with sand cement armoring and regrading around the pond bottoms and side slopes.
- **Pond Inspections** – BDI reviewed all the permits for the development's 23 ponds and developed an inspection schedule to comply with SWFWMD requirements. BDI performs the necessary pond inspections.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering

TEAM'S	F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER 3

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
Fishhawk Ranch Community Development District (CDD) **Lithia, Hillsborough County, FL**	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION *(If applicable)* Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Halifax Solutions	Eric Dailey	(813) 244-4388

BDI provides engineering services to the **Fishhawk Ranch Community Development District (CDD)** in **Lithia** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Fishhawk Ranch community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.

- **Engineer Transition** – This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.

- **Various Pond Restoration/Drainage Improvements** – BDI performed surveying, design and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality.

- **Palmetto Club Building Repairs** – BDI performed construction assistance and project management for the CDD from start to finish for the Palmetto Cub repairs associated with storm damage.

- **Boardwalk Trail Repairs** – BDI performed the construction assistance and project management for the CDD from start to finish for numerous major boardwalks through wetlands or over ponds within the Fishhawk Ranch Community.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering, Survey

TEAM'S	F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER 4

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Mira Lago West Community Development District (CDD) **Ruskin, Hillsborough County, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Inframark IMS	Jennifer Goldyn	(813) 991-1116

BDI provides engineering services to the **Mira Lago West Community Development District (CDD)** in **Ruskin** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Mira Lago West community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.

- **Pond Bank Restoration** – BDI performed surveying, design and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality.

- **Adjacent Development Impact Management** – This task required coordination with state permit agencies and private developers to coordinate impacts to the existing community caused by the new construction of a subdivision adjacent to the CDD owned properties and residential lots.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,

TEAM'S	F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER 5

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Sterling Hill Community Development District (CDD) **Spring Hill, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Rizzetta & Company, Inc.	Darryl Adams	(813) 994-1001

BDI provides engineering services to the **Sterling Hill Community Development District (CDD)** in **Spring Hill** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Sterling Hill community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.

- **Splash Pad –** This task required project management of the CDD selected contractor and EOR for a splash pad project at the Sterling Hill South clubhouse facility. This also required permit modifications to the community's SWFWMD Environmental Resource Permit.

- **South Clubhouse Dog Park/Pickleball Court –** BDI performed design, permitting, and construction administration for pickleball courts and dog park with associated fencing. The project is ongoing.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

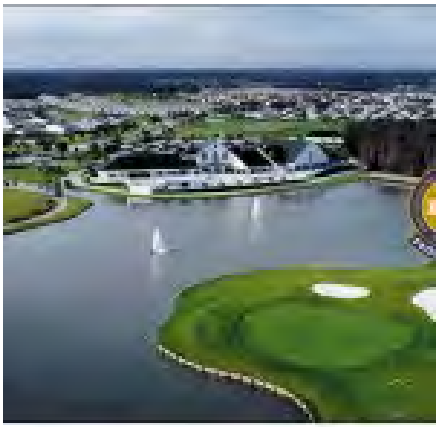
	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **6**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Heritage Springs Community Development District (CDD) **Wesley Chapel, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Mark Vega	(813) 991-1116



BDI provides engineering services to the **Heritage Springs Community Development District (CDD)** in **Trinity** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Heritage Springs community include:

- **Hole #17 Drainage Improvement Project** – This project involved the design for the regrading of an area of the golf course which had been filled, partially blocking the free flow of water over a 250-foot weir. This design was a compromise between the need to move the water during flood conditions and the need for a dry landing area for golfers. Rip-rap will be used to stabilize areas within the high flow zones along with a stone-filled Geoweb containment system. *(Construction budget: $35,000)*
- **Pond Inspections and Report Writing –** The BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are 39 water management facilities located in the CDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD.
- **Warrington Way Drainage Project –** This project was comprised of a bypass drainage system to capture and route water away from the Warrington Way storm sewer system to alleviate flooding problems. Warrington Way has historically flooded due to elevations in the roadway which are too low, allowing standing water when the flood stage in the adjacent wetlands reaches its peak. The drainage project allows for another outfall to the wetland thus reducing flooding in Warrington Way. This project required BDI to update the Master Drainage Analysis for the development and to provide a hydrologic and hydraulic modeling analysis demonstrating that the proposed project would not adversely impact downstream properties. A modification to the approved ERP was obtained from the Southwest Florida Water Management District. BDI also provided construction management services and handled everything from bidding to construction observation to final close-out. *(Construction budget: $150,000)*
- **Pond Repairs –** This task included ongoing inspection of the ponds and developing plans for specific repairs. These repairs included numerous bank erosions, erosion along the edges of gabions, weir repairs, and flume repairs. BDI also assisted in the project to clear around structures in wetlands to provide for free flow of water out of the development.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **7**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Lexington Oaks Community Development District (CDD) **Wesley Chapel, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Mark Vega	(813) 991-1116

BDI provides engineering services to the **Lexington Oaks Community Development District (CDD)** in **Wesley Chapel** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.



Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Lexington Oaks community include:

- **Pond Bank Restoration** – BDI performed surveying, design and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. *(Construction performed to-date: $450,000)*
- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Pasco County.
- **Pond Maintenance Plan** – The objective of this task was to determine the extent of repair needed for each pond, establish an estimated cost, and prioritize each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue that would require maintenance or repair. Numerous ponds had erosion on the side slopes and several had control structures that were not functioning as designed due to skimmer settlement or foundation/embankment erosion. A report was prepared and presented to the CDD Board for additional action and as a planning tool to eventually address all the ponds.
- **Amenities Center Drainage Improvements** – BDI performed survey and design to alleviate extensive flooding that kept residents from utilizing playcourts and fields as well as prohibiting maintenance. *(Construction budget: $40,000)*
- **Court Resurfacing –** BDI prepared plans for the resurfacing of two tennis courts and one basketball court. *(Construction budget: $15,000)*
- **Pool Heating Analysis** – BDI prepared a comparative analysis of heating the District's pool using natural gas or propane.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **8**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
South Fork Community Development District (CDD) **Riverview, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Mark Vega	(813) 991-1116

BDI provides engineering services to the **South Fork Community Development District (CDD)** in **Riverview** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.



Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the South Fork community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **Pond Bank Restoration** – BDI performed surveying, design and construction administration tasks for the reconstruction and restoration of the pond banks on three stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. *(Construction budget: $209,000)*
- **Traffic Analyses** – BDI has reviewed the Signal Warrant Study provided by the Florida Department of Transportation for the intersection of Ambleside Boulevard at US 301. BDI provided updated traffic counts to determine if the recent development in the area had increased traffic volumes to the point of warranting a signal at this location.
- **Pond Maintenance Plan** – The objective of this task was to determine the extent of repair needed for specific ponds, establish an estimated cost, and prioritize the immediate needs for each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue requiring maintenance or repair. Numerous ponds had erosion on the side slopes, and several had drainage structures that were not functioning as designed due to becoming dislodged from embankment erosion. A report was prepared and presented to the CDD Board for alternative measures to address the pond issues and RFP packages were prepared for bidding purposes.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **9**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Oak Creek Community Development District (CDD) **Pasco County, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Mark Vega	(813) 991-1116, 104

BDI provides engineering services to the **Oak Creek Community Development District (CDD)** in **Wesley Chapel** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Oak Creek community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Pasco County.
- **Basketball Court** – BDI performed survey, design, permitting, and construction administration for a basketball court adjacent to their clubhouse pool. The court will also be striped for a dual use for two pickleball courts. *(Construction budget: $36,000)*
- **Trail Boardwalks** – BDI performed survey, design, permitting, and construction administration for a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with safe access to the natural uplands to utilize as a picnic or walking trail amenity. *(Construction budget: $63,000)*
- **Playground Expansion** – BDI performed survey, design, and permitting to expand the existing playground to accommodate a new swing set area for toddlers while maintaining safe ADA access.

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT *(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)*	20. EXAMPLE PROJECT KEY NUMBER **10**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
River Bend Community Development District (CDD) **Hillsborough County, FL**	Ongoing	Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
GMS	Amanda Ferguson	(813) 344-4844

BDI provides engineering services to the **River Bend Community Development District (CDD)** in **Ruskin** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the River Bend community include:

- **Permit Inventory and Inspection Scheduling** – This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.

- **Amenity Center Drainage Improvements** – The River Bend CDD has experience chronic flooding due to rapid expansion of the amenities within the parcel without accommodating additional stormwater runoff. BDI performed survey, design, permitting, and construction administration services to address existing flooding occurring at the access, parking lot, playground, tennis court, pool equipment area, and open spaces. The improvements will accommodate future amenity projects through total buildout of the parcel. *(Construction budget: $119,000)*

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering

G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS

26. NAMES OF KEY PERSONNEL (From Section E, Block 12)	27. ROLE IN THIS CONTRACT (From Section E, Block 13)	28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)									
		1	2	3	4	5	6	7	8	9	10
Robert Dvorak, PE	Project Engineer	●	●	●	●	●	●	●	●	●	●
Stephen Brletic, PE	Project Manager	●	●	●	●	●	●	●	●	●	●
Cliff Wilson	Designer	●	●	●	●	●	●	●	●	●	●
Jerry Whited	Project Manager II	●	●	●	●	●		●	●	●	●
Kirk Wagner	Senior Inspector		●	●		●	●	●		●	
Shane Ferguson	Inspector		●	●		●	●	●	●		●

29. EXAMPLE PROJECTS KEY

NO.	TITLE OF EXAMPLE PROJECT (FROM SECTION F)	NO.	TITLE OF EXAMPLE PROJECT (FROM SECTION F)
1	Harbour Isles Community Development District (CDD)	6	Heritage Springs Community Development District (CDD)
2	Diamond Hill Community Development District (CDD)	7	Lexington Oaks Community Development District (CDD)
3	Fishhawk Ranch Community Development District (CDD)	8	South Fork Community Development District (CDD)
4	Mira Lago Community Development District (CDD)	9	Oak Creek Community Development District (CDD)
5	Sterling Hill Community Development District (CDD)	10	River Bend Community Development District (CDD)

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

N/A

I. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

31. SIGNATURE 

32. DATE 11/2/26

33. NAME AND TITLE

Stephen Brletic | Project Manager

STANDARD FORM 330 (6/2004)

ARCHITECT – ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER *(If any)*

PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (OR BRANCH OFFICE) NAME Brletic Dvorak, Inc.		3. YEAR ESTABLISHED 2023	4. DUNS NUMBER
2b. STREET 536 4th Ave. S, Unit 4		5. OWNERSHIP a. TYPE Corporation	
2c. CITY St. Petersburg,	2d. STATE FL	2e. ZIP CODE 33701	b. SMALL BUSINESS STATUS No
6a. POINT OF CONTACT NAME AND TITLE Stephen Brletic, PE, Project Manager			7. NAME OF FIRM *(If block 2a is a branch office)* N/A
6b. TELEPHONE NUMBER (813) 361-1466	6c. E-MAIL ADDRESS sbrletic@bdiengineers.com		
8a. FORMER FIRM NAME(S) *(If any)* N/A		8b. YR. ESTABLISHED N/A	8c. DUNS NUMBER N/A

9. EMPLOYEES BY DISCIPLINE

a. Function Code	b. Discipline	c. No. of Employees (1) FIRM	(2)BRANCH
01	Acoustical Engineers		
05	Archaeologist/Cultural		
06	Architects		
08 / 58	CADD / Technician	1	1
12	Civil / Transportation	2	2
14	Computer Programmers/GIS		
15	Construction Inspectors	2	2
16	Constr. Engineers/Managers		
21	Electrical Engineers		
24	Environ. Specialists		
37	Interior Designers		
38	Land Surveyors		
39	Landscape Architects		
42	Mechanical Engineers		
47	Planners		
52	Environmental Engineers		
55	Geologists/Geotechnical		
57	Structural Engineers		
60	Traffic/ITS Engineers		
62	Water Resources Engineers	2	2
	Other Employees		
	Total	6	6

10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS

a. Profile Code	b. Experience	c. Revenue Index Number
C15	Construction Management	2
H07	Highways, Streets, Parking Lots	3
I06	Irrigation; Drainage	3
T03	Traffic and Transportation Engineering	1

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS
(Insert revenue index number shown at right)

a. Federal Work	1
b. Non-Federal Work	4
c. Total Work	4

PROFESSIONAL SERVICES REVENUE INDEX NUMBER

1. Less than $100,000
2. $100,000 to less than $250,000
3. $250,000 to less than $500,000
4. $500,000 to less than $1 million
5. $1 million to less than $2 million
6. $2 million to less than $5 million
7. $5 million to less than $10 million
8. $10 million to less than $25 million
9. $25 million to less than $50 million
10. $50 million or greater

12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE



b. DATE
11/2/2026

c. NAME AND TITLE
Robert Dvorak | Project Manager

PREPARED BY:

BGE, Inc.
5426 Bay Center Drive
Suite 100
Tampa, Florida 33609



Statement of Qualifications for Professional Engineering Services

Easton Park Community Development District

Solicitation Due Date: November 10, 2026



Easton Park Community Development District
Azuria
Attn: Christina Newsome, District Manager
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607
cnewsome2@azuria.com

RE : Statement of Qualifications for District Engineering Services for Easton Park Community Development District (CDD)

Dear Selection Committee,

BGE, Inc. (BGE) is pleased to present this statement of qualifications to be considered as District Engineer for the Easton Park CDD.

Founded in Houston in 1975 as a special district (municipal utility district) and land development firm, we have five decades of experience in this sector, which remains a core area of our practice. We take pride in our extensive track record of successfully serving districts like yours.

Our corporate philosophy is built around responsiveness and commitment to our clients. You can be assured that we will provide you with professional engineering solutions in a timely manner and within budget. Your District will receive the personal attention it deserves and needs from a staff of experienced professionals.

I, **Philip Chang, PE**, will serve as your Lead District Engineer and I will be in attendance at the November 19, 2026 meeting to discuss our qualifications. With over 31 years of engineering experience, including 15 years as a respected District Engineer in the local CDD community, I bring a deep understanding of practical, effective solutions to benefit your District.

Assistant District Engineer, **Alex Hulbert**, has 30 years of experience and will manage the day-to-day activities related to neighborhood issues as they arise. He has outstanding technical abilities and is well versed with resolving issues affecting CDDs.

The following qualifications demonstrate our ability to serve the District effectively:

- BGE believes that responsiveness and availability are key elements of a strong partnership with the District.
- Currently we serve as the District Engineer for more than 110 districts, including 18 districts we have served for more than a decade and six districts we have served for more than 25 years. I have served as a District Engineer in more than 20 districts, including five for over 10 years.
- We offer integrated design, construction, and project management expertise utilizing our in-house experts in public works, survey, geographic information systems (GIS), landscape architecture, and quality assurance/quality control processes. By using our One Team approach, we bring together the benefits of extensive technical expertise, high-quality solutions, and accessible personal service.
- We are committed to making ourselves available whenever and wherever to answer questions and to provide information so that our clients can make informed decisions.

The BGE team has worked with the following CDDs in the Tampa Bay Area:

- Cory Lakes
- Union Park
- Watergrass I
- Watergrass II
- Belmont
- Chapel Crossings
- Concord Station
- Cordoba Ranch
- Cypress Preserve
- Forest Creek
- Long Lake Ranch
- Longleaf
- Mirabella
- Park Place
- Riverbend West
- Shell Point
- Spring Lake
- Starkey Ranch/TSR
- Summit at Fern Hill
- Suncoast
- Terrabella
- Timber Creek
- Waters Edge



Easton Park Community Development District
Azuria
Attn: Christina Newsome, District Manager
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607
cnewsome2@azuria.com

Thank you for giving us the opportunity to present our qualifications and for your thoughtful consideration. We want to be your District Engineer and pledge to do whatever it takes to provide responsive, responsible, and reliable service that is within your budget requirements.

Please do not hesitate to contact me should you have any questions during your review of our proposal.

Sincerely,

Philip Chang, PE
Lead District Engineer

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Appendix A

BGE Standard Form 330 . . . A-1

Tab 1

Ability and Adequacy of Professional Personnel

Qualifications

BGE provides comprehensive civil engineering and construction services across the Southeastern United States. Our broad expertise ensures we can deliver on any project with excellence in design, construction, and management.

Built on integrity and a commitment to outstanding client service, we have fostered relationships that span decades, many lasting over 30 years.

In 2026, BGE was ranked #125 in the Top 500 Design Firms in the country by *Engineering News-Record.*

BGE is a privately owned corporation with 55 shareholder partners, led by President and CEO, Randy Randermann, PE.

Our staff of over 1,000 employees enables BGE to excel in the following services:

CDD Services

- Stormwater infrastructure assessments
- Pond inspections
- Americans with Disabilities Act (ADA) facility compliance assessments
- Traffic sign and pavement marking condition reports
- Asphalt and concrete condition assessments
- Construction phase observation and assistance
- Engineer's reports
- Infrastructure rehabilitation
- Bond issuance assistance
- Asset management
- Capital improvement planning
- Drainage, hydraulics, and hydrology
- GIS asset management systems

Environmental Services

- Stormwater quality and stormwater pollution prevention plans
- Environmental documents
- Wetland delineation
- Section 404, Section 10 permits

Surveying

- Topographic and boundary
- Construction staking
- Right-of-Way (ROW) mapping
- Global Positioning System (GPS) control/real-time surveying

Utility District Services

- Water supply and distribution
- Water treatment
- Wastewater collection and treatment
- National pollutant discharge elimination system permitting
- Structural engineering and inspection
- Electrical engineering and supervisory control and data acquisition systems
- Lead and copper rule compliance
- Alternative capacity requirement reports for water plant facilities
- Regulatory agency coordination and consultation
- Hydraulic modeling

Land Development

- Large master-planned community developments
- Single-family housing
- Streets, utilities, and drainage
- Feasibility studies
- Golf course grading and drainage

Site Development

- Multi-family housing, retail, educational, healthcare, and churches
- Parks and hike and bike trails
- Commercial and industrial feasibility studies
- LEED and low impact designs

Construction Services

- Construction management
- Project/Owner representation
- Tank inspection services
- Cathodic protection services
- Unmanned aerial vehicle inspection and photography

Transportation

- Streets, roadways, highways, and freeways
- Toll roads
- Bridges

Traffic Engineering

- Signal and Intelligent Transportation Systems (ITS)
- Traffic synchronization
- Signing and markings
- Feasibility studies
- Thoroughfare planning
- Traffic impact analysis
- Intersection analysis
- Intersection design

Firm and Team Licenses

State of Florida
Department of State

I certify from the records of this office that BGE, INC. is a Texas corporation authorized to transact business in the State of Florida, qualified on November 21, 2016.

The document number of this corporation is F16000005230.

I further certify that said corporation has paid all fees due this office through December 31, 2026, that its most recent annual report/uniform business report was filed on January 27, 2026, and that its status is active.

I further certify that said corporation has not filed a Certificate of Withdrawal.

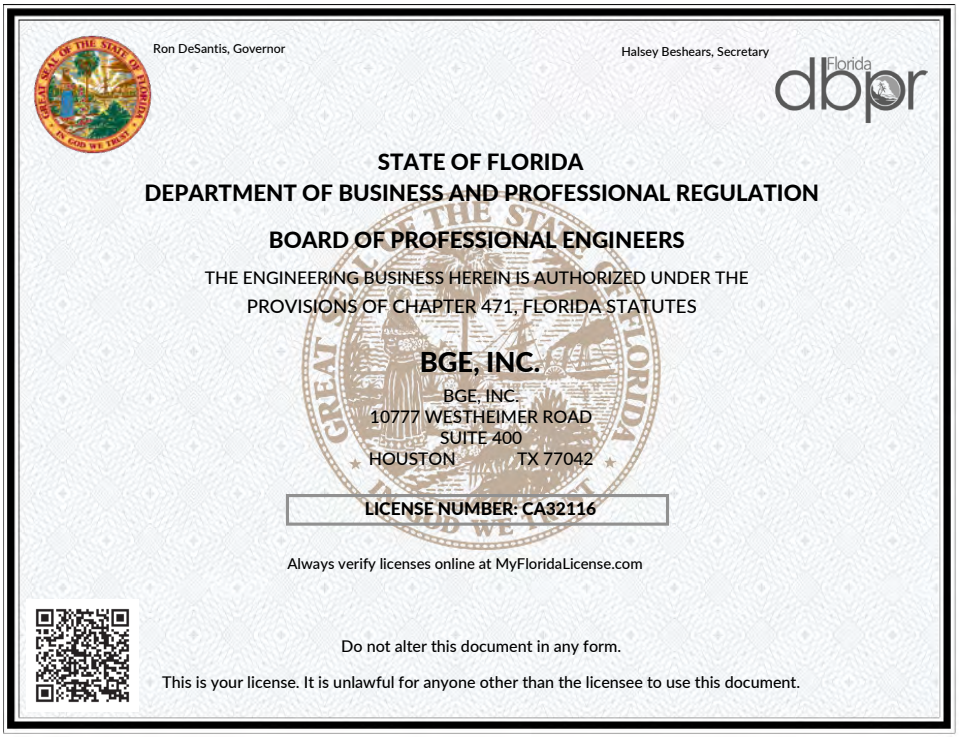
Given under my hand and the Great Seal of the State of Florida at Tallahassee, the Capital, this the Ninth day of February, 2026

Secretary of State

Tracking Number: 0232658386CU

To authenticate this certificate,visit the following site,enter this number, and then follow the instructions displayed.

https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication



Ron DeSantis, Governor

Halsey Beshears, Secretary

Florida dbpr

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF PROFESSIONAL ENGINEERS

THE ENGINEERING BUSINESS HEREIN IS AUTHORIZED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

BGE, INC.

BGE, INC.
10777 WESTHEIMER ROAD
SUITE 400
HOUSTON TX 77042

LICENSE NUMBER: CA32116

Always verify licenses online at MyFloridaLicense.com

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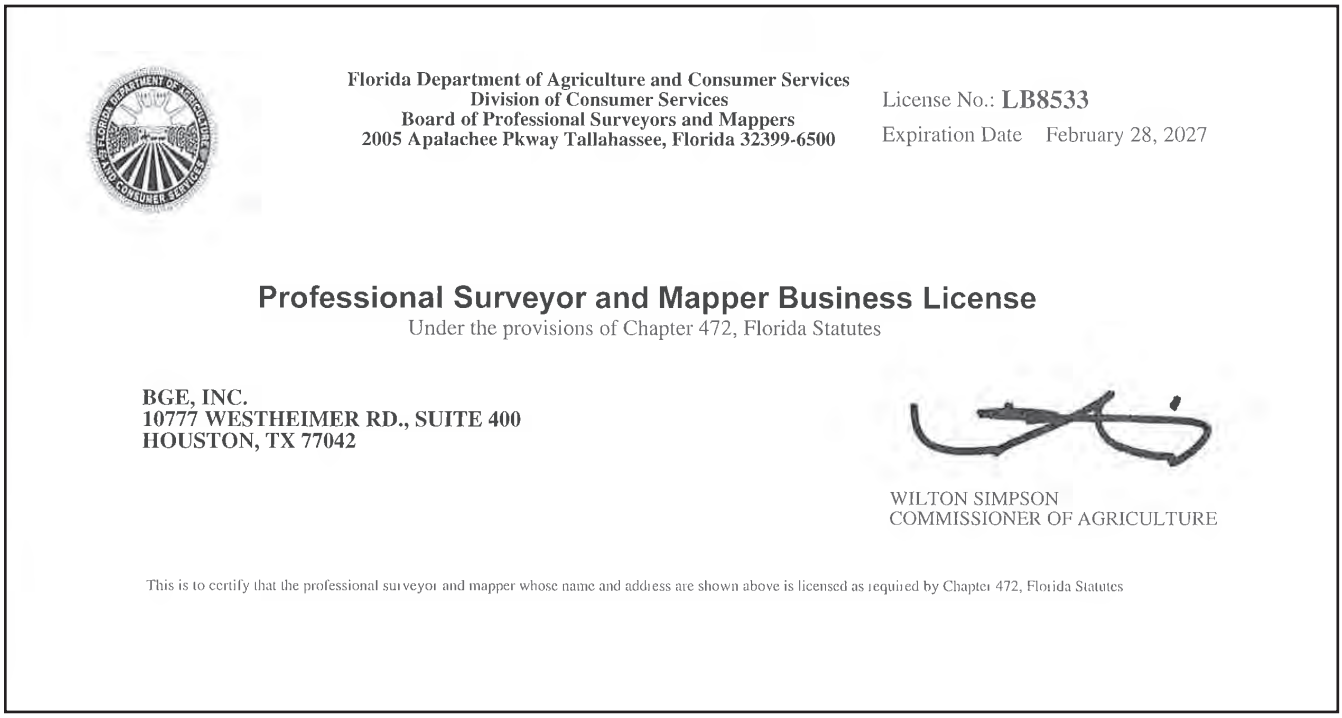


Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkway Tallahassee, Florida 32399-6500

License No.: LB8533
Expiration Date February 28, 2027

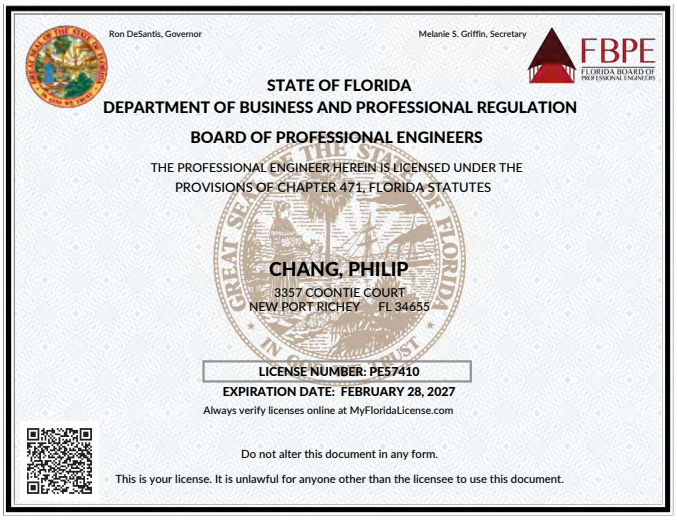
Professional Surveyor and Mapper Business License

Under the provisions of Chapter 472, Florida Statutes

BGE, INC.
10777 WESTHEIMER RD., SUITE 400
HOUSTON, TX 77042

WILTON SIMPSON
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes



Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

CHANG, PHILIP
3357 COONTIE COURT
NEW PORT RICHEY FL 34655

LICENSE NUMBER: PE57410
EXPIRATION DATE: FEBRUARY 28, 2027
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Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

TETRO, MEGAN MILLER
5426 BAY CENTER DRIVE
SUITE 100
TAMPA FL 33609

LICENSE NUMBER: PE76120
EXPIRATION DATE: FEBRUARY 28, 2027
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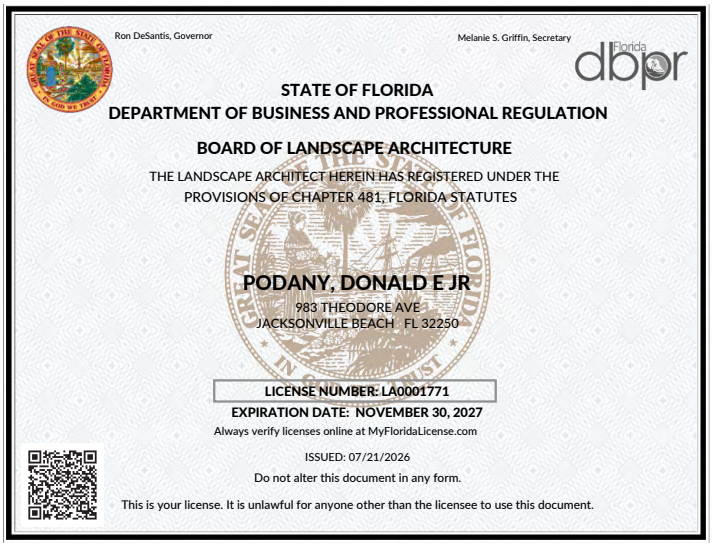

Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
BOARD OF LANDSCAPE ARCHITECTURE

THE LANDSCAPE ARCHITECT HEREIN HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 481, FLORIDA STATUTES

PODANY, DONALD E JR
983 THEODORE AVE
JACKSONVILLE BEACH FL 32250

LICENSE NUMBER: LA0001771
EXPIRATION DATE: NOVEMBER 30, 2027
Always verify licenses online at MyFloridaLicense.com

ISSUED: 07/21/2026
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Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkway Tallahassee, Florida 32399-6500

License No.: **LS6889**

Expiration Date: February 28, 2027

Professional Surveyor and Mapper License

Under the provisions of Chapter 472, Florida Statutes

JIM SULLIVAN
13502 ARTISAN CIR
PALM BEACH GARDENS, FL 33418-5606

WILTON SIMPSON
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.

Organizational Chart

At BGE, we understand the role of the District Engineer. We provide insight and expertise to help you make informed decisions. We will do so by communicating frequently with the District Manager and the Field Manager to reduce surprises.

Philip Chang, PE, will be your Lead District Engineer. He has over 31 years of engineering experience including 15 years as a well-respected District Engineer. He oversees our CDD program at BGE and has worked with several CDDs nearby, including Terra Bella and Suncoast, as well as many others in the Tampa Bay area.

Alex Hulbert has 30 years of experience and will be your Assistant District Engineer. He will manage the day-to-day activities related to neighborhood issues as they arise. He has significant experience resolving drainage issues and assists Philip at other CDDs.

Easton Park Community Development District



Lead Project Manager/ Lead District Engineer
Philip Chang, PE



Assistant Project Manager/ Assistant District Engineer
Alex Hulbert



SURVEY AND MAPPING
Jim Sullivan, PSM



STORMWATER/DRAINAGE
Bianca Alvarez, EI



LANDSCAPE ARCHITECTURE
Donald Podany, PLA



TRANSPORTATION
Megan Tetro, PE

SIDEWALKS/ROADWAYS/POND ASSESSMENTS
Kent Huerta

Additional Services

GIS
Land/Site Development
Construction Management



Philip Chang, PE

LEAD PROJECT MANAGER/LEAD DISTRICT ENGINEER

Trusted CDD leader with over 31 years of experience delivering practical, cost-effective solutions that keep communities operating smoothly.

Philip specializes in civil engineering and public works, with a strong background supporting CDDs in the Tampa Bay area. He is known for delivering practical solutions to complex project challenges. His strengths include responsiveness, reliability, clear communication, safety, project management, transportation safety, stormwater management, and ADA compliance.

YEARS EXPERIENCE

31

EDUCATION

BS, Civil Engineering
McMaster University

LICENSES/ CERTIFICATIONS

Florida PE No. 57410

Virginia PE No. 0402041539

CONTACT INFORMATION

5426 Bay Center Drive
Suite 100
Tampa, Florida 33609

O: 813.328.3664
C: 727.534.4852

pchang@bgeinc.com

PROJECT EXPERIENCE

Forest Creek Community Development District
Parrish, Florida

As District Engineer for this CDD in Manatee County, Philip provided professional services including assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids/quotes, contractor coordination, construction observation, and other miscellaneous professional services. He also communicated monthly with the Board Chair, providing updates on projects and other ongoing tasks as needed.

Longleaf Community Development District
New Port Richey, Florida

Philip has been the District Engineer for this CDD in the New Port Richey area of Pasco County since 2011. As District Engineer, he has provided design improvements to several stormwater management pond outfall structures that had failed, improved stormwater conveyance in the existing storm pipe system, completed regular ADA sidewalk assessments, provided guidance regarding pavement repairs, completed pond inspections, prepared engineer's reports for bond issuance, and provided practical solutions to all the issues that arose in this traditional neighborhood development (TND) community.

Terra Bella Community Development District
Land O'Lakes, Florida

Philip has been the District Engineer for this community in the Land O'Lakes area of Pasco County since 2016. His projects include regulatory sign assessments, traffic-calming analyses, drainage and roadway improvements, sidewalk condition assessments, infrastructure repair bidding, and coordination with contractors.

Riverbend West Community Development District
Ruskin, Florida

As the District Engineer, Philip assisted the community with pond inspections for Southwest Florida Water Management District (SWFWMD) certification, coordination of CDD infrastructure repairs and contractors, as well as ROW and CDD parcel verification. Philip also provided assistance and coordination to the onsite manager as needed.



Alex Hulbert

ASSISTANT PROJECT MANAGER/ASSISTANT DISTRICT ENGINEER

Hands-on problem solver known for resolving day-to-day CDD issues quickly and effectively, with 30 years of proven experience.

Alex has 30 years of project management and civil design experience in land development, site design, and municipal projects. His land and site development design expertise includes planning, stormwater drainage systems, utilities, and permitting/coordination efforts. He has served as Project Manager on large-scale residential, commercial, mixed-use developments, parks, stormwater management, utility improvements, roadway projects, and infrastructure design projects in the Eastern United States.

YEARS EXPERIENCE

30

EDUCATION

AA, Liberal Arts
Pasco-Hernando Community College

CONTACT INFORMATION

5426 Bay Center Drive
Suite 100
Tampa, Florida 33609

O: 813.467.7404

ahulbert@bgeinc.com

PROJECT EXPERIENCE

Cordoba Ranch Community Development District
Lutz, Florida

Alex is the Principal in Charge of this CDD in Hillsborough County. In this role, he provides oversight to the Lead District Engineer to address issues related to drainage structure assessments, drainage problem resolution, roadway and asphalt condition assessments, ROW maintenance, and parcel ownership verification and resolution.

Watergrass Community Development Districts I and II
Wesley Chapel, Florida

Alex has supported the District Engineer at these communities in the Wesley Chapel area of Pasco County. Projects at this District have included sidewalk condition assessments, ADA compliance, and pond inspections for SWFWMD certification, as well as responding to resident inquiries and facilitating discussions between the District and the County. He also provided support to the District Engineer related to new bond issuances.

Longleaf Community Development District
New Port Richey, Florida

Alex supports the District Engineer at this CDD in Pasco County. The District Engineer partnered with the District to address issues related to outfall structures at stormwater management ponds, conveyance in the existing storm pipe system, and ADA compliance. Additionally, Alex completed engineering reports for bond issuance, performed pond inspections, and provided guidance for pavement repairs in this TND.

Veterans Affairs Clinic
Zephyrhills, Florida

Alex served as the Project Manager for the site design of a 10-acre commercial master plan with a United States Department of Veterans Affairs clinic as the anchor. The project included due diligence, conceptual site design, rezoning, master storm drainage in a basin of special concern, floodplain compensation, utility design, grading, site layout, and permitting.



Jim Sullivan, PSM

SURVEY AND MAPPING

Highly experienced surveyor combining military-informed discipline and modern survey technology to deliver accurate, efficient results for CDDs.

Jim is a registered Professional Surveyor and Mapper with 37 years of experience. He began his career in the U.S. Army before graduating from East Tennessee State University with a Bachelor of Science in Surveying and Mapping. He is an experienced Project Manager in many disciplines of land surveying, which has allowed him to apply the latest survey technology to everyday solutions, resulting in cost savings and schedule efficiencies on a variety of design projects. Jim also holds the Occupational Safety and Health Administration 10-hour Construction Safety and Health certification.

YEARS EXPERIENCE

37

EDUCATION

BS, Surveying and Mapping
East Tennessee State University

Technical Engineering Specialist
United States Army

LICENSES/ CERTIFICATIONS

Florida PSM No. LS6889

CONTACT INFORMATION

4440 PGA Boulevard
Suite 104
Palm Beach Gardens
Florida 33410

O: 561.485.0824

jsullivan@bgeinc.com

PROJECT EXPERIENCE

Cordoba Ranch Community Development District Park Parcel Transfers

Lutz, Florida

Jim was the Surveyor of Record for this project, which required an exchange of properties between the client and the Homeowners Association (HOA) following an insurance adjuster's review. He prepared exhibits based on field verification of roadways, parking areas, and recreational facilities. In addition, Jim prepared sketches and property descriptions for use by District Counsel and the HOA attorney to finalize the land transfers.

Encroachment Verification

Riverview, Florida

Jim served as the Surveyor of Record for the field verification of potential permanent encroachments into Spring Lake CDD property by a homeowner who made backyard improvements as part of a swimming pool construction project. He prepared an exhibit illustrating the property boundaries and identifying improvements that extended beyond the homeowner's property onto CDD property. The exhibit was prepared for use by District Counsel.

Deerpark Boulevard and State Road (SR) 207 Intersection

Elkton, Florida

Jim served as the Surveyor of Record for the design survey to improve the intersection and address County comments for an industrial land development project. The intersection, located less than half a mile from I-95, has experienced accidents and near misses due to the development of numerous warehouses. Trucks crossing traffic to turn left (eastbound) onto I-95 without a signal have raised concerns among nearby subdivisions. Jim surveyed 1,200 feet of SR 207 and 300 feet along the side streets. He established the ROW, researched easements, performed a topographic survey that included overhead wire clearances, and reviewed encroachments. Underground utilities were located at Quality Level B, mapped, and incorporated into the survey.



Bianca Alvarez, EI

STORMWATER/DRAINAGE

Detail-oriented drainage engineer who navigates complex permitting and stormwater challenges to keep projects moving forward efficiently.

Bianca has 3 years of experience, all with BGE, as a certified Engineer Intern (EI) working on civil design and land development projects. She has expertise in due diligence, stormwater design, potable water, wastewater system design, and in the permitting process.

YEARS EXPERIENCE

3

EDUCATION

BS, Civil Engineering
University of North Florida

LICENSES/ CERTIFICATIONS

Florida EI No. 1100026948

CONTACT INFORMATION

10151 Deerwood Park Boulevard
Building 200, Suite 200
Jacksonville, Florida 32256

O: 904.469.0935

balvarez@bgeinc.com

PROJECT EXPERIENCE

Imeson Port Center Phase 1 Modification, Phase 2 Mass Grading, and Phase 3 Mass Grading

Jacksonville, Florida

Bianca served as the Drainage Engineer for all phases of the project, which were permitted through the City of Jacksonville (COJ), St. Johns River Water Management District (SJRWMD), and Florida Department of Transportation (FDOT). She also contributed to the construction plans approved by COJ. The project site was initially undeveloped. For the Phase I modification, Bianca designed the lift station and performed potable hydraulic calculations, securing approvals from the Jacksonville Electric Authority (JEA) and the Florida Department of Environmental Protection (FDEP). She reviewed and coordinated with the contractor on shop drawings and requests for information. She is currently managing the JEA closeout process, which is expected to be finalized soon.

Maintenance Facility at Sawgrass Country Club

St. Johns County, Florida

Bianca was the Drainage Engineer on this project, which was permitted by St. Johns County (SJC) and the SJRWMD. She assisted with the construction plans approved by SJC. The project site included an existing drainage system, stormwater management facilities (SWMF), and a maintenance facility. The scope involved expanding the maintenance facility and implementing drainage improvements, including revising the SWMFs and stormwater pipe network.

Take 5 Oil Change Facility Improvements

Jacksonville, Florida

Bianca is currently the Drainage Engineer on this project on Atlantic Boulevard. She has been coordinating with the SJRWMD to address all drainage-related comments.

Tennis Facility Improvements

St. Johns County, Florida

Bianca is working on site planning, utility revisions, and drainage improvements for the Sawgrass Country Club. She is currently working on obtaining permits for this project with SJC. The project site has an existing building, tennis courts, and a sidewalk, but is currently having drainage issues.



Donald Podany, PLA

LANDSCAPE ARCHITECTURE

Registered Landscape Architect with over 30 years of experience guiding master planning, site design, and community amenity development from concept through construction.

Donald provides leadership in master planning, landscape architecture, and amenity design for master-planned communities across Northeast Florida. His experience spans all phases of project delivery, creating community-focused environments that balance vision, functionality, and long-term sustainability.

YEARS EXPERIENCE

30

EDUCATION

Bachelor of Landscape Architecture
University of Florida

LICENSES/ CERTIFICATIONS

Registered Landscape Architect
Florida No. LA0001771

CONTACT INFORMATION

10151 Deerwood Park Boulevard
Building 200, Suite 200
Jacksonville, Florida
32256

O: 904.544.4017
C: 904.910.8786

dpodany@bgeinc.com

PROJECT EXPERIENCE*

Julington Creek Aquatics Center and Treehouse Trail Park

St. Johns County, Florida

Donald was the Lead Landscape Architect for the Aquatics Center and Treehouse Trail Park at Julington Creek, a signature recreational amenity serving the surrounding community. His design included pool decks, shade structures, trail connectivity, and passive recreation space, balanced against budget and life cycle maintenance priorities. He coordinated with community stakeholders through design and permitting to deliver an amenity that supports resident quality of life while keeping ongoing operational costs in check. He also assisted in preliminary budget exercises and prepared for and attended monthly CDD meetings throughout the project.

Tamaya

Jacksonville, Florida

As Lead Landscape Architect for Tamaya, Donald provided landscape architecture and master planning services. His scope included amenity center design, entry and streetscape features, open space planning, and assisting in preliminary budget exercises that feed directly into a district's ongoing maintenance and capital planning decisions.

Tributary

Nassau County, Florida

A master-planned community developed by Greenpoint Communities, Donald served as Lead Landscape Architect, providing master planning, streetscape and site design, and amenity planning. His work balanced the developer's program goals, community livability and the CDDs future-focused maintenance requirements.

Heritage Landing

St. Augustine, Florida

At Heritage Landing, Donald served as Lead Landscape Architect on work recognized with an American Society of Landscape Architects Award of Merit. His contributions focused on amenity, entry roadway, and open space planning, with attention to constructibility and long-term maintenance. These are the same lifecycle factors a CDD board weighs when approving capital improvements.

** Donald recently joined BGE. All projects listed above were with another firm.*



Megan Tetro, PE

TRANSPORTATION

Transportation leader with deep FDOT expertise, specializing in safety-focused roadway solutions delivered under demanding schedules.

Megan is Director of Transportation Systems in BGE's Tampa office. She is a client-focused professional engineer with a diverse background in project management and roadway design. Since 2008, she has managed design-build projects and task work order (TWO)-driven contracts and designed various interchange reconstruction, resurfacing, restoration, and rehabilitation, shared-use paths, and safety improvement projects. Megan excels at problem-solving during the design process and communicating with her clients to provide efficient design solutions.

YEARS EXPERIENCE

18

EDUCATION

BS, Civil Engineering
Florida State University

LICENSES/ CERTIFICATIONS

Florida PE No. 76120

CONTACT INFORMATION

5426 Bay Center Drive
Suite 100
Tampa, Florida 33609

O: 813.328.3589
C: 904.544.3988

mtetro@bgeinc.com

PROJECT EXPERIENCE

Districtwide Design-Build Pushbutton Contracts I and II

Bartow, Florida

Megan served as the Project Manager for both contracts, which focused on two safety improvements to be designed and constructed within 365 days or less. Elements of work included milling and resurfacing, roadway widening, median modifications, drainage improvements, signing and pavement markings, intersection lighting, signalization, and pedestrian upgrades such as curb ramps, crosswalks, and signals. Geotechnical, survey, and subsurface utility engineering investigations were also required for these TWOs. Megan facilitated design services for up to six simultaneous TWOs and oversaw nearly 100 TWOs under the combined contracts.

I-10 Widening from I-295 to I-95 Design-Build

Jacksonville, Florida

Megan served as the temporary traffic control Engineer of Record for this I-10 widening project, from approximately 3,700 feet west of the I-295 interchange to 1,900 feet east of Stockton Street. Elements of work included asphalt and concrete pavement widening along I-10; widening of 12 bridges; redesign of multiple minor streets under I-10, including intersections, sidewalk additions, widening, and milling and resurfacing; and replacement of the existing Cedar River bridge culvert. Additional elements of work included drainage, ITS, lighting, landscape opportunity planning, signing and pavement markings, water and sewer design, surveying, and geotechnical engineering.

I-75 Widening Design-Build from South of SR 50 to Hernando/ Sumter County Line

Brooksville, Florida

Megan served as the assistant Project Manager and Lead Roadway Engineer, responsible for cross-discipline design coordination on this $94 million design-build project. The project included widening and reconstructing 6 miles of I-75 in Hernando County and reconstructing the US 98/SR 50/Cortez Boulevard interchange as a single-point urban interchange. The I-75 bridges over US 98 were replaced with single-span steel girder bridges to accommodate future ten-lane I-75 and eight-lane US 98 sections. Approximately 1 mile of US 98 was widened and reconstructed with concrete pavement within interchange limits.



Kent Huerta

SIDEWALKS/ROADWAYS/POND ASSESSMENTS

Field-focused engineer providing clear, well-documented condition assessments that help CDDs prioritize repairs and capital improvements.

Kent has 1 year of progressive experience in civil engineering/land development, including services to CDDs, cities, and counties. His specialties include data collection, field reviews, and construction documentation. His strengths include GIS data collection, visual documentation, and project implementation.

YEARS EXPERIENCE

1

EDUCATION

BS, Civil Engineering
University of South Florida

CONTACT INFORMATION

5426 Bay Center Drive
Suite 100
Tampa, Florida 33609

O: 813.501.2643

khuerta@bgeinc.com

PROJECT EXPERIENCE

Waters Edge Community Development District
Parrish, Florida

Kent completed assessments of the permitted stormwater system for multiple phases within the Waters Edge CDD. As part of the tasks, he provided assessments of the observed conditions, including photographic documentation and detailed summaries, which were compiled and saved in a GIS database for future retrieval. The assessments and reports were used to obtain contractor quotes to make the necessary repairs so the system could operate as intended.

Watergrass Community Development District II
Wesley Chapel, Florida

Kent completed condition assessments of the storm system (storm structures and stormwater ponds) as periodically required by the SWFWMD. These assessments included documentation (photos, condition assessments, etc.) stored in a retrievable GIS database. Comprehensive reports were also prepared detailing the observations and recommended repairs, which were then used to obtain contractor quotes to complete the repairs. He was also part of the team assessing options to improve and expand parking at the District's main community park.

Mirabella Community Development District
Wimauma, Florida

Kent provided condition assessments of storm structures and stormwater ponds within this CDD. These assessments included documentation, reporting, and recommended repairs. Ultimately, repair quotes were obtained from contractors experienced in addressing issues commonly associated with CDDs.

Cordoba Ranch Community Development District
Lutz, Florida

Kent reported to the District Engineer for this CDD in Hillsborough County. In this role, he completed field reviews of drainage improvements and pavement condition assessments. He is part of the team currently assessing future roadway improvements to be completed under a phased capital improvement program.

Tab 2

Engineer's Past Performance and Experience

BGE's Past Performance

Waters Edge Community Development District

Parrish, Florida



BGE's Lead District Engineer has supported this CDD for nearly a decade, providing proactive, full-service engineering expertise. Our work includes comprehensive drainage assessments, detailed pond inspections, contractor coordination, bid and proposal management, construction observation, and a range of specialized professional services to meet the district's unique operational needs. In addition, we have worked effectively with the District's vendors to advance stalled projects, ensuring timely progress and reinforcing our commitment to delivering reliable, solutions-oriented engineering support.

Client
Amanda Ferguson
District Manager
Governmental Management Services
435 10th Avenue West
Suite 200
Palmetto, Florida 34221
813.344.4844
aferguson@gms-tampa.com

Summit at Fern Hill Community Development District

Riverview, Florida



As the District Engineer for the Summit at Fern Hill CDD, BGE is responsible for assessing drainage issues, conducting pond inspections, soliciting bids and quotes, coordinating with contractors, verifying easements, and providing other professional engineering services as required. BGE also responds to resident and board inquiries and verifies encroachments on CDD-owned parcels.

Client
Heather Jackson
District Manager
Inframark, LLC
2005 Pan Am Circle
Suite 300
Tampa, Florida 33607
656.258.5167
heather.jackson@inframark.com

Longleaf Community Development District

New Port Richey, Florida



BGE provides engineering services to this Community Development District located in the New Port Richey area of Pasco County. Longleaf was the first community in the County developed as a TND where the homes have front porches, and the roadway network includes rear alleys. BGE completed the Engineer's Report necessary for the issuance of bonds to establish Neighborhood 4 as part of the District. Included in the report were the cost estimate, exhibits, and a summary of the proposed capital improvements.

Client
Heather Jackson
District Manager
Azuria
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607
656.258.5166
hjackson@azuria.com

Terra Bella Community Development District

Land O'Lakes, Florida



In addition to performing regular duties as the district engineer, BGE provided engineering and survey services to this CDD in the Land O'Lakes area of Pasco County. Condition assessments were conducted to identify and quantify damage resulting from two major storm events (Hurricanes Helene and Milton) that impacted the Tampa Bay area. Rainfall ranged from 19 to 24 inches over the two-week period between the hurricanes. Topographic surveys were conducted to verify grading and elevations associated with stormwater infrastructure. An engineering report summarizing findings and recommendations was prepared to address the identified issues.

Client
Jason Greenwood
District Manager
Governmental Management Services
4530 Eagle Falls Place
Tampa, Florida 33619
813.344.4844
jgreenwood@gms-tampa.com

Tab 3

Project Approach

Project Approach

Our approach to District Engineering services will emphasize timely, fit-for-purpose solutions that preserve existing assets, extend service life, and help the District make the most of its infrastructure investments. For routine maintenance and repair needs, including pond control structures, drainage facilities, roadways, sidewalks, and other community infrastructure, we will first determine the level of documentation truly required. By addressing needs with solutions appropriate to the condition and priority, the District can proactively maintain its infrastructure and reduce the potential for minor concerns to develop into more significant repairs. We are prepared to discuss how this approach can be applied to conditions observed throughout the community.

KEY ADVANTAGE

This streamlined approach will help the District obtain actionable information, solicit pricing, and advance repairs efficiently while maintaining appropriate engineering oversight.

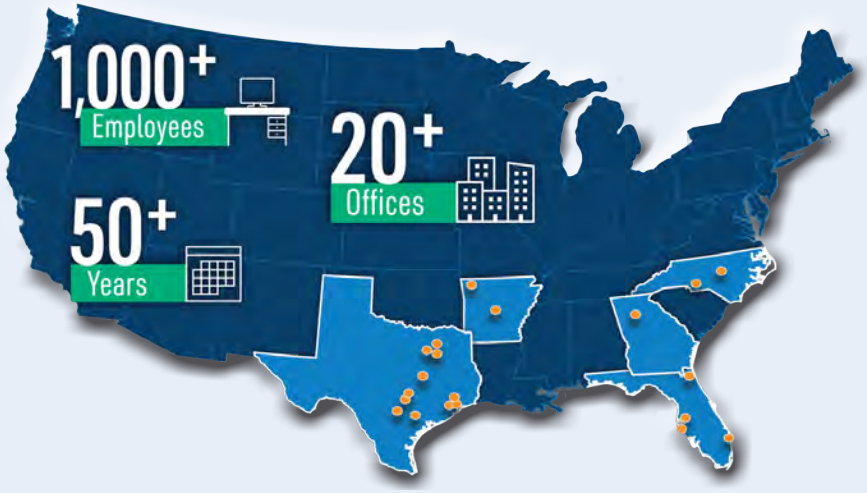
We will assign personnel according to each task's complexity, risk, and required level of professional judgment. Engineering graduates and technical staff may perform field reviews, inventories, and photo documentation under the direction of experienced licensed professional engineers, allowing senior staff to focus on evaluation, recommendations, permitting, design, and board-level guidance. This deliberate staffing model will provide the District with responsive service and sound technical support while managing costs. We will also coordinate closely with the District Manager, board of supervisors, operations and maintenance personnel, contractors, local agencies, and other consultants to identify priorities, communicate options clearly, and move authorized work from assessment through completion.



Tab 4

Geographic Location

BGE Locations



BGE's 20 Offices

ARKANSAS
Fayetteville
Jacksonville

FLORIDA
Jacksonville
Sarasota
Tampa
West Palm Beach

GEORGIA
Atlanta

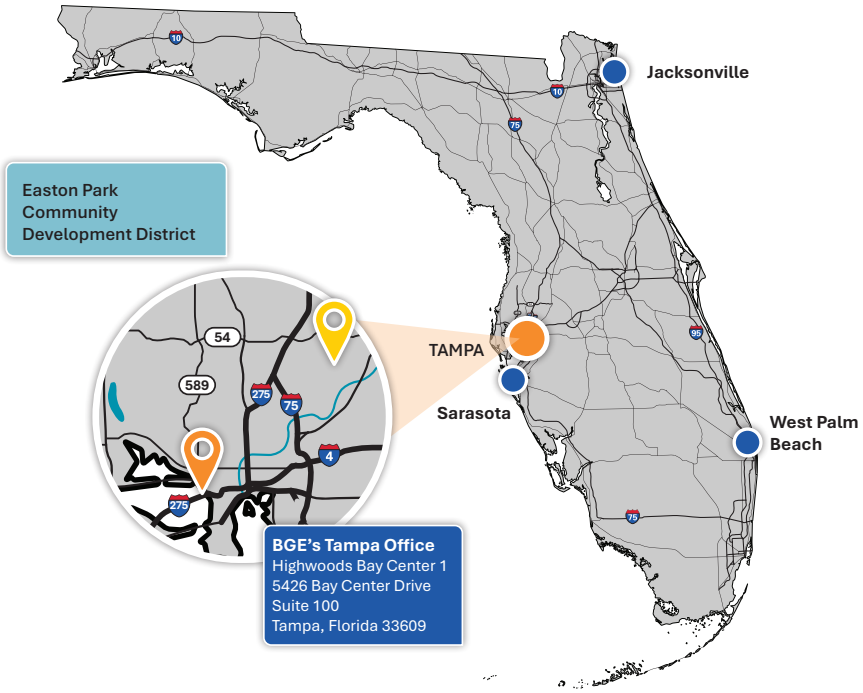
NORTH CAROLINA
Charlotte
Raleigh

TEXAS
Austin (North)
Austin (South)
Dallas
Fort Worth
Frisco
Hallettsville
Houston
Katy
San Antonio
The Woodlands
Waco

BGE's Headquarters:
10777 Westheimer Road
Suite 400
Houston, Texas 77042

The BGE Tampa office is a branch office that is located approximately 28 miles from Easton Park CDD and will serve as the primary provider of District Engineering services for your community.

Should additional support be required beyond the Tampa team, one of BGE's three additional offices within Florida will be available to assist.



Tab 5

Ability to Meet Time and Budget Requirements

Ability to Meet Time and Budget



Our ability to meet the District's schedule begins with selecting the right level of effort for each assignment. For maintenance and repair needs involving stormwater ponds, drainage structures, sidewalks, and other community infrastructure, we focus on producing clear, fit-for-purpose deliverables without unnecessary complexity. Field observations, photographic documentation, record drawings, and concise repair exhibits can often provide contractors with the information needed to price and perform work promptly. This practical approach reduces document preparation time, supports faster procurement and construction decisions, and helps the District address priorities without sacrificing appropriate engineering oversight.

Our District Engineering team includes engineering graduates, technical staff, and experienced licensed professional engineers, enabling us to match personnel to each task's complexity, risk, and required professional judgment. Routine field reviews, inventories, and photo documentation may be completed by qualified junior staff under professional engineer direction, while senior engineers concentrate on technical evaluations, recommendations, permitting, design, and Board guidance. We will plan assignments, monitor progress, communicate emerging issues early, and coordinate closely with the District Manager, Board of Supervisors, contractors, and other consultants. This deliberate staffing and project-management approach will help the District receive responsive service while managing engineering expenditures within established budgets.

> *With our continued practical approach to solving problems and thoughtful allocation of resources, we are confident that we will not only meet, but exceed your expectations with regard to your time and budget requirements.*
>
> *- Philip Chang, PE*
> *Lead District Engineer*

Tab 6

Certified Minority Business Enterprise

Certified Minority Business Enterprise

While BGE is not a Women/Minority Business Enterprise (W/MBE) or Small Local Business Enterprise, we consistently demonstrate a strong commitment to W/MBE participation across our projects. We integrate W/MBE goals into our project management and staffing plans to ensure meaningful roles for certified firms.

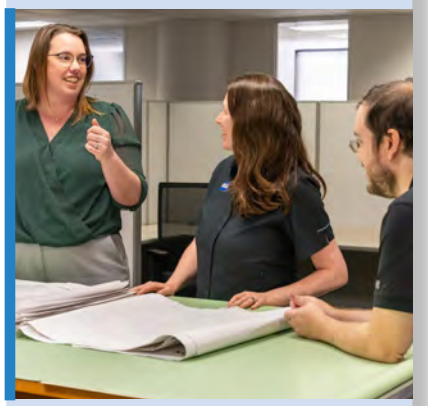
Our commitment is built upon:

Proactive Team Integration



BGE treats subconsultants as part of its core team, reviewing resumes, interviewing staff, and incorporating them into monthly staffing meetings.

Exceeding Goals



BGE routinely meets or exceeds participation targets, often surpassing required percentages through strategic assignments and accountability measures.

Mentorship and Development



BGE actively mentors small and minority-owned firms through formal programs (e.g., Mentor-Mentee Program) and informal partnerships, fostering growth and sustainability.

Tab 7

Recent, Current, and Projected Workloads

BGE's Current and Projected Workload



With more than 1,000 professionals across the firm, BGE's collaborative *One Team* approach enables us to seamlessly align the right expertise and resources to meet the District's needs. By leveraging talent across disciplines, offices, and regions, we maintain responsiveness, balance workloads, and provide uninterrupted service. This depth of resources, combined with our commitment to collaboration and client service, makes BGE a reliable long-term partner for the District.

The table below illustrates our team's current and projected workload and their ability to meet the needs of the District.

Team Member	Role	Current Workload	Projected Workload
Philip Chang, PE	Lead Project Manager/Lead District Engineer	65%	50%
Alex Hulbert	Assistant Project Manager/ Assistant District Engineer	75%	65%
Jim Sullivan, PSM	Surveying and Mapping	75%	65%
Bianca Alvarez, EI	Stormwater/Drainage	80%	70%
Donald Podany, PLA	Landscape Architecture	75%	60%
Megan Tetro, PE	Transportation	75%	65%
Kent Huerta	Sidewalks/Roadways/Pond Assessments	80%	70%

Tab 8

Volume of Work Previously Awarded to Engineer by District

Volume of Previously Awarded Work

While the District has not previously awarded us work, we come prepared with a depth of expertise, a broad range of multidisciplinary services, and a proven track record supporting numerous CDDs with similar needs. We understand the importance of responsive service and proactive stewardship and are prepared to provide seamless support, reliable engineering guidance, and practical solutions from the outset of our engagement.



"We are enthusiastic about partnering with the District and are ready to provide District Engineering services immediately upon selection by the Board and the execution of an engineering services contract.

- Philip Chang, PE
Lead District Engineer

Tab 9

Financial Capacity, Licensure, and Legal Disclosures

Financial Capacity

BGE is a privately held corporation headquartered in Houston, Texas. Founded in 1975, BGE has provided professional engineering, planning, surveying, construction management, and environmental consulting services for more than 50 years. The firm remains independently owned and has experienced steady growth through geographic expansion and diversification of services.

BGE is committed to maintaining the highest standards of professional integrity, financial responsibility, and organizational transparency. In accordance with the requirements of this solicitation, the following responses provide information regarding the firm's corporate status, financial standing, legal disclosures, potential conflicts of interest, and professional liability history. These disclosures are provided to demonstrate BGE's qualifications, stability, and ability to successfully fulfill its obligations under the proposed agreement.

Corporate Transaction Disclosure

Neither BGE nor any of its consultants or subcontractors are currently for sale, involved in a merger or acquisition, or participating in any transaction to expand, be acquired by, or combine with another business entity. As a result, there are no anticipated organizational or directional impacts that would affect the team's ability to provide the services contemplated under this contract.

Firm Financial Stability

BGE is not currently in default on any loan agreement, financing agreement, or other financial obligation with any bank, financial institution, or other entity. Accordingly, there are no circumstances requiring resolution or disclosures related to loan or financing defaults.

Certificate of Insurance

Client#: 156557 BGEINC1

ACORD™ CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/21/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Rachel Townsend/Michelle Weweh
USI Insurance Services, LLC 9811 Katy Freeway, Suite 500 Houston, TX 77024 713 490-4600	PHONE (A/C, No, Ext): 713 490-4600 FAX (A/C, No): 713-490-4700 E-MAIL ADDRESS: rachel.townsend@usi.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Continental Casualty Company	20443
INSURER B : Continental Insurance Company	35289
INSURER C : Twin City Fire Insurance Company	29459
INSURER D : Valley Forge Insurance Company	20508
INSURER E : Lexington Insurance Company	19437
INSURER F : National Fire Insurance Co. of Hartford	20478

INSURED: BGE, Inc.
f.k.a. Brown & Gay Engineers, Inc.
10777 Westheimer, Suite 400
Houston, TX 77042

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE / X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY / X PRO-JECT / LOC OTHER:			6075541416	07/01/2026	07/01/2027	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$1,000,000 $1,000,000 $15,000 $1,000,000 $2,000,000 $2,000,000
F	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY / SCHEDULED AUTOS X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY			6075541433	07/01/2026	07/01/2027	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$1,000,000 $ $ $
B	X UMBRELLA LIAB / X OCCUR EXCESS LIAB / CLAIMS-MADE DED / X RETENTION $10,000			6075541464	07/01/2026	07/01/2027	EACH OCCURRENCE AGGREGATE	$10,000,000 $10,000,000
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y / N: N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N / A		6075541447	07/01/2026	07/01/2027	X PER STATUTE / OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $1,000,000 $1,000,000 $1,000,000
E	Professional Liab CLAIMS MADE			031565521	12/31/2025	07/01/2027	$5,000,000 per claim $10,000,000 annl aggr.	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

** Excess Liability Information **
C: Twin City Fire Insurance Company / NAIC# 29459
Policy No.: 61HVZBM6R9J - Eff Date: 07/01/2026 Exp Date: 07/01/2027
Excess Liability Each Occ Limit: $6,000,000
Excess Liability Aggregate Limit: $6,000,000
(See Attached Descriptions)

CERTIFICATE HOLDER

BGE, Inc.
10777 Westheimer Rd, Ste. 400
Houston, TX 77042

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03) 1 of 2 The ACORD name and logo are registered marks of ACORD
#S54614228/M54535497 MYCHZ

Contract Termination Disclosure

BGE affirms that it has not been terminated for default or cause from any contract during the past 10 years.

Contract Default and Compliance Disclosure

BGE affirms that, within the past ten (10) years, the firm has not defaulted on any contract, is not in arrears on any contract, and has not been found deficient due to a failure to maintain proper licensure, business organization, or authority to conduct business. Accordingly, there are no matters to disclose in response to this requirement.

Litigation Disclosure

BGE is unaware of any significant prior or ongoing contract failures relating to community development districts. The following summarizes BGE's relevant litigation history during the past 10 years.

- In April 2026, BGE was identified as a party in a lawsuit arising from water infiltration into a structure located on property for which BGE performed site design. Plaintiff alleges that there is water infiltration through the base of the building, windows, and doors. BGE was not responsible for the design of the structure. Plaintiff has advised that the target defendants are the architect and general contractor. The case is currently pending. This matter will have no effect on BGE's ability to complete the work for this project.
- In February 2026, BGE was served with a lawsuit that allegedly arose from an incident that occurred in January 2024. Plaintiff alleges that he was working in and around a trench on a development project to construct subdivisions in Katy, Texas, when the trench is alleged to have collapsed under and on top of Plaintiff. Plaintiff filed suit against the relevant contractors and those design professionals involved in the project. The case is currently pending. This matter will have no effect on BGE's ability to complete the work for this project.
- In May 2023, BGE was served with pleadings in connection with a lawsuit that is alleged to have arisen from an incident that occurred in April 2021. Plaintiff alleges that she was the passenger in a vehicle that was approaching an intersection in a construction zone in San Marcos, Texas when a vehicle traveling on the intersecting roadway struck the side of the vehicle in which Plaintiff was traveling. Plaintiff is believed to have previously initiated litigation in San Marcos against the driver of the vehicle in which she was traveling as well as the driver of the vehicle that struck the vehicle in which Plaintiff was traveling in which Plaintiff is believed to have given sworn testimony that the driver of the vehicle in which she was traveling failed to yield at the stop sign even though Plaintiff told her to stop. Subsequently, Plaintiff has asserted a new claim in Corpus Christi against the design professionals and contractors providing services at the intersection at the time of the incident. In the current matter, Plaintiff does not assert claims against the driver of the vehicle in which she was traveling or the other driver involved. Plaintiff failed to file a certificate of merit against BGE despite the fact that Plaintiff alleges that BGE was providing engineering services. The case was resolved for a confidential de minimis negotiated amount upon the recommendation of counsel and our insurer.
- In April 2023, BGE was served with pleadings in connection with a vehicle accident that occurred in Arkansas in April 2020 during which a vehicle is alleged to have gone off the side of the road in a construction zone and ultimately crossed into the lanes of oncoming traffic after having over-corrected. As a result, the vehicle that went off the road struck the Plaintiffs vehicle head on. Plaintiff filed suit against the relevant contractors and those design professionals involved in the project. Notably, Plaintiffs did not file suit against the driver of the vehicle that struck Plaintiffs. The case is currently pending. This matter will have no effect on BGE's ability to complete the work for this project.
- In November 2022, BGE was notified of a claim alleging a structural deficiency in the design of an overpass. The plans for the project were completed in 2013 and the structural design for the overpass at issue was completed by a subconsultant retained by BGE. BGE is involved in the claim because the structural engineer was a subconsultant to BGE and not because of any claims related to work completed by BGE. The claim was resolved for a confidential negotiated sum for which BGE participated as a result of the allegedly deficient design prepared by a subconsultant.

- In October 2022, BGE was served with pleadings alleging that on November 29, 2020, Plaintiff was traveling in a vehicle through an intersection on State Highway 73 in Jefferson County when she was struck by a vehicle operated by a third party. The third-party alleged that she was unable to clearly see through the intersection due to improperly placed concrete barriers. Plaintiff filed suit against TxDOT, BGE and the relevant contractors related to the ongoing construction at the loss location. Plaintiffs failed to file a certificate of merit as required by the Texas Civil Practice and Remedies Code. Although BGE filed an appellate brief after the trial court improperly denied BGE's motion to dismiss, which was based upon Plaintiff's failure to file a certificate of merit, as recommended by BGE's insurer, this case was resolved through a de minimis confidential negotiated settlement.
- In August 2020, BGE received notice and was subsequently included as a defendant in a suit relating to a fatal incident that occurred fall of 2019 in the construction zone of the IH35 project in Waco, Texas. BGE is providing Construction Engineering & Inspection (CEI) services for TxDOT on this project and has co-mingled staff with TxDOT providing services. BGE recently provided depositions in the case and legal proceedings are ongoing.
- BGE provided engineering services, as a subconsultant to the architect, on the Museum Medical Tower project located in Houston. In February 2018, the contractor struck a concrete electrical vault that was not shown on BGE drawings and the vault collapsed. Texas One-Call utility locator was not notified prior to excavation. All parties, including BGE, entered non-binding mediation. As recommended by our insurer, BGE agreed to a settlement in this case in March 2020.
- BGE has been served with notice of potential claim by a Joint Venture entity (KBR & Espey) that BGE performed design services as a subconsultant on the Waller Creek Tunnel. In 2015, Post construction, the contractor filed suit against City of Austin (owner) for a myriad of issues including allegations of plan design error by BGE related to preserving the Capitol Sight Corridor view. BGE is not currently a named party in the litigation. No current activity.
- In 2014, BGE provided engineering services to CalAtlantic Homes of Texas related to a single-family development in the Houston area, Arcadia. The development was inundated with floodwaters during Hurricane Harvey. CalAtlantic demanded BGE defend, hold harmless and indemnify CalAtlantic from claims brought against them, and further asserted third party claims against BGE relating to the project. As recommended by our insurer, BGE agreed to settlements in all matters relating to this case in May 2020.
- San Jacinto River Authority filed suit against all parties involved in the planning, design, construction and inspection of a section of their surface water transmission pipe due to failure of a constructed section. Depositions and preliminary investigation revealed serious construction related defects. The contractor alleged various contributions by anyone involved in the program. As Program Manager, BGE was not involved in the construction phases including inspection or acceptance. The suit was resolved through mediation in July 2020.
- Harris County Municipal Utility District 132 sent a demand letter to BGE for reimbursement of costs to replace incorrectly sized pumps. BGE worked with client to re-design and install correct equipment. BGE paid for replacement pump costs.
- BGE was included in a complainant's lawsuit against Finger Development along with others, regarding a scaffolding collapse that resulted in an injury. The lawsuit was dismissed in February 2016.

Governmental Action Disclosure

BGE affirms that, within the past 10 years, the firm has not been the subject of any governmental action, investigation, administrative proceeding, penalty, licensure matter, or other regulatory enforcement action that would require disclosure in response to this solicitation. Accordingly, there are no matters to report.

Tab 10

Required Forms

Required Forms

Affidavit of Acknowledgments

AFFIDAVIT OF ACKNOWLEDGMENTS

STATE OF Florida
COUNTY OF Hillsborough

Before me, the undersigned authority, appeared the affiant, Philip Chang, PE, and having taken an oath, affiant, based on personal knowledge, deposes and states:

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of Director, Public Works for BGE, Inc. ("**Applicant**"), and am authorized to make this Affidavit of Acknowledgments on behalf of Applicant.

2. I assisted with the preparation of, and have reviewed, the Applicant's Qualification Statement ("**Qualification Statement**") provided in response to the Easton Park Community Development District Request for Qualifications for Professional Engineering Services. All of the information provided therein is full and complete, and truthful and accurate. I understand that intentional inclusion of false, deceptive or fraudulent statements, or the intentional failure to include full and complete answers, may constitute fraud; and, that the District may consider such action on the part of the Applicant to constitute good cause for rejection of the Qualification Statement.

3. I do hereby certify that the Applicant has submitted only a single Qualification Statement and has not, either directly or indirectly, participated in collusion relating to the submission of the Qualification Statement.

4. The Applicant agrees through submission of the Qualification Statement to honor its Qualification Statement for one hundred and twenty (120) days from the opening of the Qualification Statements, and if awarded the contract on the basis of this Qualification Statement and further negotiations with the District, to enter into and execute the contract in a form substantially similar to that included in the Selection Manual.

5. The Applicant acknowledges the receipt of the complete Selection Manual as provided by the District and as described in the Selection Manual's Table of Contents, and, to the extent that Addendums have been issued, the receipt of the following Addendum Nos.: _____.

6. By signing below, and by not filing a protest within the seventy-two (72) hour period after the Submittal Deadline, the Applicant acknowledges that (i) the Applicant has read, understood, and accepted the Selection Manual; (ii) the Applicant has had an opportunity to consult with legal counsel regarding the Selection Manual; (iii) the Applicant has agreed to the terms of the Selection Manual; and (iv) the Applicant has waived any right to challenge any matter relating to the Selection Manual, including but not limited to any protest relating to the Qualification Statement notice, instructions, the contract form, the scope of work, the evaluation criteria, the evaluation process established in the Selection Manual, or any other issues or items relating to the Selection Manual.

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Affidavit of Acknowledgments and that the foregoing is true and correct.

Dated this 5th day of November, 2026.

Applicant: BGE, Inc.

By: Philip Chang, PE

Title: Director, Public Works

STATE OF Florida
COUNTY OF Hillsborough

Acknowledged before me by means of ✓ physical presence or __ online notarization this 5th day of November, 2026, by Philip Chang, Director, Public Wks of BGE, Inc., who is (✓) personally known to me or ( ) have produced _____ as identification.

Yesenia Leon
Notary Public

YESENIA LEON
Notary Public-State of Florida
Commission # HH 656499
My Commission Expires
March 25, 2029

Print Name: Yesenia Leon

My Commission Expires: March 25, 2029

Sworn Statement Regarding Public Entity Crimes

SWORN STATEMENT UNDER SECTION 287.133, *FLORIDA STATUTES*,
REGARDING PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to Easton Park Community Development District.

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of Director, Public Works for BGE, Inc. ("**Applicant**"), and am authorized to make this Sworn Statement on behalf of Applicant.

2. Applicant's business address is 5426 Bay Center Drive, Suite 100, Tampa, Florida 33609 .

3. Applicant's Federal Employer Identification Number (FEIN) is 74-1817951.
(If the Applicant has no FEIN, include the Social Security Number of the individual signing this
sworn statement: _____
.)

4. I understand that a "public entity crime" as defined in Section 287.133(1)(g), *Florida Statutes*, means "a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid, proposal, reply, or contract for goods or services, any lease for real property, or any contract for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation."

5. I understand that "convicted" or "conviction" as defined in Section 287.133(1)(b), *Florida Statutes*, means "a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere."

6. I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

   A predecessor or successor of a person convicted of a public entity crime; or

   An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers,

ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

7. I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means "any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term 'person' includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity."

8. Based on information and belief, the statement which I have marked below is true in relation to the Applicant submitting this sworn statement. (Please indicate which statement applies.)

X Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor any affiliate of the entity, have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members or agents who are active in management of the entity or an affiliate of the entity, has been charged with and convicted of a public entity crime subsequent to July 1, 1989, AND (please indicate which additional statement applies):

_ There has been a proceeding concerning the conviction before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge did not place the person or affiliate on the convicted vendor list. (Please attach a copy of the final order.)

_ The person or affiliate was placed on the convicted vendor list. There has been a subsequent proceeding before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge determined that it was in the public interest to remove the person or affiliate from the convicted vendor list. (Please attach a copy of the final order.)

_ The person or affiliate has not been placed on the convicted vendor list. (Please describe any action taken by or pending with the Florida Department of Management Services.)

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Sworn Statement under Section 287.133, *Florida Statutes*, Regarding Public Entity Crimes and all of the information provided is true and correct.

Dated this 5th day of November, 2026.

Applicant: BGE, Inc.

By: Philip Chang, PE

Title: Director, Public Works

STATE OF Florida
COUNTY OF Hillsborough

Acknowledged before me by means of ~~physical presence~~ or __ online notarization this 5th day of November, 2026, by Philip Chang, Director, Public Works of BGE, Inc., who is (✓) personally known to me or ( ) have produced _____ as identification.

Yesenia Leon
Notary Public

YESENIA LEON
Notary Public-State of Florida
Commission # HH 656499
My Commission Expires
March 25, 2029

Print Name: Yesenia Leon

My Commission Expires: March 25, 2029

Appendix

SF330

ARCHITECT – ENGINEER QUALIFICATIONS

PART I – CONTRACT-SPECIFIC QUALIFICATIONS

A. CONTRACT INFORMATION

1. TITLE AND LOCATION *(City and State)*

RFQ for Professional Engineering Services for Easton Park Community Development District

2. PUBLIC NOTICE DATE	3. SOLICITATION OR PROJECT NUMBER
10/9/2026	N/A

B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE

Philip Chang, PE

5. NAME OF FIRM

BGE, Inc.

6. TELEPHONE NUMBER	7. FAX NUMBER	8. E-MAIL ADDRESS
813.328.3664	N/A	pchang@bgeinc.com

C. PROPOSED TEAM

(Complete this section for the prime contractor and all key subcontractors.)

	CHECK			9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	Prime	J-V Partner	Subcontractor			
a.	☒			BGE, Inc. [x] CHECK IF BRANCH OFFICE	5426 Bay Center Drive, Suite 100 Tampa, Florida 33609	Lead District Engineer
b.				[ ] CHECK IF BRANCH OFFICE		
c.				[ ] CHECK IF BRANCH OFFICE		
d.				[ ] CHECK IF BRANCH OFFICE		
e.				[ ] CHECK IF BRANCH OFFICE		
f.				[ ] CHECK IF BRANCH OFFICE		

D. ORGANIZATIONAL CHART OF PROPOSED TEAM **[X]** *(Attached)*

Easton Park
Community Development District



Lead Project Manager/
Lead District Engineer
Philip Chang, PE



Assistant Project Manager/
Assistant District Engineer
Alex Hulbert



SURVEY AND MAPPING
Jim Sullivan, PSM



STORMWATER/DRAINAGE
Bianca Alvarez, EI



LANDSCAPE ARCHITECTURE
Donald Podany, PLA



TRANSPORTATION
Megan Tetro, PE

SIDEWALKS/ROADWAYS/POND ASSESSMENTS
Kent Huerta

Additional Services

GIS
Land/Site Development
Construction Management

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE A. TOTAL	14. YEARS EXPERIENCE B. WITH CURRENT FIRM
Philip Chang, PE	Lead Project Manager/ Lead District Engineer	31	2

15. FIRM NAME AND LOCATION (CITY AND STATE)
BGE, Inc., Tampa, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS, Civil Engineering, McMaster University	Florida PE No. 57410

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)
FDEP Qualified Stormwater Management Inspector
American Public Works Association

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Terra Bella Community Development District Land O'Lakes, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Philip has been the District Engineer for this community in the Land O'Lakes area of Pasco County since 2016. His projects include regulatory sign assessments, traffic-calming analyses, drainage and roadway improvements, sidewalk condition assessments, infrastructure repair bidding, and coordination with contractors.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Longleaf Community Development District New Port Richey, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Philip has been the District Engineer for this CDD in the New Port Richey area of Pasco County for 14 years. As District Engineer, he provided design improvements to several stormwater management pond outfall structures that had failed, improved stormwater conveyance in the existing storm pipe system, completed regular ADA sidewalk assessments, provided guidance with regards to pavement repairs, completed pond inspections, prepared engineer's reports for bond issuance and provided practical solutions to all the issues that arose in this TND community.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Riverbend West Community Development District Ruskin, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

As the District Engineer, Philip assisted the community with pond inspections for SWFWMD certification, coordination of CDD infrastructure repairs and contractors, and ROW and CDD parcel verification. Philip also provided assistance and coordination to the onsite manager as needed.

d.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Forest Creek Community Development District Parrish, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

As District Engineer for this CDD in Manatee County, Philip provided professional services related to the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids/quotes, contractor coordination, construction observation, and other miscellaneous professional services. He also communicated monthly with the Board Chair, providing updates on projects and other ongoing tasks as needed.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		A. TOTAL	B. WITH CURRENT FIRM
Alex Hulbert	Assistant Project Manager/ Assistant District Engineer	30	5

15. FIRM NAME AND LOCATION (CITY AND STATE)

BGE, Inc., Tampa, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
AA, Liberal Arts, Pasco-Hernando Community College	

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Cordoba Ranch Community Development District Lutz, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Alex is the Principal in Charge of this CDD in Hillsborough County. In this role, he provides oversight to the Lead District Engineer to address issues related to drainage structure assessments, drainage problem resolution, roadway and asphalt condition assessments, ROW maintenance, and parcel ownership verification and resolution.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Watergrass Community Development Districts I and II Wesley Chapel, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Alex has supported the District Engineer at these communities in the Wesley Chapel area of Pasco County. Projects at this District have included sidewalk condition assessments, ADA compliance, and pond inspections for SWFWMD certification, as well as responding to resident inquiries and facilitating discussions between the District and the County. He also provided support to the District Engineer related to new bond issuances.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Longleaf Community Development District New Port Richey, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Alex supports the District Engineer at this CDD in Pasco County. The District Engineer partnered with the District to address issues related to outfall structures at stormwater management ponds, conveyance in the existing storm pipe system, and ADA compliance. Additionally, Alex completed engineering reports for bond issuance, performed pond inspections, and provided guidance for pavement repairs in this TND.

d.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Veterans Affairs Clinic Zephyrhills, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Alex served as the Project Manager for the site design of a 10-acre commercial master plan with a United States Department of Veterans Affairs clinic as the anchor. The project included due diligence, conceptual site design, rezoning, master storm drainage in a basin of special concern, floodplain compensation, utility design, grading, site layout, and permitting.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE A. TOTAL	14. YEARS EXPERIENCE B. WITH CURRENT FIRM
Jim Sullivan, PSM	Survey and Mapping	37	10

15. FIRM NAME AND LOCATION (CITY AND STATE)

BGE, Inc., Tampa, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS, Surveying and Mapping, East Tennessee State University Technical Engineering Specialist, United States Army	Florida PSM No. LS6889

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Cordoba Ranch Community Development District Park Parcel Transfers Lutz, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Jim was the Surveyor of Record for this project, which required an exchange of properties between the client and the HOA following an insurance adjuster's review. He prepared exhibits based on field verification of roadways, parking areas, and recreational facilities. In addition, Jim prepared sketches and property descriptions for use by District Counsel and the HOA attorney to finalize the land transfers.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Spring Lake Community Development District Riverview, Florida	2023	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Jim served as the Surveyor of Record for the field verification of potential permanent encroachments into Spring Lake CDD property by a homeowner who made backyard improvements as part of a swimming pool construction project. He prepared an exhibit illustrating the property boundaries and identifying improvements that extended beyond the homeowner's property onto CDD property. The exhibit was prepared for use by District Counsel.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Deerpark Boulevard and State Road 207 Intersection Elkton, Florida	2024	2024

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Jim served as the Surveyor of Record for the design survey to improve the intersection and address County comments for an industrial land development project. The intersection, located less than half a mile from I-95, has experienced accidents and near misses due to the development of numerous warehouses. Trucks crossing traffic to turn left (eastbound) onto I-95 without a signal have raised concerns among nearby subdivisions. Jim surveyed 1,200 feet of SR 207 and 300 feet along the side streets. He established the ROW, researched easements, performed a topographic survey that included overhead wire clearances, and reviewed encroachments. Underground utilities were located at Quality Level B, mapped, and incorporated into the survey.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE A. TOTAL	14. YEARS EXPERIENCE B. WITH CURRENT FIRM
Bianca Alvarez, EI	Stormwater/Drainage	3	3

15. FIRM NAME AND LOCATION (CITY AND STATE)
BGE, Inc., Jacksonville, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS, Civil Engineering, University of North Florida	EI No. 1100026948

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Imeson Port Center Phase 1 Mod, Phase 2 Mass Grading, and Phase 3 Mass Grading Jacksonville, Florida	2025	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Bianca served as the Drainage Engineer for all phases of the project, which were permitted through the COJ , SJRWMD, and FDOT. She also contributed to the construction plans approved by COJ.
The project site was initially undeveloped. For the Phase I modification, Bianca designed the lift station and performed potable hydraulic calculations, securing approvals from the JEA and the FDEP. She reviewed and coordinated with the contractor on shop drawings and requests for information. She is currently managing the JEA closeout process, which is expected to be finalized soon.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Maintenance Facility at Sawgrass Country Club St Johns County, Florida	2025	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Bianca was the Drainage Engineer on this project, which was permitted by SJC and the SJRWMD. She assisted with the construction plans approved by SJC. The project site included an existing drainage system, SWMF, and a maintenance facility. The scope involved expanding the maintenance facility and implementing drainage improvements, including revising the SWMFs and stormwater pipe network.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Take 5 Oil Change Facility Improvements Jacksonville, Florida	2025	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Bianca is currently the Drainage Engineer on this project on Atlantic Boulevard. She has been coordinating with the SJRWMD to address all drainage-related comments.

d.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Tennis Facility Improvements St. Johns County, Florida	Current	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Bianca is working on site planning, utility revisions, and drainage improvements for the Sawgrass Country Club. She is currently working on obtaining permits for this project with SJC. The project site has an existing building, tennis courts, and a sidewalk, but is currently having drainage issues.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		A. TOTAL	B. WITH CURRENT FIRM
Donald Podany, PLA	Landscape Architecture	30	<1

15. FIRM NAME AND LOCATION (CITY AND STATE)

BGE, Inc., Jacksonville, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
Bachelor of Landscape Architecture University of Florida	Florida Professional Landscape Architect No. LA0001771

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Julington Creek Aquatics Center and Treehouse Trail Park St. Johns County, Florida	2026	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Donald was the Lead Landscape Architect for the Aquatics Center and Treehouse Trail Park at Julington Creek, a signature recreational amenity serving the surrounding community. His design included pool decks, shade structures, trail connectivity, and passive recreation space, balanced against budget and life cycle maintenance priorities. He coordinated with community stakeholders through design and permitting to deliver an amenity that supports resident quality of life while keeping ongoing operational costs in check. He also assisted in preliminary budget exercises and prepared for and attended monthly CDD meetings throughout the project.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Tamaya Jacksonville, Florida	2015	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

As Lead Landscape Architect for Tamaya, a master-planned community developed by ICI Homes, Donald provided landscape architecture and master planning services. His scope included amenity center design, entry and streetscape features, open space planning, and assisting in preliminary budget exercises that feed directly into a district's ongoing maintenance and capital planning decisions.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Tributary Nassau County, Florida	2021	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

A master-planned community developed by Greenpoint Communities, Donald served as Lead Landscape Architect, providing master planning, street scape and site design, and amenity planning. His work balanced the developer's program goals, community livability and the CDDs future-focused maintenance requirements.

d.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Heritage Landing St. Augustine, Florida	2004	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Donald served as Lead Landscape Architect on work recognized with an American Society of Landscape Architects award of Merit. His contributions focused on amenity, entry roadway and open space planning, with attention to constructibility and long-term maintenance. These are the same lifecycle factors a CDD board weighs when approving capital improvements.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE A. TOTAL	14. YEARS EXPERIENCE B. WITH CURRENT FIRM
Megan Tetro, PE	Transportation	18	2

15. FIRM NAME AND LOCATION (CITY AND STATE)
BGE, Inc., Tampa, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS, Civil Engineering, Florida State University	Florida PE No. 76120

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
Districtwide Design-Build Pushbutton Contracts I and II Bartow, Florida	2024	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Megan served as the Project Manager for both contracts, which focused on two safety improvements to be designed and constructed within 365 days or less. Elements of work included milling and resurfacing, roadway widening, median modifications, drainage improvements, signing and pavement markings, intersection lighting, signalization, and pedestrian upgrades such as curb ramps, crosswalks, and signals. Geotechnical, survey, and subsurface utility engineering investigations were also required for these TWOs. Megan facilitated design services for up to six simultaneous TWOs and oversaw nearly 100 TWOs under the combined contracts.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
I-10 Widening from I-295 to I-95 Design-Build Jacksonville, Florida	2021	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Megan served as Temporary Traffic Control Engineer of Record for the I-10 widening from west of I-295 to east of Stockton Street. Work included pavement widening, 12 bridge widenings, reconstruction of minor streets and intersections, and replacement of the Cedar River bridge culvert, along with drainage, ITS, lighting, landscape planning, signing and pavement markings, utilities, surveying, and geotechnical engineering.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED PROFESSIONAL SERVICE	(2) YEAR COMPLETED CONSTRUCTION *(If Applicable)*
I-75 Widening Design-Build from South of SR 50 to Hernando/Sumter County Line Brooksville, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [ ] *Check if project performed with current firm*

Megan served as the Assistant Project Manager and Lead Roadway Engineer, responsible for cross-discipline design coordination on this $94 million design-build project. The project included widening and reconstructing 6 miles of I-75 in Hernando County and reconstructing the US 98/SR 50/Cortez Boulevard interchange as a single-point urban interchange. The I-75 bridges over US 98 were replaced with single-span steel girder bridges to accommodate future ten-lane I-75 and eight-lane US 98 sections. Approximately 1 mile of US 98 was widened and reconstructed with concrete pavement within interchange limits.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		A. TOTAL	B. WITH CURRENT FIRM
Kent Huerta	Sidewalks/Roadways/Pond Assessments	1	1

15. FIRM NAME AND LOCATION (CITY AND STATE)

BGE, Inc., Tampa, Florida

16. EDUCATION (DEGREE AND SPECIALIZATION)	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)
BS, Civil Engineering, University of South Florida	Engineer Intern

18. OTHER PROFESSIONAL QUALIFICATIONS (PUBLICATIONS, ORGANIZATIONS, TRAINING, AWARDS, ETC.)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Waters Edge Community Development District Parrish, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Kent completed assessments of the permitted stormwater system for multiple phases within the Waters Edge CDD. As part of the tasks, he provided assessments of the observed conditions, including photographic documentation and detailed summaries, which were compiled and saved in a GIS database for future retrieval. The assessments and reports were used to obtain contractor quotes to make the necessary repairs so the system could operate as intended.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Watergrass Community Development District II Wesley Chapel, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Kent completed condition assessments of the storm system (storm structures and stormwater ponds) as periodically required by the SWFWMD. These assessments included documentation (photos, condition assessments, etc.) stored in a retrievable GIS database. Comprehensive reports were also prepared detailing the observations and recommended repairs, which were then used to obtain contractor quotes to complete the repairs. He was also part of the team assessing options to improve and expand parking at the District's main community park.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Mirabella Community Development District Wimauma, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Kent provided condition assessments of storm structures and stormwater ponds within this CDD. These assessments included documentation, reporting, and recommended repairs. Ultimately, repair quotes were obtained from contractors experienced in addressing issues commonly associated with CDDs.

d.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICE	CONSTRUCTION *(If Applicable)*
Cordoba Ranch Community Development District Lutz, Florida	Ongoing	N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE [X] *Check if project performed with current firm*

Kent reported to the District Engineer for this CDD in Hillsborough County. In this role, he completed field reviews of drainage improvements and pavement condition assessments. He is part of the team currently assessing future roadway improvements to be completed under a phased capital improvement program.

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **01**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Forest Creek Community Development District Parrish, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Forest Creek Community Development District	Heather Jackson	813.991.1140

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As District Engineer for this CDD in Manatee County, BGE provides professional engineering and survey services related to the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids/quotes, contractor coordination, construction observation, and any other services as requested.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **02**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Cordoba Ranch Community Development District Lutz, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Cordoba Ranch Community Development	Alba Sanchez	813.873.7300

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

BGE is the District Engineer for this unique Community Development District in Lutz in Hillsborough County. In this role, BGE has assisted the community with addressing issues related to failed drainage structures, poor drainage, roadway and asphalt damage, ROW maintenance issues, and parcel ownership verification resolution, and professional survey services.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer/Survey Services

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **03**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Terra Bella Community Development District Land O'Lakes, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Terra Bella Community Development District	Jason Greenwood	813.344.4844

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

In addition to District Engineering Services, BGE provided engineering and survey services to this CDD in the Land O'Lakes area of Pasco County to identify and quantify damage that resulted from two major storm events (Hurricanes Helene and Milton), which impacted the Tampa Bay area. Rainfall amounts ranged from 19 to 24 inches between the two hurricanes which occurred in the span of two weeks. Topographic services were also provided to verify grading and elevations related to stormwater infrastructure. An engineering report summarizing findings and recommendations was provided to address the issues identified by BGE.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer/Survey Services

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **04**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Union Park Community Development District Wesley Chapel, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Union Park Community Development District	Andy Mendenhall	813.565.4663

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

BGE serves as the District Engineer and trusted partner for the Union Park CDD in Wesley Chapel, Florida, delivering comprehensive engineering expertise to support the community's engineering needs. Our team works with the District to achieve full compliance with SWFWMD permit requirements by conducting detailed regular pond assessments, identifying and evaluating drainage concerns, coordinating repairs as appropriate and confirming that the stormwater system operates as designed.

Additional services that have been provided by BGE have included timber boardwalk reconstruction observation and closeout, timber vehicular bridge deck replacement coordination, transportation/traffic related studies and transportation infrastructure verification.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **05**

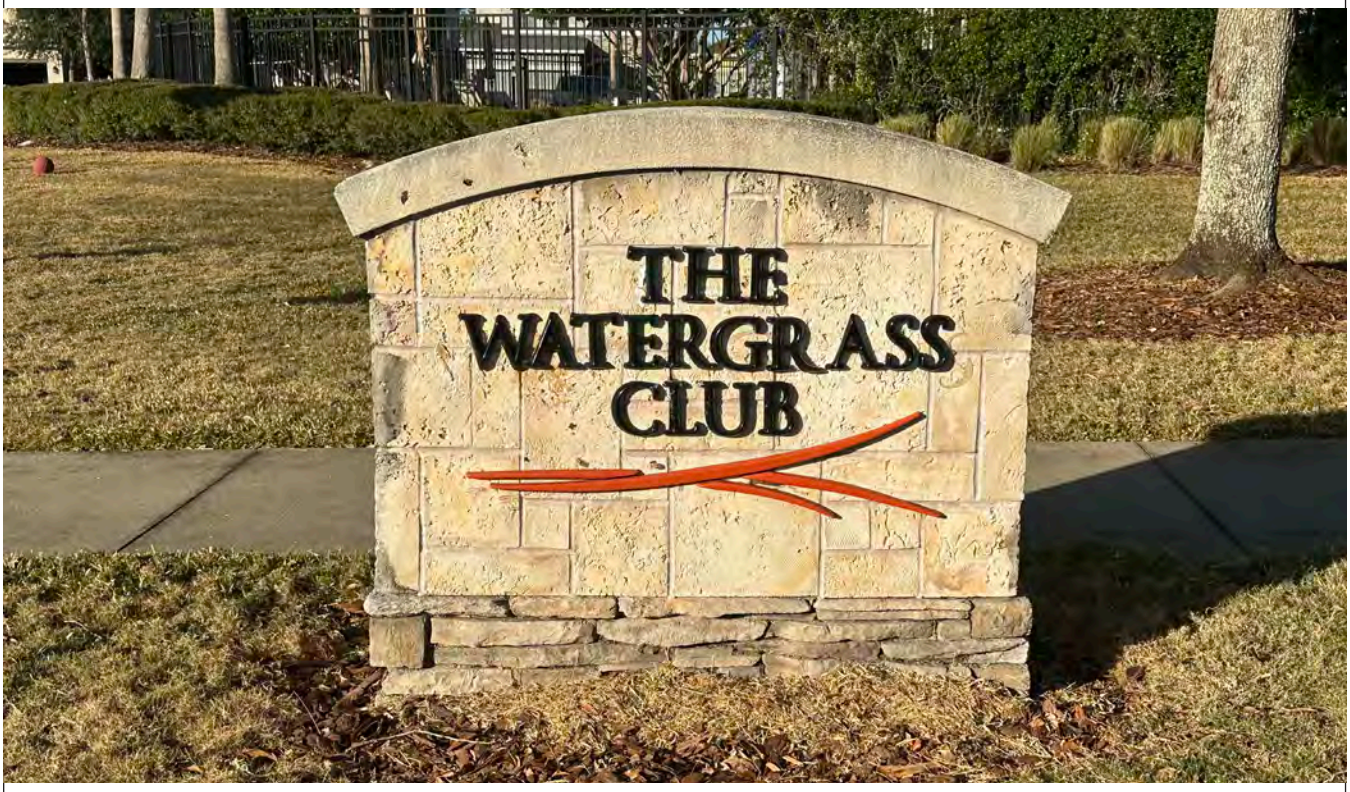
21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Watergrass Community Development District I Wesley Chapel, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Watergrass Community Development District I	Michael Perez	813.873.7300

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As the District Engineer for this CDD in the Wesley Chapel area of Pasco County, BGE is responsible for the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids and quotes, contractor coordination, construction observation, and other miscellaneous professional services. Other responsibilities include attendance at monthly meetings as required.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer/Survey Services

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **06**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Watergrass Community Development District II Wesley Chapel, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Watergrass Community Development District II	Andy Mendenhall	813.474.7137

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As the District Engineer for this CDD in the Wesley Chapel area of Pasco County, BGE is responsible for the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids and quotes, contractor coordination, construction observation, and other miscellaneous professional services. Other responsibilities include attendance at monthly meetings as required, responding to resident and board inquiries, and verification of encroachments to CDD parcel ownership.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer/Survey Services

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **07**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Suncoast Community Development District Land O'Lakes, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Suncoast Community Development District	Lisa Castoria	813.994.1001

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

BGE provides District Engineering services to this CDD in the Land O'Lakes area of Pasco County where Philip Chang has been the District Engineer since 2013. Philip's past projects at the District have included pond assessment and assessment reports, sidewalk replacements, boundary fence/wall replacement, new monumentation, landscape enhancements, coordination with the County, and tasks related to (post-development) bond issuance with the resident board. The longevity of the work with the District is a testament to the commitment made by the District Engineer to the Suncoast CDD.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **08**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Belmont Community Development District Ruskin, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Belmont Community Development District	Jason Greenwood	813.344.4844

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

BGE serves as the trusted District Engineer for this CDD, providing proactive, full-service engineering support. Our team delivers drainage assessments, detailed pond inspections, efficient contractor coordination, bid and proposal management, construction observation, and other specialized professional services tailored to the district's needs. BGE is working collaboratively with Hillsborough County staff to advance critical safety enhancements at one of the community's major intersections. This ensures residents benefit from a safer, more efficient transportation network and demonstrates our commitment to long-term community well-being.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **09**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Summit at Fern Hill Community Development District Riverview, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Summit at Fern Hill Community Development District	Heather Jackson	656.258.5133

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As the District Engineer for this CDD in the Riverview area of Hillsborough County, BGE is responsible for the assessment of drainage issues, pond inspections, sidewalk assessments, requests for bids and quotes, contractor coordination, construction observation, and other miscellaneous professional services. Other responsibilities include attendance at monthly meetings as required, responding to resident and board inquiries, and verification of encroachments to CDD parcel ownership.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: **10**

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If Applicable)*
Mirabella Community Development District Wimauma, Florida	Ongoing	N/A

23. PROJECT OWNER'S INFORMATION

A. PROJECT OWNER	B. POINT OF CONTACT NAME	C. POINT OF CONTACT TELEPHONE NUMBER
Mirabella Community Development District	Jennifer Goldyn	813.652.2454

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As the District Engineer for this CDD in the Wimauma area of Hillsborough County, BGE is responsible for the assessment of drainage issues, pond inspections, requests for bids and quotes, contractor coordination, construction observation, and other miscellaneous professional services. Other responsibilities include attendance at monthly meetings as required, responding to resident and board inquiries, and verification of encroachments to CDD parcel ownership.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2).FIRM LOCATION (CITY, STATE)	(3) ROLE
a.	BGE, Inc.	Tampa, Florida	District Engineer

G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS

26. NAMES OF KEY PERSONNEL *(From Section E, Block 12)*	27. ROLE IN THIS CONTRACT *(From Section E, Block 13)*	28. EXAMPLE PROJECTS LISTED IN SECTION F *(Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)*									
		1	2	3	4	5	6	7	8	9	10
Philip Chang, PE	Lead Project Manager/Lead District Engineer	X	X	X	X	X	X	X	X	X	X
Alex Hulbert	Assistant Project Manager Assistant District Engineer	X	X	X	X	X	X	X	X	X	X
Jim Sullivan, PSM	Survey and Mapping	X	X	X		X					
Megan Tetro, PE	Transportation	X									
Donald Podany, PLA	Landscape Architecture				X						
Bianca Alvarez, EI	Stormwater/Drainage	X	X					X			
Kent Huerta	Sidewalks/Roadways/Pond Assessments	X	X	X	X	X	X	X	X	X	X

29. EXAMPLE PROJECTS KEY

NO.	TITLE OF EXAMPLE PROJECT *(From Section F)*	NO.	TITLE OF EXAMPLE PROJECT *(From Section F)*
1	Forest Creek Community Development District	6	Watergrass Community Development District II
2	Cordoba Ranch Community Development District	7	Suncoast Community Development District
3	Terra Bella Community Development District	8	Belmont Community Development District
4	Union Park Community Development District	9	Summit at Fern Hill Community Development District
5	Watergrass Community Development District I	10	Mirabella Community Development District

H. ADDITIONAL INFORMATION

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

BGE provides a comprehensive range of professional services, from feasibility and impact studies through permitting to design, program management, and construction management. We are privileged to continue serving many of the same clients that we had when we started the company in 1975.

The firm employs over 1,000 people with offices in Florida, Texas, Arkansas, Arizona, North Carolina, and Georgia. We are privileged to continue serving many of the same clients that we had when we started the company.

We believe that BGE is personified by our core values of integrity, commitment, respect, and excellent reputation. These core values reflect who we are and who we were created to be. They serve as a guide for how we conduct ourselves and challenge us to adhere to the highest moral and ethical standards.

Maybe the best way to say it is that BGE exists to serve. We are about making things better through our service. We are about making a difference, about making tomorrow better than today. For us, it provides the inspiration to meet the challenges of each new day in every community that we serve.

We stand by our word and do not waiver. We are committed to do what is right, even when it is not easy by adhering to the highest moral and ethical standards. We do not make excuses.

We commit our time, talent, and resources to make a difference in our communities and we value everyone's contribution to the success of the team by honoring our commitments to each other and to you.

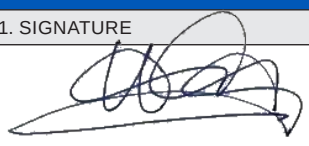
We must have one thing for our company to exist, and that one thing is you, our client. We serve our clients by creating solutions to address your needs. Our business is built on relationships, and our goal is to serve as your trusted advisor.

By the very nature of what we do, we make a difference by improving the quality of life in our communities. We are also generous corporate citizens, dedicating our time, talent, and resources to educational and charitable causes within our communities. We serve our clients, our communities, and each other. We are a company making a difference; we are a company built to serve.

We are BGE and this is the BGE Way.

I. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

31. SIGNATURE	32. DATE
	11/10/2026

33. NAME AND TITLE

Philip Chang, PE, Director, Public Works

ARCHITECT – ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER *(if any)*:

PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2A. FIRM (OR BRANCH OFFICE) NAME	3. YEAR ESTABLISHED	4. UNIQUE ENTITY IDENTIFIER
BGE, Inc.	1975	059336917

2B. STREET	5. OWNERSHIP
5426 Bay Center Drive, Suite 100	A. TYPE: Corporation

2C. CITY	2D. STATE	2E. ZIP CODE	B. SMALL BUSINESS STATUS
Tampa	Florida	33609	N/A

6A. POINT OF CONTACT NAME AND TITLE	7. NAME OF FIRM (If Block 2a is a Branch Office)
Philip Chang, PE	

6B. TELEPHONE NUMBER	6C. EMAIL ADDRESS
813.328.3664	pchang@bgeinc.com

8A. FORMER FIRM NAME(S) (If any)	8B. YEAR ESTABLISHED	8C. UNIQUE ENTITY IDENTIFIER
Brown & Gay Engineers, Inc.; Brown, Gay, & Associates; Mercer-Brown Engineers, Inc.	1975	

9. EMPLOYEES BY DISCIPLINE

A. FUNCTION CODE	B. DISCIPLINE	C. NUMBER OF EMPLOYEES (1) FIRM	C. NUMBER OF EMPLOYEES (2) BRANCH
02	Administrative	95	1
08	CADD Technician	87	2
12	Civil Engineer	163	5
15	Construction Inspector	93	0
16	Construction Manager	59	0
24	Environmental Scientist	58	0
29	GIS Specialist	6	1
34	Hydrologist	27	0
38	Land Surveyor	81	7
47	Planner: Urban/Regional	11	0
52	Sanitary Engineer	10	0
53	Scheduler	12	0
57	Structural Engineer	14	0
58	Technician/Analyst	42	1
60	Transportation Engineer	128	2
62	Water Resources Engineer	30	1
	Other Employees	84	0
	Total	1000	20

10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS

A. PROFILE CODE	B. EXPERIENCE	C.
C15	Construction Management	9
G04	GIS Services; Develop, Anlz, & Clct	3
P05	Planning-Community, Reg, & State	7
P06	Planning-Site, Install, & Project	9
S10	Survey, Platt, Map, Fld Pln Study	7
T03	Traffic & Transportation Engineer	10
W02	Water Res, Hydrology, Gnd Water	9

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS

(Insert revenue index number shown at right)

a. Federal Work	0
b. Non-Federal Work	10
c. Total Work	**10**

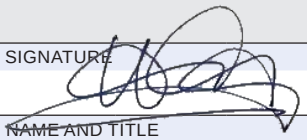
PROFESSIONAL SERVICES REVENUE INDEX NUMBER

1. Less than $100,000
2. $100,000 to less than $250,000
3. $250,000 to less than $500,000
4. $500,000 to less than $1 million
5. $1 million to less than $2 million
6. $2 million to less than $5 million
7. $5 million to less than $10 million
8. $10 million to less than $25 million
9. $25 million to less than $50 million
10. $50 million or greater

12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

A. SIGNATURE



B. DATE: 11/10/2026

C. NAME AND TITLE

Philip Chang, PE, Director, Public Works



BGE

Serving. Leading. Solving.™

5426 Bay Center Drive
Suite 100
Tampa, Florida 33609
813.848.0901
bgeinc.com

APEX COMPANIES, LLC
APEXCOS.COM

Professional Engineering Services

FOR EASTON PARK COMMUNITY DEVELOPMENT DISTRICT



NOVEMBER 10, 2026

PREPARED FOR
Easton Park CDD
Christina Newsome
District Manager
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

DISTRICT ENGINEER
Erik Howard, PE, PSM
P: 239.461.2441
E: erik.howard@apexcos.com

November 10, 2026

Easton Park Community Development District
Christina Newsome
Offices of the District Manager
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607

Re: Easton Park Community Development District - Professional Engineering Services

Dear Supervisors:

As an experienced District Engineer to Chapter 190 Community Development Districts in South Florida, it is clear that the role of District Engineer is to provide the Board of Supervisors with unbiased, accurate engineering knowledge in common-sense language. In late 2024, Apex Companies, LLC acquired Johnson Engineering. This strategic partnership has expanded in-house capabilities and staffing resources. Importantly, the integration into Apex has not altered the firm's personalized service model.

Our team has assisted many CDDs from initial conception and developer turnover through aging CDDs with minor and major rehabilitation projects, and we are ready to be your trusted and independent partner. Erik Howard, PE, PSM, will serve as the District Engineer, and Christian Mumme, PE, will serve as the Project Engineer, providing responsive communication and coordination while handling the day-to-day needs of the District in a cost-effective manner. Charles Reed, based in our Tampa office, will serve as a local liaison to the District, providing responsive communication, coordination, and readily accessible support, including in person site inspections. You will also benefit from the oversight of Mark Zordan, PMP, whose 43 years of experience will support any QA/QC. In addition to the District Engineer, you will receive the support of a team of qualified professionals with the knowledge of stormwater management, current environmental issues, transportation/ roadway/pedestrian safety and enhancement design, utility design, landscape design and construction management/observation along with current permitting requirements in order to efficiently maintain or expand the District's services that are being provided to its residents. Our team is known for providing outstanding service as well as always being mindful of our client's time and budgetary needs. Our clients find that our vast experience and dedication to professionalism bring success to their projects. Please see our past/ongoing CDD list below:

- Arbor Greene CDD
- Bayside Improvement CDD (Pelican Landing)
- Bay Creek CDD (Pelican Landing)
- Beach Road Golf Estates CDD
- Bella Vida CDD
- Cory Lakes CDD
- CFM CDD (Magnolia Landing)
- Cypress Preserve CDD
- Forest Creek CDD
- Gateway Services CDD
- K-Bar Ranch II CDD
- Highlands CDD
- La Collina CDD
- Longleaf CDD
- Long Lake Ranch CDD
- Mediterra CDD
- Miromar Lakes CDD
- Parklands Lee CDD
- Parklands West CDD
- Park Place CDD
- Pelican Marsh CDD
- Pine Air Lakes CDD
- Portico CDD
- Riverbend West CDD
- River Ridge CDD
- Sail Harbour CDD
- Sarasota National CDD
- Spring Lake CDD
- Stoneybrook CDD
- Suncoast CDD
- Terra Bella CDD
- The Brooks II of Bonita Springs CDD
- The Brooks of Bonita Springs CDD
- The Oaks at Shady Creek CDD
- University Square CDD
- University Village CDD
- Verandah East CDD
- Verandah West CDD
- Walnut Creek CDD
- Watergrass 1 CDD
- Water's Edge CDD
- Wentworth Estates CDD (Treviso Bay)
- Wynnmere East CDD

We appreciate the opportunity to submit our qualifications and look forward to the opportunity to build our relationship with the Easton Park Community Development District. Please do not hesitate to contact me should you have any questions during your review of our proposal.

Sincerely,
APEX COMPANIES, LLC

Erik Howard, PE, PSM, District Engineer
(239) 334-0046, erik.howard@apexcos.com

Christian Mumme, PE, Project Engineer
(239) 334-0046, christian.mumme@apexcos.com

1 Ability & Adequacy of Professional Personnel

1. Ability & Adequacy of Professional Personnel

Firm Overview

Founded in March 1988 as Apex Environmental, Inc. and reformed in March 2006 as a **Limited Liability Company** in the state of Delaware. **Johnson Engineering, whose history dates back to 1946, was acquired by Apex in 2024.** Apex Companies, LLC is a national multidisciplinary consulting and engineering services firm with a robust portfolio of capabilities in water, environmental, health and safety, compliance and assurance, sustainability, construction management, and infrastructure. Our 1,700+ staff includes a diverse team of licensed professional engineers (PE), geologists and hydrogeologists, environmental and natural resource scientists, industrial hygiene (IH) scientists, wastewater and field technicians, structural, permitting, stormwater, and natural resource specialists.

Apex is ranked #12 as an ENR All-Environmental firm and #58 in ENR's Top 200 Environmental Firms, and is known for our technical expertise, rapid response, operational integrity, and exceptional client satisfaction. Operating in all 50 states, we provide environmental consulting and design services to a wide range of municipal agencies, supporting cities, states, and federal government agencies across the nation.

Apex's company structure is hierarchical yet relatively flat, allowing for operational agility and staff to communicate effectively. *Nationally, our organizational structure consists of executive leadership: Chief Executive Officer, Chief Operating Officer, Chief Strategy & Growth Officer, Chief Financial Officer, Chief Human Resources Officer, and Chief Information Officer (CIO); vice presidents for regional leadership, division managers, and service line program managers; and corporate leadership consisting of a controller and an executive director of Health & Safety.*

We take pride in our reputation for responsive, client-focused, and solutions-oriented services and believe in listening carefully to our clients' objectives and needs for their projects, collaborating effectively with project team members, and delivering appropriate and cost-effective solutions for our clients' most challenging projects.

To support Florida municipalities with their increasing water consumption needs, general civil engineering, and infrastructure development, Apex made key recent acquisitions in 2023 and 2024. Apex acquired Water Science Associates, LLC (Water Science) in 2023, and Johnson Engineering, LLC and Weiler Engineering Corporation in 2024 to bolster our infrastructure and water and wastewater engineering capabilities.

Apex (Johnson Engineering), has provided professional engineering services for 80 years. Erik Howard, PE, PSM will serve as our primary contact. As a firm, we have provided or are currently providing continuing services to the following entities:

- Arbor Greene CDD
- Bayside Improvement CDD (Pelican Landing)
- Bay Creek CDD (Pelican Landing)
- Beach Road Golf Estates CDD
- Bella Vida CDD
- Cory Lakes CDD
- CFM CDD (Magnolia Landing)
- Cypress Preserve CDD
- Forest Creek CDD
- Gateway Services CDD
- Highlands CDD
- K-Bar Ranch II CDD
- La Collina CDD
- Longleaf CDD
- Long Lake Ranch CDD
- Mediterra CDD
- Miromar Lakes CDD
- Parklands Lee CDD
- Parklands West CDD
- Park Place CDD
- Pelican Marsh CDD
- Pine Air Lakes CDD
- Portico CDD
- Riverbend West CDD
- River Ridge CDD
- Sail Harbour CDD
- Sarasota National CDD
- Spring Lake CDD
- Stoneybrook CDD
- Suncoast CDD
- Terra Bella CDD
- The Brooks II of Bonita Springs CDD
- The Brooks of Bonita Springs CDD
- The Oaks at Shady Creek CDD
- University Square CDD
- University Village CDD
- Verandah East CDD
- Verandah West CDD
- Walnut Creek CDD
- Watergrass I CDD
- Water's Edge CDD
- Wentworth Estates CDD (Treviso Bay)
- Wynnmere East CDD

Capabilities Summary

We have an experienced team of professionals located throughout Florida, many of whom have considerable Special District experience. Our extensive list of well-known Florida Special Districts, residential communities, roads, schools, hospitals, airports, shopping centers, resorts and commercial developments show our continued responsibility in developing Florida's communities.

LAND DEVELOPMENT



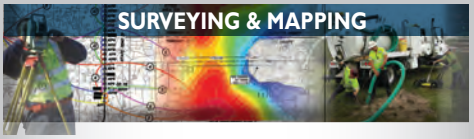
Project Management / Coordination • Due Diligence
Site Design • Cost Estimation • Permitting
Construction Observation & Administration
Single Family Communities • Multi-Family Residential
Assisted Living • Commercial • Industrial • Medical
Institutional • Educational • Recreational

PLANNING



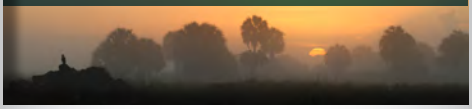
Feasibility & Assessment Studies • Master Planning &
Urban Design • Neighborhood & Sector Planning
Comprehensive Planning & Zoning • Facility Planning
Corridor Planning • Local Government Planning
Public Engagement • GIS Services
Code Writing Redevelopment Planning

SURVEYING & MAPPING



Subsurface Utility Engineering & Mapping (SUE)
Hydrographic Surveying • Transportation Surveying
Bathymetric Surveying • ALTA Surveys
Boundary Surveys • Construction Layout
Platting • Record Surveys
Sketches and Legal Descriptions

ECOLOGICAL/ENVIRONMENTAL CONSULTING



Wetland Delineation, Assessments & Permitting
Protected Species Surveys, Permitting & Relocations
Mitigation Design & Monitoring
Marine & Coastal Environmental Services
Airport Wildlife Hazard Services
Drone Services
Geographic Information Systems

STORMWATER MANAGEMENT



Surface Water Master Planning • Surface Water
Retrofit • BMP Selection and Design
Hydrologic, Hydraulic & Water Quality Modeling
Federal, State and Local Surface Water Permitting
Flow & Stage Monitoring • Water Quality Treatment
Special Governments • Filter Marsh Design

WATER QUALITY STUDIES



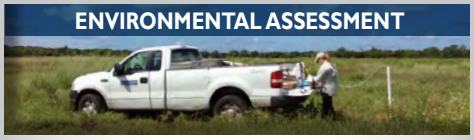
Stormwater/Surface Water Quality Studies
Groundwater Quality Studies • Estuarine/Coastal
Water Quality Studies • Subaqueous Sediment
Characterization • TMDL Pollutant Loading
Determination • EPA Section 319 and FDEP SWAG
Assistance • Microbial Source Tracking • Quality
Assurance Project Plan • Non-point Source Evaluation

WATER SUPPLY



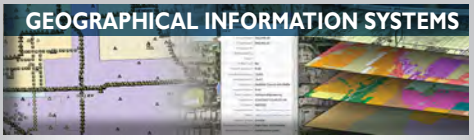
Hydrogeological Investigations
Water Resource Assessments • Water Use, Water
Supply System Permitting • Well & Wellfield Design
Regional Water Supply Planning
Groundwater Modeling • Deep Injection Wells
Alternative Water Supplies Studies

ENVIRONMENTAL ASSESSMENT



Phase I Environmental Site Assessments (ESAs)
Phase II Environmental Site Assessments (ESAs)
NPDES Compliance Monitoring
Permit Compliance Monitoring and Reporting
Filter Marsh Efficiency Evaluation
Water Use Accounting Method Calibration
BMAP Nutrient Removal Project Assessment

GEOGRAPHICAL INFORMATION SYSTEMS



ESRI-based GIS Services • Mobile Online Map
(ArcGIS Online) • Custom Client Online Map Services
Geodatabase Development and Implementation
CAD-GIS-DGN Conversions • High Accuracy GNSS
(GPS) Data Collection • Advanced Modelbuilder
& Python Scripting • LiDAR Derivative Products
Cartographic Visualization • Aerial Photo Processing

TRANSPORTATION DESIGN



Roadway Design • Signalization Design
Resurfacing, Rehabilitation and Restoration
Street Lighting Design • Traffic Analyses
Roundabout Design • Signalization Design
Corridor Planning • Bicycle, Transit,
and Pedestrian Facilities

CONSTRUCTION ENGINEERING & INSPECTION



Roadway Construction
Bridge Construction
Roadway Resurfacing Rehabilitation Restoration
Major Drainage Structures Construction
Private Development Construction Assistance
Grant Funded Construction Oversight / Compliance

LANDSCAPE ARCHITECTURE



Landscape/Hardscape/Irrigation Design • Conceptual
Design • Commercial Design • Community
Revitalization & Amenity Design • Streetscape Design
Park Design • Visualization & Graphic Design
Construction Documents & Observation
Arboricultural Consulting Services • Plan Review
Services • Community/Institutional/Hospitality Design

UTILITIES



Utility Planning • Subsurface Utility Engineering (SUE)
Data Collection & Analysis • Hydraulic Modeling
Pipeline Design • Pump Station Design,
Evaluation, and Operational Controls
Utility Permitting • Project Management CEI

ELECTRICAL ENGINEERING (EI&C)



Switchgear, Motor Control Centers, and Generators
Power Distribution Equipment • Lighting
Process & Industrial Control
Systems Integration and Commissioning
Electrical Systems Analysis (Short Circuit and
Protective Coordination)
SCADA Architecture, Networking & Telemetry

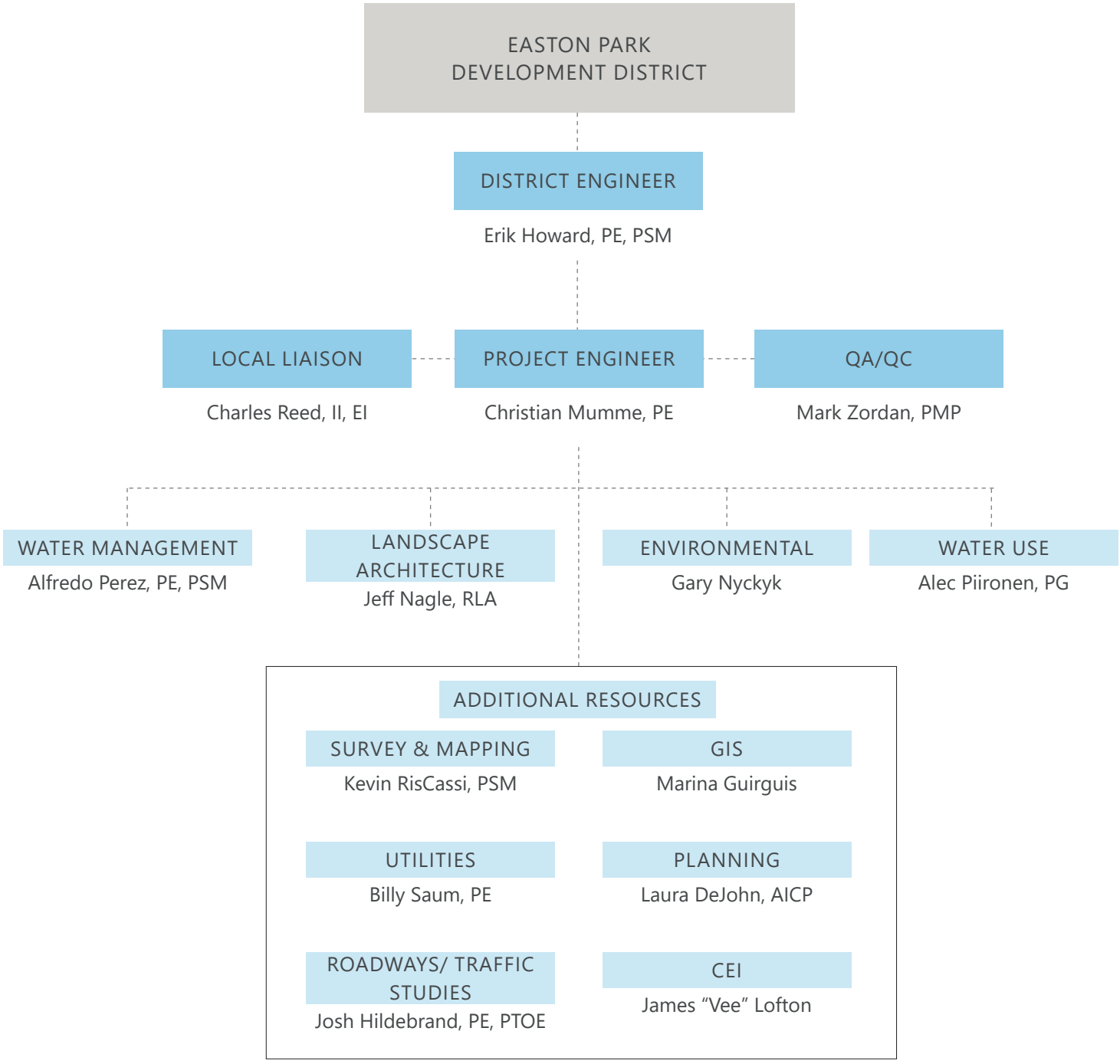
SPECIAL DISTRICT ASSISTANCE



Stormwater Management • Water Use
Environmental • Planning
Landscape Architecture
Surveying & Mapping • Utilities
Roadway/Traffic Studies
Geographic Information Systems (GIS)
Construction Engineering & Inspection (CEI)

Organizational Chart

The following team has been hand-selected to best serve the needs of the CDD and is available to begin work immediately.



Team Bios

Erik Howard, PE, PSM | *District Engineer*

Erik joined the team in 2003. As an engineer, surveyor, general contractor, plumbing contractor and electrical contractor, he is familiar with both the technical and construction side of projects. Erik's experience as an engineer includes groundwater modeling, hydraulic pipe modeling, data analysis, utility design, directional drill layout and design, well design, pump station design, treatment facility design, stormwater design, permitting, certification and construction administration. He routinely prepares specialized plans and specifications for projects that require an 'out-of-the-box' approach. Erik's technical background and practical experience allows him to handle most any unique circumstance.

Christian Mumme, PE | *Project Engineer*

Christian joined the firm's Water Resources Division as a Professional Engineer in 2026, bringing five years of experience in stormwater, roadway, and site development projects. Prior to earning his PE license, he spent four and a half years with Collier County's Development Review Division, where he reviewed residential stormwater and right-of-way plans for code compliance, verified drainage calculations, conducted field inspections, and investigated flooding complaints to recommend solutions. He also developed Collier County's Single Family Home Drainage Plan Guidelines, improving clarity and efficiency in the submittal process. Since joining Apex, Christian has been expanding his technical expertise by supporting project managers on commercial and municipal projects while continuing to strengthen his project management skills and apply his regulatory and field experience to enhance project delivery.

Charles Reed, II, EI | *Local Liaison*

Charles is a project manager for Johnson Engineering. He has over 20 years of experience that includes integral involvement with Federally and State funded programs. Charles assists local municipalities throughout the state of Florida with administering these and other projects. His specific experience includes contract reviews on behalf of local program offices, managing the LAP Program for FDOT, LAP Compliance, project and contract management, stormwater and roadway design, and stakeholder coordination.

Mark Zordan, PMP | *QA/QC*

Mark joined the Water Resources team as a project manager in 2024. He brings 43 years of experience as a project manager working on stormwater, roadway, sidewalk, and utility projects. His 37-year career in Connecticut included job functions as a construction inspector, engineering assistant, and superintendent of engineering. In these roles, he managed large and diverse federal, state, and local infrastructure projects that included reconstruction of stormwater systems, roads, bridges, sanitary sewers, and sidewalks. Mark gained a wide variety of engineering skills and knowledge in many different areas of design, regulatory permitting, document preparation, contract administration, construction inspection, and project management.

Alfredo Perez, PE, PSM | *Water Management*

Alfredo has 29 years of experience. Alfredo works on a variety of projects entailing various disciplines of engineering which include groundwater, utilities, surface water, construction inspection, report writing, and field data collection. Alfredo is currently more involved in the water resources discipline assisting with environmental resource permitting and surface water management systems. However, he continues to aid in other areas of engineering which consist of surveying and mapping, plan production/QAQC, and preparing project specifications.

Jeff Nagle, RLA | *Landscape Architecture*

Jeff joined our firm in 2012 as a principal landscape architect. Jeff brings a versatile skill set and a reputation built on providing the highest quality of service to both public and private sector clients, including CDDs, with on-time and on-budget deliverables. Having worked in both the public and private sector, Jeff brings a broad range of experience to apply in practice, using an innovative management approach to guide projects from the planning and design phase, through permitting, development and construction. Jeff's specialties include master planning, parks and recreation, streetscapes, roadway, environmental reclamation and mitigation, low impact development, and lighting design.

Gary Nychyk | *Environmental*

Gary is an ecologist whose primary focus is on vegetation mapping, wildlife surveys, protected species management plans, wetland jurisdictional determinations, and wetland mitigation monitoring. He is an Authorized Gopher Tortoise Agent and maintains 11 ultrasonic acoustic recorders used to survey for the endangered Florida bonneted bat. He also conducts Stormwater Pollution Prevention Plan and Spill Prevention Control and Countermeasures annual site compliance evaluations and training events at Southwest Florida International Airport and Page Field General Aviation Airport. He works closely with the USACE, the SFWMD, FDEP, FDEM, FWC, USFWS as well as local city and county agencies.

Alec Piironen, PG | *Water Use*

Alec joined our firm in 2022 and is a hydrogeologist in the company's water resources group. He is responsible for performing hydrogeologic investigations, water resource assessments, aquifer performance testing, support in hydrologic monitoring program development efforts, and water management district water use and Florida Department of Environmental Protection (FDEP) permitting. Additionally, Alec joined Apex with a combined six years of experience working as a geologist/engineering technician with other Environmental Consulting Firms, where he worked on a variety of landfill construction and monitoring, contaminate investigation and remediation, and environmental compliance projects.

Kevin RisCassi, PSM | *Survey & Mapping*

Kevin has 34 years of experience successfully providing both residential and commercial clients with control, boundary, topographic, route, and hydrographic surveys, as well as right of way mapping on transmission lines, and construction staking. He has also been developing our subsurface utility engineering (SUE) services. He helped in the design and acquisition our current Vac-Truck which we added to our fleet in 2007 along with our Ground Penetrating Radar equipment. He has managed several projects for Florida Power and Light, Lee County Electric Co-Op, Fort Myers Utilities, Charlotte County Utilities, Collier County Utilities and private contractors in design and as-built phases with required subsurface utility deliverables.

Billy Saum, PE | *Utilities*

Billy has been with our firm since 2015. He is a professional engineer and project manager for utility related projects. Billy has experience in project management, pump station and pipeline design, FDOT utility coordination and adjustments, hydraulic modeling and calculations, pump selecting, construction administration, plan production, and permitting for clients throughout South Florida. Billy also has extensive experience in pump station data collection and performance analysis for hundreds of pump stations in South Florida. Recently, he has designed and managed various pump station rehabilitation and emergency power resiliency projects for municipal wastewater systems. While most of his experience thus far has been with municipal projects, he has completed various assignments for commercial and residential projects as well.

Josh Hildebrand, PE, PTOE | *Transportation*

In 2007, Josh began his professional career and has since served as a team member in the transportation services division at Apex. He has worked on various projects throughout Southwest Florida and is familiar with traffic studies, supervision of traffic data collection, roadway design, pathway design, construction, and the permitting procedures of the local municipalities. Josh has worked on 100+ traffic / construction feasibility-related engineering studies, roadway and drainage design projects within public right-of-way. This experience provides him with a unique understanding of the development of corridor and intersection design, parking demand, traffic generation, ADA compliance-related challenges, and the permitting requirements on both private and public capital improvement projects.

Laura DeJohn, AICP | *Planning*

A Certified Planner since 2001, Laura has more than 27 years of professional experience in both public and private sector planning, including five years as a planner for the City of Naples. As Apex's Director of Planning & Landscape Architecture, Laura manages projects involving development feasibility studies and site assessments, monitoring reports, code writing, preparation and presentation of land use and zoning applications, site design, master planning, and community visioning. Her experience includes entitlement of new development and redevelopment projects; architectural design review; annexation; and incentive-based codes. She has presented for the American Institute of Architects of Southwest Florida, FGCU, and the Florida Chapter of the American Planning Association, and is an appointed member of the Collier County Development Services Advisory Committee.

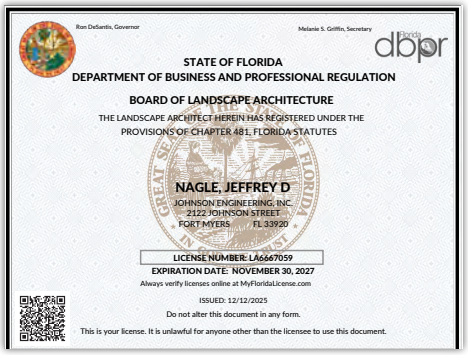
Marina Guirguis | *Geographic Information Systems (GIS)*

Marina joined our firm in 2017. Her current projects include work in geographic information system (GIS), development projections, drafting, mapping, corridor analysis, research, site planning and design, public meetings, graphic design and rendering. Marina holds a Master of Design in Sustainable Urban Environments from Northeastern University.

James "Vee" Lofton | *CEI*

Vee is director of the construction engineering & inspection (CEI) team. He has more than 38 years of experience in roadway and bridge construction, project administration, and inspection in both traditional design-bid-build and design-build. His extensive experience also includes interstate highways and bridges, pile driving, earthwork, sub grade and base construction, asphalt paving, drainage items, and all types of utilities and related relocations. He specializes in document control for both quality assurance and quality control testing. His previous experience as a consultant program manager with the Florida Department of Transportation (FDOT) gives him a unique perspective of the bidding process, construction techniques utilized, as well as an understanding of the maintaining agency's needs.

Business & Professional Licenses/Certifications


Ron DeSantis, Governor
Melanie S. Griffin, Secretary
STATE OF FLORIDA
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BOARD OF LANDSCAPE ARCHITECTURE
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NAGLE, JEFFREY D
JOHNSON ENGINEERING, INC.
2122 JOHNSON STREET
FORT MYERS FL 33920
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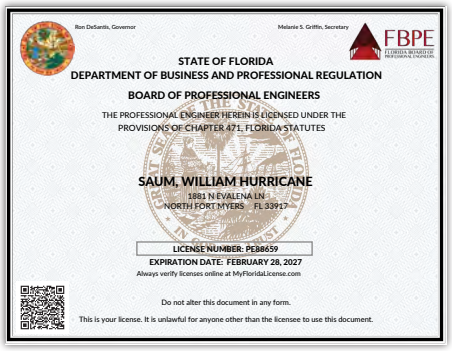
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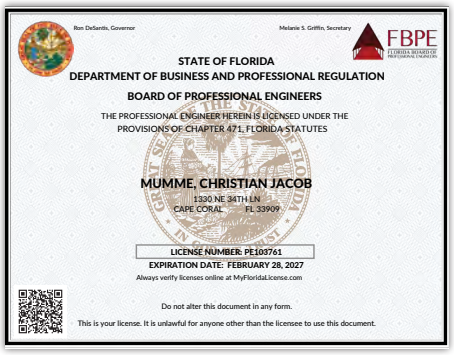
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PEREZ, ALFREDO
1042 ZINNIA ROAD
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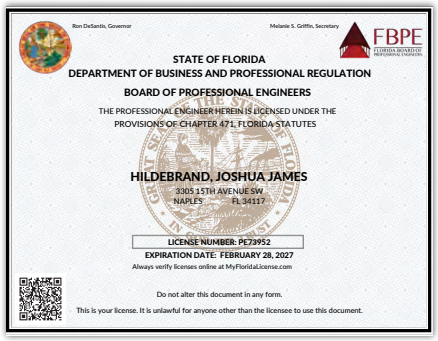
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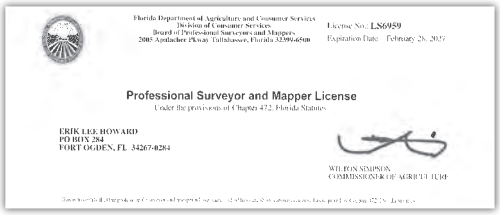
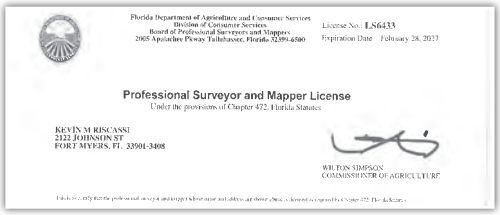
LAURA KATHARINE SPURGEON
Member
July 1, 2001


Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500
License No. LS6959
Expiration Date February 28, 2027
Professional Surveyor and Mapper License
Under the provisions of Chapter 472, Florida Statutes
ERIK LEE HOWARD
PO BOX 284
FORT OGDEN, FL 34267-0284
WILTON SIMPSON
COMMISSIONER OF AGRICULTURE


Transportation Professional Certification Board Inc.
certifies that
Joshua James Hildebrand
has met all of the requirements established by the Certification Board to use the title of
PROFESSIONAL TRAFFIC OPERATIONS ENGINEER
and is hereby awarded by the Certification Board and subject to the provisions for renewal Certificate number 3588 issued in Washington D.C. U.S.A.
November 20, 2013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Division of Consumer Services
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2005 Apalachee Pkwy Tallahassee, Florida 32399-6500
License No. LS6433
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Professional Surveyor and Mapper License
Under the provisions of Chapter 472, Florida Statutes
KEVIN M RISCASSI
2122 JOHNSON ST
FORT MYERS, FL 33901-3408
WILTON SIMPSON
COMMISSIONER OF AGRICULTURE


2026 - 2027 HILLSBOROUGH COUNTY BUSINESS TAX RECEIPT
EXPIRES SEPTEMBER 30, 2027
274684
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280.052006 CONSULTANT
16 Employees
Receipt Fee 112.00
Hazardous Waste Surcharge 0.00
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5909 BRECKENRIDGE PARKWAY
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TAMPA, FL 33610
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MAILING 5909 BRECKENRIDGE PARKWAY
ADDRESS SUITE E
TAMPA, FL 33610
Paid 25-0-577496
07/10/2026 112.00
BUSINESS TAX RECEIPT
NANCY C MILLAN, TAX COLLECTOR
813-635-5200
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Our office has recently relocated within Hillsborough County, and updated business licensing for the new location is currently in process.


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Melanie S. Griffin, Secretary
STATE OF FLORIDA
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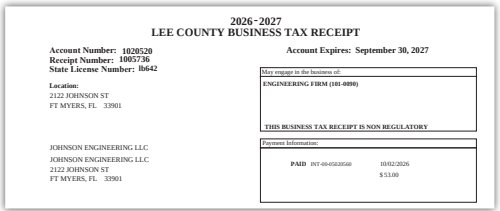
2026 - 2027
LEE COUNTY BUSINESS TAX RECEIPT
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Receipt Number: 1005736
State License Number: ib642
Location:
2122 JOHNSON ST
FT MYERS, FL 33901
Account Expires: September 30, 2027
May engage in the business of:
ENGINEERING FIRM (101-0090)
THIS BUSINESS TAX RECEIPT IS NON REGULATORY
JOHNSON ENGINEERING LLC
JOHNSON ENGINEERING LLC
2122 JOHNSON ST
FT MYERS, FL 33901
Payment Information:
PAID INT-00-0520560 10/02/2026
$ 53.00

Apex Companies, LLC, through its wholly owned subsidiary, Johnson Engineering, LLC, whose local office is located at 2122 Johnson Street in Fort Myers; the business tax receipt is currently held under the Johnson Engineering, LLC name.

2 Engineer's Past Performance & Experience

2. Engineer's Past Performance & Experience

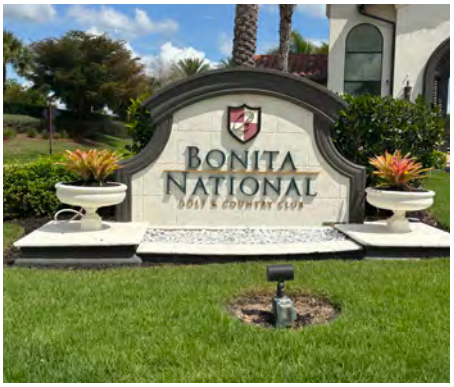


Cory Lakes CDD | District Engineer

Our team is the District Engineer for the Cory Lakes Community Development District. This District has an extensive stormwater system consisting of several interconnected lakes and wetlands. Our work has included assisting the District to replace large concrete stormwater structures that were in desperate need of repair as well as assisting with general maintenance issues related to failing inlets, pipes and drainage ditches. Other services have included ADA surveys, new concrete sidewalks and assistance with concrete bridge repairs.

REFERENCE:
Governmental Management Services, Tampa, LLC | Brian Young | 4530 Eagle Falls Place, Tampa, FL 33619 | P:813-344-4844 ext. 107

EXECUTIVE DATE: 2016 - Ongoing TOTAL VALUE: Varies Per Task



Beach Road Golf Estates CDD | District Engineer

The firm has been the District Engineer for The Beach Road Golf Estates CDD in Bonita Springs, Florida since 2023. The Beach Road Golf Estates CDD is located at the very east end of Bonita Beach Road SE. Our team provides professional engineering services for the CDD with its needs in the areas of reports for bonds, stormwater management and pond evaluations, environmental issues, transportation/roadway/sidewalk issues, pedestrian crossings, project bidding and construction observation as well as any additional services on an as-needed basis. By closely coordinating with the District Manager and communicating effectively with the Board, we have been able to assist the district in maintaining its infrastructure at an acceptable level.

REFERENCE:
Wrathell, Hunt & Associates | Chuck Adams | 9220 Bonita Beach Road, Suite 214, Bonita Springs, FL 34135 | P: 239-498-9020

EXECUTIVE DATE: 2023 - Ongoing TOTAL VALUE: Varies Per Task



The Brooks of Bonita Springs CDD | District Engineer

The firm has been the District Engineer for The Brooks of Bonita Springs CDD & Brooks II in South Lee County, Florida since 2002. Our team provides professional engineering services, including establishment, reports for bonds, assisting during the construction and development process, as well as during the operation and maintenance of the CDD including stormwater management and pond evaluations, lake bank assessments and restoration projects and environmental issues. In 2025, we provided the survey, design, bidding, and CEI of seven miles of a pedestrian concrete pathway on Coconut Road and Three Oaks Parkway.

REFERENCE:
Wrathell, Hunt & Associates | Chuck Adams | 9220 Bonita Beach Road, Suite 214, Bonita Springs, FL 34135 | P: 239-498-9020

EXECUTIVE DATE: 2002 - Ongoing TOTAL VALUE: Varies Per Task



Mediterra | District Engineer

The firm has been the District Engineer at Mediterra since 2002. Our work has included pay request review for release of bond funds, stormwater management and pond evaluations, lake bank assessments and restoration projects, and environmental issues. In 2025, we managed a fire safety project to perform a fuel load clearing of naturally vegetated areas adjacent to the roads and residential buffer areas. In 2024, our transportation group prepared a pavement condition and recommendations report for the arterial roadway within the community.

REFERENCE:
Wrathell, Hunt & Associates | Chuck Adams | 9220 Bonita Beach Road, Suite 214, Bonita Springs, FL 34135 | P: 239-498-9020

EXECUTIVE DATE: 2002 - Ongoing TOTAL VALUE: Varies Per Task



Verandah West CDD | District Engineer

The firm has been the District Engineer for Verandah West CDD in Lee County, Florida since 2002. The firm prepared the original Engineer's Report and amendments along with the other items in the community. During construction, portions of the community assets were reviewed by our team prior to acquisition by the CDD. This included review of construction documents, onsite testing and certifications to the regulatory agencies. We also helped with delineation of conservation areas and private lands within the district for the division of maintenance responsibilities. Our work has included stormwater management and pond evaluations, lake bank assessments and restoration projects, and environmental issues.

REFERENCE:
Wrathell, Hunt & Associates | Chuck Adams | 9220 Bonita Beach Road, Suite 214, Bonita Springs, FL 34135 | P: 239-498-9020

EXECUTIVE DATE: 2002 - Ongoing TOTAL VALUE: Varies Per Task



Pelican Marsh CDD | District Engineer

Our team has provided general engineering services for the Pelican Marsh CDD in North Collier County, Florida since 2002. The services we have provided the District include reviewing the stormwater system when flooding has occurred throughout the community, reviewing offsite impacts of existing and proposed facilities affecting the stormwater system and assisting with improving the access control facilities, and reviewing roadway signage and sight distance issues. In 2017, the community began a multi-year roadway paving project of the main CDD roads. Our transportation group provided a pavement condition report and Construction, Engineering, and Inspection (CEI) services during the project to monitor contractor performance and verify invoicing quantities.

REFERENCE:
Dorrill Management Group | W. Neil Dorrill | 5672 Strand Court, Suite 1, Naples, FL 34110 | P:239-592-9115

EXECUTIVE DATE: 2002 - Ongoing TOTAL VALUE: Varies Per Task

3 Project Approach

3. Project Approach



Special District Experience

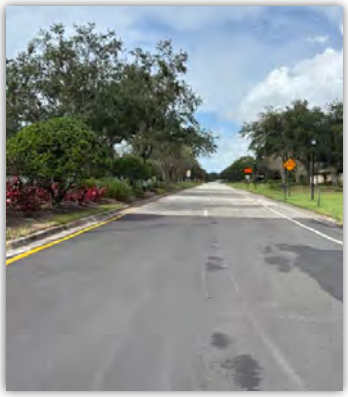
Our team has extensive Special Districts Experience (CDDs/CIDs) throughout Florida, as we are the District Engineer for many Special Districts. The work includes establishment, reports for bonds, and assistance during the construction and development process as well as ongoing services during the operation and maintenance of the District. During the construction and development process, we prepare the Engineer's Reports and amendments when needed, and review and approve requisitions from bond proceeds. After the work is complete or largely complete by the original developer, we participate in the long-term operation and maintenance through facilities modifications, GATSB 34, upgrades to irrigation and maintenance facilities, as well as modifications to the water management system. We have assisted, and are currently assisting, Districts with sidewalk/ADA assessments, traffic signage and pavement marking surveys, ownership mapping, pavement condition assessments, drainage issue resolution, pond and wetland inspections, road resurfacing, and other improvement projects. We have also developed a Permit Criteria Manual to be used for new phases of development within the District limits of one of our clients.

On a regular basis (sometimes monthly), we survey our existing CID/CDD/HOA communities and provide a report to the District Manager identifying any safety or infrastructure concerns. Our reports have included photos and descriptions of lifted and/or cracked sidewalks (sometimes because of tree roots) related to ADA non-compliance, areas of ponding, slope erosion/failure, locations of faded traffic signs or pavement markings and locations of pavement failure. Solutions have included chemical grout injection to address sidewalk trip hazards, saving our clients time and money (we were able to address 10 times the number of trip hazard locations using this method verses the traditional sidewalk removal and replacement method for the same amount of money, freeing up funds for other projects). Root barriers have also been implemented in addressing the sidewalk locations being affected by tree roots. Our experience has shown that some issues can be resolved quickly and with minimal disruption to a community's residents by pursuing alternatives to construction.



Stormwater Management Systems

Hundreds of stormwater management facilities in communities throughout Southwest Florida bear the professional seal of our staff. The members of our surface water management team of professionals have experience in everything from county-level surface water master planning to stormwater facility design for small businesses. Some of the most exciting projects come out of stormwater retrofits of existing communities, which can be some of the most challenging and complex. Many times, it is not physically or financially feasible to completely fix an existing problem. Our team of surface water professionals understand this and work with our clients and interested third parties to come up with the best financially-feasible solution. Water quality is now in the forefront of all retrofit projects. The flooding and water quality problems must be solved simultaneously even though their solutions often work at odds to each other. Our experience and understanding of the local hydraulics and hydrology and surface water BMPs helps us solve both problems with one solution.



Transportation

Our transportation team has assisted other local CID/CDDs/HOAs with their roadway maintenance issues by communicating solutions promptly as if they had their very own Public Works department. With more than 15 employees in our transportation market group, we are experienced in a wide array of roadway design and construction inspection services. We are familiar with the requirements and operating procedures of many municipalities in Florida including the FDOT. We are also experienced in all manners of permitting associated with transportation improvements including FDOT pre-qualifications in the following areas: 3.1, 3.2, 6.1, 7.1, 7.2, 7.3, 8.1, 8.2, 8.4, 10.1, 10.4, 13.6, 15.

Our design services range from sidewalk ADA compliance reviews, corridor analyses, preliminary design studies, and intersection improvements to full scale major roadway design. Roadway design is intricately correlated with the adjacent development, drainage, utilities, and environment. With in-house expertise in these areas as well, we offer a comprehensive design and permitting service. We also have long-standing relationships with proven consultants in the transportation sub-disciplines of traffic, lighting, and signalization. These relationships perfectly complement our core design, providing a complete and quality design product.

Our transportation group also offers construction engineering and inspection (CEI). With 10 FDOT certified roadway and utility construction inspectors, we have the means to make sure the design is constructed properly. Our inspection staff is also well versed in the construction and acceptance criteria of the local municipalities. On-site inspection is critical to ensure compliance not only with the plans, but with the specifications and contract documents. Inspection is often required in cases where improvements are to be turned over to a local municipality for maintenance. Our local experience and thorough expertise in all manners of transportation improvement projects will ensure a quality product is delivered in an efficient manner, from conception to completion.



Environmental Monitoring Experience

Our team is adept at the preparation of all types of mitigation and environmental monitoring reports required by the South Florida Water Management District, Florida Department of Environmental Protection, U.S. Army Corps of Engineers, and any pertinent local agencies requiring this information. In addition, a mitigation monitoring protocol is established and designed as specified in the permits issued for development. We have implemented monitoring programs for a variety of mitigation areas ranging from under 10 acres to 13,000 acres. Components of typical monitoring programs include the establishment and analysis of vegetation monitoring transects, groundwater monitoring wells, mapping of invasive exotic vegetation, and identification and quantification of fish and macroinvertebrate species to assess wetland health and surface water quality within freshwater and estuarine wetland ecosystems.



Utilities

Utilities play a fundamental part in our everyday lives, yet we take for granted the vast systems of water, irrigation and sewer lines that run beneath us, and the engineering it took to provide such consistent service. Our utilities market group is a highly motivated and energetic group of professionals dedicated to the water and wastewater industry. Our expertise has brought water to fire hydrants, homes, drinking fountains, and swimming pools throughout Florida and provided wastewater systems for entire communities.

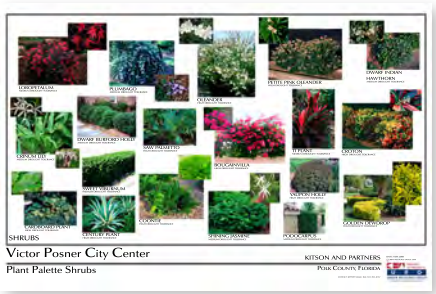
Landscape Architecture



It has been said, "You only get one chance to make a first impression." This adage expresses the primary reasons for developing beautiful landscapes and streetscapes along the main corridors and neighborhood entries within your community. The main portal into this existing residential neighborhood will set the stage for impressions of the community by residents and visitors. The character of this roadway should stand out and reflect that certain level of treatment and attention to detail that represents the lifestyle within the community. At the same time, it must emphasize a gracious welcoming into this neighborhood and the variety of amenities it provides.

Our guide for developing a beautiful landscape renovation design is our focus on complying with the Landscape Committee's goals and "Vision". For this community, the landscape renovation design could include:

- Utilizing "Florida Friendly" and native landscaping,
- Incorporating native and drought tolerant plantings,
- Minimizing landscape maintenance,
- Implementing sustainability with the elimination of standard irrigation practices,
- Compliance with sight visibility requirements,
- Proposed landscape enhancements that provide continuity with existing landscaping surrounding the project area.



Landscape Architecture Services for CDDs often include:

Design Review for Building Guideline Compliance

- New construction
- Remodeling / Additions
- Color & material change recommendations & approvals

Horticultural Maintenance

- Site walkthrough evaluation & report: Are you paying for too much maintenance? Occasional pruning vs. continual trimming
- Maintenance guide: Excessive trimming...it all looks the same! Fertilization for healthy plants, pest control recommendations

Arboricultural & Coordination Services

- Tree trimming overview & recommendations. Trees can create ongoing concerns if left unattended...insurance implications!
- Coordinate work with Certified Arborists

Design Upgrades to Maintain Property Values

- Community "Branding" and Master Planning
- Refurbish declining plantings
- Site enhancements with sustainability techniques and Low Impact Development (LID) design
- Landscape modifications, revised plant palette suggestions for better curb appeal, less maintenance, reduced water consumption - sustainability/Florida Friendly/native
- Hardscape refurbishment: fences and buffers, pavements, signs, water features, pools and spas, recreation elements, image & identity, outdoor furniture, etc.
- Landscape lighting design/area lighting design
- Community "Branding" and Master Planning
- Site lighting design

Irrigation

- Perform a wet check to evaluate proper design & operation
- Design modifications, upgrades & water use improvements
- Water source design and connections (well, potable or reclaim)

Permitting & Compliance

- ADA Compliance Audits
- Tree removal permits
- Landscape & Irrigation Certification
- Local government permitting
- Landscape Construction Phase Services
- Plans Preparation
- Bidding Assistance





Geographic Information Systems (GIS)

Our team uses ESRI's ArcGIS technology to provide an array of interactive digital mapping, data management and spatial analysis and 3D modeling solutions. Tailored web-based applications can be developed for secured, client-only access or for public presentation of maps and support analysis of spatial data. Using GPS, conventional surveying and subsurface utility engineering, our team can provide GIS utility mapping, including asset management, inventories, systems analysis tools and real time system conditions and monitoring. We locate and identify the elements, attributes and condition of these networks and offer a true working model to our clients. We also offer the support, update, and maintenance of our GIS deliverables to ensure that our clients have the most up-to-date and accurate mapping resources available.



Apex's GIS team has developed Mobile Mapping applications for iPhone and iPad devices, as well as for some Android and Blackberry mobile devices. These applications allow you to access and view your project specific data layers on your mobile device and see your current position relative to those layers with an aerial background using your device's GPS location information. Mobile maps are also viewable using standard desktop web browsers. Data layers vary from point based features to linear or polygon features. Our team currently employs this technology to assist field operations for environmental/ species mapping, well locations and stormwater facilities.

Mobile Mapping Application Benefits - ArcGIS Application - Uses

- Navigate to field features like wells, structures, monitoring stations, etc.
- Illustrate for clients, proposed conditions on site.
- Visualize multiple projects with aerial backgrounds.
- Locate and visualize existing/proposed underground facilities.
- Follow onsite drainage patterns and interaction with regional drainage features.
- Track and navigate to project assets and amenities
- Depict and navigate to Boundary Survey and Control monumentation.
- Overlay and visualize a variety of agency polygon coverages with your project limits like Land Use/Land Cover, Wetlands, Soils, Water Body IDs, FEMA Flood Lines, Zoning, Future Land Use, etc.

Quality Control

Apex realizes that a successful plan of accomplishment must include both a management approach with the key personnel, available resources, project controls, and demonstrated experience. The management approach ensures that the necessary resources are available, quality assurance/quality control (QA/QC) is performed, administrative concerns are alleviated, and the final product exceeds expectations. Having prepared and reviewed numerous environmental documents, Apex is keenly aware of the need for consistency and accuracy in their preparation. Quality is an integral part of all task activities from survey and field investigation to the final review and proofreading of documents and manuals. The quality of day-to-day services is the responsibility of Apex's project managers. Deliverables undergo extensive review at all stages of their development and will be reviewed by the program manager and/or "technical lead" as appropriate before delivery.

Apex has a rigorous internal QC program that combines comprehensive staff training courses, out-of-house professional development, and written standard operating procedures for all field procedures including sampling, testing, and laboratory analysis. Apex sets quality standards that are measured daily and accounted for by managers within their job performance reviews. Continuing education and training are the building blocks for Apex's technical quality control program.

Apex is responsible for the quality of its own work and that of any subcontractors with whom we directly subcontract. We manage all QA/QC performed in the execution of work orders/tasks with integrated input from our team members along functional discipline lines. This approach provides our clients with a quality management system that has clear lines of responsibility and authority with a consistent approach and application of quality requirements.

The objective of the Analytical Quality Control Program is to provide data of acceptable quality. Specific objectives for accuracy, precision, completeness, representativeness, and comparability will be determined within each project specific work plan. In general, these objectives are as follows:



1. **Accuracy.** Degree of agreement of a measurement with an accepted reference or true value. This objective is to meet or exceed the demonstrated accuracy for the analytical methods on similar samples and should be within established control limits for the methods.
2. **Precision.** Measure of agreement among individual measurements of the same property, usually under prescribed conditions. The objective for precision is to equal or exceed the precision demonstrated for similar samples and should be within the established control limits for the methods.
3. **Completeness.** Measure the amount of valid data obtained from a measurement system compared to the amount expected under normal conditions. The objective is to generate a sufficient database with which to make informed decisions. Generally, completeness should exceed 90 percent.
4. **Representativeness.** Expresses the degree to which data accurately and precisely represents a characteristic of a population, parameter variations at a sampling point, a process condition, or an environmental condition. To meet the objective of obtaining accurate representation of samples, a project-specific sampling work plan is developed.
5. **Comparability.** The confidence with which one data set can be compared to another. This objective is met by using standard methods for sampling procedures and analyses and by following techniques and methods set forth in the project specific work plan.
6. **Sensitivity.** Measure of a method's detection limits and ability to distinguish between two values. The sensitivity and detection limits of a method will be reviewed to determine a method's applicability. Apex uses standardized quality procedures, formal checking procedures, and peer reviews to ensure technical accuracy of the work product in accordance with commonly accepted engineering work practices. Apex's range of environmental services, turn-key projects, and multiple location projects has required implementation of a more extensive set of quality program practices to assure project deliverables and correspondence issued or received electronically are maintained on our cloud-based server. Apex has established dedicated files and directories to archive financial, program, and assignment information for client work. Project file access is restricted to authorized personnel.

4 Geographic Location

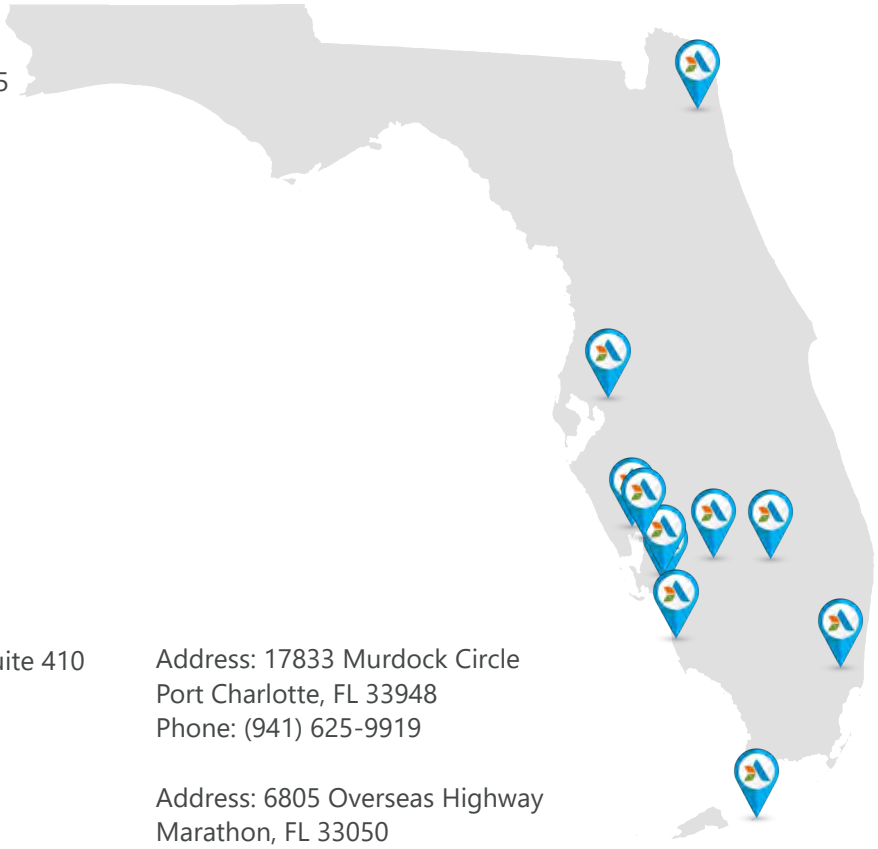
4. Geographic Location

Location

Apex offers Easton Park CDD the advantage of local Tampa-area support backed by a deep bench of resources throughout Florida. Charles Reed, based in Apex's Tampa office, will serve as the local liaison, providing the District with a readily accessible resource for responsive communication, coordination, and support. Projects will be led by Erik Howard and Christian Mumme, with support from the Fort Myers team and experienced engineers, inspectors, designers, and technical specialists available to address the District's needs.

With the acquisition of Johnson Engineering, Apex's Florida team builds on a presence dating to 1946. Today, Apex maintains 11 offices throughout Florida, allowing the Easton Park team to draw upon multidisciplinary resources while maintaining local coordination through Tampa. This combination of local accessibility, experienced personnel, and statewide resources allows Apex to respond efficiently to the District's routine, time-sensitive, and evolving engineering needs.

Florida Locations



Local Address: 5110 Sunforest Drive, Suite 105
Tampa, FL 33634
Phone: (813) 248-8558

Address: 2122 Johnson Street
Fort Myers, FL 33901
Phone: (239) 334-0046

Address: 13620 Metropolis Ave #110
Fort Myers, FL 33912
Phone: (239) 204-5300

Address: 8640 Philips Highway, Unit 25
Jacksonville, FL 32256
Phone: (904) 900-1779

Address: 8000 Governors Square Boulevard, Suite 410
Miami Lakes, FL 33016
Phone: (786) 652-9142

Address: 201 South Berner Road, Suite 3
Clewiston, FL 33440
Phone: (863) 805-0707

Address: 251 West Hickpochee Avenue
LaBelle, FL 33935
Phone: (863) 612-0594

Address: 2350 Stanford Court
Naples, FL 34112
Phone: (239) 434-0333

Address: 17833 Murdock Circle
Port Charlotte, FL 33948
Phone: (941) 625-9919

Address: 6805 Overseas Highway
Marathon, FL 33050
Phone: (305) 289-4161

Address: 201 West Marion Avenue, Suite 1306
Punta Gorda, FL 33950
Phone: (941) 505-1700

5 Ability to Meet Time & Budget Requirements

5. Ability to Meet Time and Budget

As noted in our organizational chart, Erik Howard, PE, PSM will be the District Engineer for this CDD if Apex is selected. Support will also be provided by Christian Mumme, PE, Mark Zordan, PMP, Charles Reed, Alfredo Perez, PE, PSM, Gary Nychyk, and Jeff Nagle, RLA, to name a few.

Gary Nychyk has helped many special districts navigate environmental issues, and Jeff Nagle has assisted in landscape enhancements throughout Florida. Alfredo Perez and Mark Zordan have assisted on many CDDs with pond/lake inspections, drainage system inspections, roadway and sidewalk assessments, and construction observation. Charles Reed will serve as Apex's local liaison to the District, providing a readily accessible point of contact and helping ensure responsive communication and coordination with District staff, management, and stakeholders.

Additionally, we have a staff of more than 1700 to assist whenever needed.

Apex will work closely with the District to establish clear scopes, schedules, and budgets for each assignment. Our project team will actively monitor progress, schedules, and expenditures throughout each task to help ensure services are completed efficiently, on time, and within the established budget.

The growth of Apex's Special District clientele is a testament to the past performance we have provided and will continue to provide to the respective Districts we serve. Many of the Districts are managed by the same management company and District Manager, demonstrating continued confidence in our ability to perform when needed.

We have an established track record of successfully providing district engineering services to multiple community development districts throughout Florida.



6 Certified Minority Business Enterprise

6. Certified MBE



Apex Companies, LLC is not a certified minority business. However, we take great pride in being an equal opportunity employer. We are committed to promoting other MBEs. Our goal is to establish a team in the best interest of our clients, while maintaining the standard of quality our firm and clients demand.

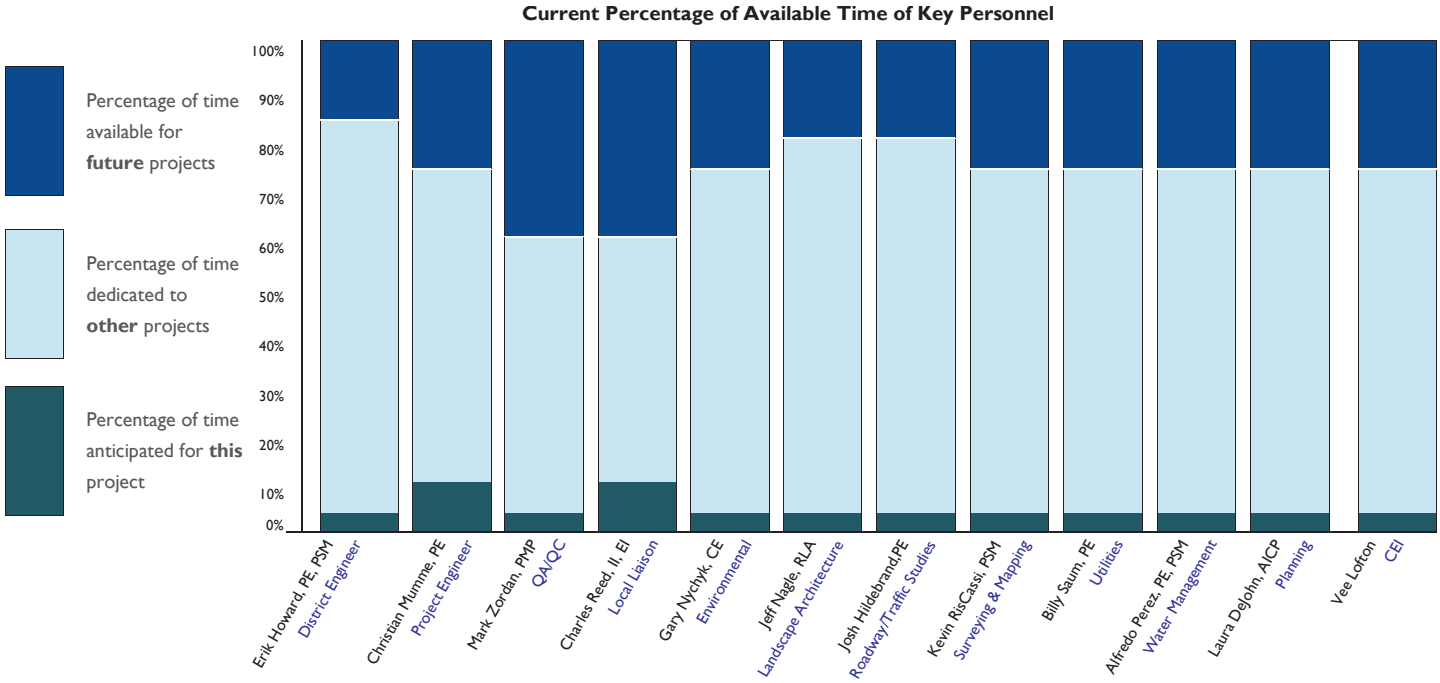
Once selected, we will work closely with the CDD to identify other potential minority teaming opportunities.

7 Recent, Current & Projected Workloads

7. Recent, Current & Project Workloads

Current & Projected Workload

All key team members have sufficient availability and are excited to dedicate their efforts to help the CDD. With a company of over 1700 experienced employees, we have the ability to accommodate your schedule.



8 Volume of Work Previously Awarded to Engineer by District

8. Volume of Work Previously Awarded to Engineer by District

Apex Companies, LLC has not previously been awarded work by Easton Park Community Development District. However, our team brings more than 49 years of experience serving Special Districts throughout Florida, providing engineering services related to drainage, surveying, environmental permitting, transportation, utilities, landscape design, and construction management.

Our team has also successfully worked with the District Manager and District Counsel through their involvement with other Districts. If selected, Apex is prepared to bring this established Special District experience to Easton Park CDD while providing responsive, efficient support for the operation and maintenance of the District's infrastructure.



9 Financial Capacity

9. Financial Capacity

Apex Companies, LLC is in good financial standing and maintains the financial and organizational resources necessary to successfully perform the services required under this agreement. Apex has the capacity to support assignments of varying size and duration while maintaining the staffing, technical resources, and insurance coverage necessary to meet the District's needs.

10 SF330

ARCHITECT - ENGINEER QUALIFICATIONS

PART I - CONTRACT-SPECIFIC QUALIFICATIONS

A. CONTRACT INFORMATION

1. TITLE AND LOCATION (City and State)

Easton Park Community Development District – District Engineer

2. PUBLIC NOTICE DATE	3. SOLICITATION OR PROJECT NUMBER
10/9/2026	

B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE

Erik Howard, PE, PSM, District Engineer

5. NAME OF FIRM

Apex Companies, LLC

6. TELEPHONE NUMBER	7. FAX NUMBER	8. E-MAIL ADDRESS
239-334-0046	NA	Erik.howard@apexcos.com

C. PROPOSED TEAM

(Complete this section for the prime contractor and all key subcontractors.)

	(Check) PRIME	(Check) J-V PARTNER	(Check) SUBCON-TRACTOR	9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
a.	✓			Apex Companies, LLC ☒ CHECK IF BRANCH OFFICE	2122 Johnson Street, Fort Myers FL 33901	Project Management, Water Management, Utilities, Surveying, GIS, Environmental, Roadways, Construction Inspection, Planning, Landscape Architecture, Traffic
b.	✓			Apex Companies, LLC ☐ CHECK IF BRANCH OFFICE	5110 Sunforest Drive, Suite 105, Tampa, FL 33634	Project Management, Local Liaison
c.				☐ CHECK IF BRANCH OFFICE		
d.				☐ CHECK IF BRANCH OFFICE		
e.				☐ CHECK IF BRANCH OFFICE		
f.				☒ CHECK IF BRANCH OFFICE		

D. ORGANIZATIONAL CHART PROPOSED TEAM ☒ *(Attached)*

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Erik Howard, PE, PSM	District Engineer	24	22

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Civil Engineering ME – Engineering (Hydrological Sciences)	Florida – PE Florida – PSM Leadership in Energy & Environmental Design Accredited Professional (LEED AP)

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

State of Florida - Water Well Contractor, Certified General Contract, Certified Plumbing Contractor

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: CFM Magnolia Landing CDD, North Fort Myers, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

District Engineer overseeing lake infrastructure inspections and repairs, drainage issues, and provides general engineering support to the Board of Supervisors as needed.

b.

(1) TITLE AND LOCATION *(City and State)*: Stoneybrook CDD, Estero, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

District Engineer overseeing various drainage projects within the community, in addition to projects that include survey, design, permitting, construction, and inspection of stormwater improvements.

c.

(1) TITLE AND LOCATION *(City and State)*: Loveland Master Pump Station, Charlotte County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2021; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Project engineer for 12 MGD headworks pump station. The project included six pumps and two 30 feet deep wetwells to serve the Eastport Water Reclamation Facility

d.

(1) TITLE AND LOCATION *(City and State)*: Babcock Ranch Phase II WRF Expansion, Charlotte County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2021; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Provided stormwater and drainage design for an expansion to 0.75 MGD. Also, responsible for SFWMD ERP, Charlotte County Site, and Babcock Ranch ISD permitting.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Christian Mumme, PE	Project Engineer	5	1

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Civil Engineering	Florida - PE

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: CFM Magnolia Landing CDD, North Fort Myers, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Provides general engineering support services to the Board of Supervisors on an as needed basis. Functions as a project manager on various infrastructure projects within the community including roadways, sidewalks, drainage, and valley gutter inspections and repairs, and repaint pavement markings. Performs lake bank assessments and makes recommendations for restoration. Assists with parcel acquisition from the developer to the district. Investigates complaints and makes recommendations for action.

b.

(1) TITLE AND LOCATION *(City and State)*: Bella Vida CD, Lee County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Functions as a project manager on various infrastructure projects within the community including drainage infrastructure and lake bank inspections and recommendations for repairs. Investigates complaints and makes recommendations for action. Provides general engineering support services to the Board of Supervisors on an as needed basis.

c.

(1) TITLE AND LOCATION *(City and State)*: Brooks of Bonita Springs and Brooks of Bonita Springs II CDD, Lee County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Provides general engineering support services to the Board of Supervisors on an as needed basis. Functions as a project manager on various infrastructure projects within the community including pedestrian pathways, drainage, and lake bank restoration projects. These projects include surveys, design, permitting, and construction inspection. Investigates complaints and makes recommendations for action.

d.

(1) TITLE AND LOCATION (City and State): Verandah East & Verandah West CDD, Lee County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Provides general engineering support services to the Board of Supervisors on an as needed basis. Investigates conservation area encroachment complaints and recommends mitigation action. Performs lake bank observations and functions as a project manager for the restoration. Investigates complaints and makes recommendations for action.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Charles Reed, II, EI	Local Liaison	23	23

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, *Tampa, Florida*

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS Civil Engineering, University of Florida State MS Civil Engineering, University of Florida A&M	Engineering Intern, FL #110000765

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

FDOT Advanced MOT, FDOT Final Estimates Level I LAP Contract Compliance Specialist

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: Sun N Lakes Sidewalks (LAP Funded), *Highlands County, Florida*

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: N/A; CONSTRUCTION *(If applicable)*: 2024

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Charles was responsible for the Equal Employment Opportunity (EEO) Compliance for this Federally funded sidewalk LAP project. His duties included verifying certified payrolls, jobsite bulletin board inspections, monitoring of EEO compliance and coordination with all stakeholders.

b.

(1) TITLE AND LOCATION *(City and State)*: Four Corners Ditch Improvements Project (CDBG-DR Funded), *Hendry County, Florida*

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: N/A; CONSTRUCTION *(If applicable)*: Ongoing

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

The scope of work involves providing and improving the drainage infrastructure for the Four Corners MSBU in Hendry County. The project will provide additional storage and conveyance for stormwater to the Caloosahatchee River during large storm events.

c.

(1) TITLE AND LOCATION *(City and State)*: Richmond Avenue Pedestrian Bridge (CDBG Funded), *Lee County, Florida*

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2024; CONSTRUCTION *(If applicable)*: N/A

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Charles was the grant manager for the project that involved the design of a pedestrian bridge that will replace the existing pedestrian bridge that was damaged by a hurricane. The new pedestrian bridge will be along Richmond Avenue over Able Canal.

d.

(1) TITLE AND LOCATION *(City and State)*: Florida Department of Transportation District Seven, *Tampa, Florida*

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2020-2024; CONSTRUCTION *(If applicable)*: 2020-2024

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Charles was responsible for contract reviews of Federally and State funded projects on behalf of the FDOT Local Programs Office. His duties included initial contract reviews, identifying needed corrections, coordination with the Local Agencies and Department staff, final contract reviews, and recommendations for approval or rejection of contracts.

e.

(1) TITLE AND LOCATION *(City and State)*: Florida Department of Transportation District One, *Bartow, Florida*

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2007-2020; CONSTRUCTION *(If applicable)*: 2007-2020

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Charles acted as an extension of the FDOT's Local Programs office, managing the Federally and State funded projects. His duties included managing the Local Agency Program (LAP), Small County Road Assistance Program (SCRAP), Small County Outreach Program (SCOP), County Incentive Grant Program (CIGP), Transportation Regional Incentive Program (TRIP), and Economic Development Transportation Fund Program (EDTF). Management of these programs involved administrative, design and construction components.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Mark Zordan, PMP	QA/QC	43	2

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
University of Connecticut, Roadmaster Certification (1996)	Project Management Professional (PMP) – 2023

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: CFM Magnolia Landing CDD, North Fort Myers, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Mark manages lake infrastructure inspections and repairs, makes recommendations to correct drainage issues, and provides general engineering support to the Board of Supervisors as needed.

b.

(1) TITLE AND LOCATION *(City and State)*: Stoneybrook CDD, Estero, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: Ongoing; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Mark is project manager on various drainage projects within the community. These projects include the survey, design, permitting, construction, and inspection of stormwater improvements. He also provides general engineering support to the Board of Supervisors as needed.

c.

(1) TITLE AND LOCATION *(City and State)*: Collier County Gordon River Basin, Collier County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: ; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Mark served as a project manager on a series of six capital stormwater improvement projects needed to address existing stormwater deficiencies. These projects include the replacement of an existing AMIL gate weir and a rock weir, installation of several box culverts, modification or replacement of structures, rip rap, gabion baskets, ditch realignment, and slope protection.

d.

(1) TITLE AND LOCATION (City and State): Golden Gate City Stormwater Outfalls Replacement, Collier County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: ; CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Mark co-managed the study for the replacement of approximately one-hundred forty (140) stormwater outfalls. It was determined to phase this large-scale project whereby the worst fifteen outfalls were bundled in a package for survey, design, and construction.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Alfredo Perez, PE, PSM	Water Management	29	21

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Civil Engineering	Florida – PE Florida - PSM

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
0SHA 10: Construction Outreach Training Course

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*
Green Meadows Water Treatment Plant Wellfield Expansion - Lee County Utilities, Lee County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2012-2015	2015-2018

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Responsible for preparing the design plans pre-construction and overseeing daily construction activities on the proposed potable wells, raw water lines and roadway. Assisted in review of shop drawings, field directive changes, water quality sampling, specific capacity testing, step drawdown testing, aquifer performance testing, pressure testing, density testing, roadway grading, construction reporting, project certification review and record drawing preparation.

b.

(1) TITLE AND LOCATION *(City and State)*
Peace River Dredging - Peace River Manasota Regional Water Supply Authority, DeSoto County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2014-2016	2016-2017

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Responsibilities included: assisting with the hydrographic survey, survey review, plan exhibit preparation, modeling (HECRAS) existing conditions for the proposed pump intake, shop drawing review during river dredging, and post dredge comparison of the project.

c.

(1) TITLE AND LOCATION *(City and State)*
Production Well No. 3 - Seminole Tribe of Florida, Collier County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2013	2014

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Construction engineering and inspection on the Immokalee Reservation's newest potable water supply well. Responsibilities, included: plan production, shop drawing review, pipeline pressure testing, drawdown testing, and serving as the company's engineering representative during construction.

d.

(1) TITLE AND LOCATION (City and State)
Ben Hill - Alico Road Wastewater Force Main, Lee County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2013	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Performed a pipeline alignment analysis on a future force main along a major corridor in Lee County. Report recommended best option based on location, existing utilities, construction methods, cost, and overall feasibility of constructing a pipeline.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Jeff Nagle, RLA	Landscape Architecture	42	14

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Landscape Architecture	Florida – Landscape Architecture New Jersey – Landscape Architecture

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
Florida Registered Landscape Architect, New Jersey Licensed Landscape Architect, New Jersey Licensed Professional Planner, American Society of Landscape Architects member

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
South Biscayne Drive Median Landscape Renovations, City of North Port, FL	2014	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This landscaping project of 1.5 miles of roadway median renovation is located within the ROW of South Biscayne Drive within in the City of North Port. The outdated landscape medians consisted of mainly of Cabbage Palms that were well beyond their peak of maturity. This renovation was the City's response to the surrounding residential community's desire to improve the neighborhoods main roadway character. The final design will include drought tolerant FL friendly plantings to reflect the character of the community and ensure durability, sustainability, and reduced maintenance requirements. Sustainable practices will include hydrant supplemented low volume irrigation, soil amendments with compost and water absorbing polymers to insure plant health and the removal of all turf areas to reduce maintenance effort and costs.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
West County Sheriff Station District 1, Charlotte County, FL	2018	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Our landscape architectural team prepared landscape and irrigation design and construction plans for County permitting, bidding and construction of the new West County Sheriff Station site containing approximately 5.5 acres, located at the intersection of Sunnybrook Boulevard and Wilmington Boulevard in Englewood, Charlotte County. The landscaping design was unique on this project requiring compliance with not only Charlotte County's Land Development Code requirements but also with Homeland Security design requirements and implementing design principles of Crime Prevention Through Environmental Design (CPTED) for the placement of proposed landscaping materials due to the nature of the site use and heightened security requirements. Our team provided landscape architectural services for design, bidding assistance, and construction oversight on this project.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Rotonda West Entry Sign, Charlotte County, FL	2014	2014

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Jeff was responsible for updating the their existing and deteriorating identity signs at five locations. The scope of this project included the development of a new sign that would embody the character of the community while being sensitive to the budget. Through a series of public meetings and concept development a new sign emerged to reflect this established community and its history.

d.

(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Harbor Trail & Wayfinding Parmely Street, Charlotte County, FL	Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This project will both visually and physically enhance the existing corridor connection from the heavily traveled US 41 to the existing and historically significant Bayshore Live Oak Park. Landscape architectural design enhancements include a gateway entry sign at the US Highway 41 entry, way-finding signage for Bayshore Live Oak Park, accessible sidewalk , aesthetically enhanced street intersections, decorative roadway lighting including banners, enhanced and decorative regulatory signage, and visually pleasing Florida Friendly landscaping and low volume irrigation. The landscape architectural improvements were designed to improve both the pedestrian and vehicular experience within this roadway corridor and establish character branding within Charlotte Harbor.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Gary Nychyk	Environmental	24	23

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Marine Biology (1998)	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
Florida Fish and Wildlife Conservation Commission

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*
Southwest Florida International Airport - Midfield Terminal Expansion - Project Millennium/Fort Myers, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Our Environmental Department was responsible for providing environmental services required at the project site for SFWMD and USACOE permitting and the 7,000 acre offsite mitigation area. The extensive habitat mapping, species surveys, water level data and habitat evaluations formed the input for the overall Mitigation Park management plan and design. The design included over 500 acres of wetland creation and construction cost totaled $7.4 million. Johnson Engineering also provided construction oversight for the Mitigation Park which in 2004 won a national award from the Airports Council International - North America for environmental excellence. Johnson Engineering currently serves as SWFIA's Environmental and Planning Consultant.

b.

(1) TITLE AND LOCATION *(City and State)*
State Road 739 (Metro Parkway) Extension/Fort Myers, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2016	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Apex conducted all the environmental permitting required for the extension of State Road 739 (Metro Parkway) from Six Mile Cypress Parkway to Alico Road. This project involved habitat mapping, protected species surveys, managing for Big Cypress fox squirrel and gopher tortoise involvement, state and federal wetland permitting, mitigation design and implementation. As compensation for wetland impacts associated with the roadway crossing of Six mile Cypress Slough, the wetland mitigation program includes over 284 acres of wetland restoration in Lee County's Six Mile Cypress Slough Preserve.

c.

(1) TITLE AND LOCATION *(City and State)*
Helms Road Extension, Hendry County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2017	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Gary assisted with gopher tortoise surveys, permitting and relocation for over 50 burrows. Conducted surveys and monitoring of 17 Big Cypress fox squirrel nests within the project corridor.

d.

(1) TITLE AND LOCATION (City and State)
Florida Gulf Coast University, Lee County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

State and Federal environmental resource permitting, pre-construction surveys, listed species surveys, gopher tortoise relocations, and Florida bonneted bat surveys.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Alec Piironen, PG	Water Use	10	5

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
Earth & Environmental Sciences, University of Illinois at Chicago (2015)	FL- PG

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: Ave Maria Hydrogeological Investigations, Collier County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2022	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Assisted with Sandstone and Lower Tamiami aquifer irrigation well construction, aquifer performance testing and water quality analysis.

b.

(1) TITLE AND LOCATION *(City and State)*: Town and County Utility Hydrogeological Investigation at Babcock Ranch, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2022	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Assisted with Upper Floridan and Sandstone aquifer test well construction, aquifer performance testing and water quality analysis.

c.

(1) TITLE AND LOCATION *(City and State)*: Irrigation and Construction Dewatering Permitting, Southwest Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Assisted with the preparation of irrigation permit applications for various residential community development projects, which included water resource and regulatory review, and permitting assessment.

d.

(1) TITLE AND LOCATION (City and State): Phase I Environmental Site Assessments (ESAs), Southwest Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Assisted in the historical document inquiry and review, site reconnaissance, report preparation and review for various commercial, industrial, and rural clients.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Kevin RisCassi, PSM	Survey & Mapping	34	25

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
B.A. Economics, Trinity College Hartford CT	FL- PSM

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
Florida Surveying & Mapping Society

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*
GIBA Toll Bridge, Gasparilla Island, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2010	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Kevin was responsible for control and mapping hydrographic data necessary in dredging and design analysis for the construction of new bridges.

b.

(1) TITLE AND LOCATION *(City and State)*
Ding Darling, Sanibel, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2009	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Kevin was responsible for vertical control, obtaining cross sections on drainage creeks and topographic data collection on approximately 230 acres mangrove vegetated land for run off and restoration studies .

c.

(1) TITLE AND LOCATION *(City and State)*
Clam Pass, Collier County, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2006-2007	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Kevin was responsible for control survey, beach cross sections, profile data and hydrographic mapping on four cuts flowing to the pass.

d.

(1) TITLE AND LOCATION (City and State)
U.S. Navy Turning Basin at Key West Bight, Key West, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2006	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Kevin played an instrumental role in the hydrographic survey of an existing basin for design.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Billy Saum, PE	Utilities	11	11

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Environmental Engineering	FL- PE

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*
Misc. Wastewater Data Collection, Analysis, and Evaluation
Collier County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2015- Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This project consists of providing ongoing services for Collier County to determine wastewater system pressures and flow conditions. Billy is responsible for the project management, field data collection, coordination and meetings with Collier County Wastewater Collections and Engineering staff, data analysis, and system evaluation. The data and analysis are used to determine connection pressures to size pumps, determine pump station and force main flow capacity, and evaluate system performance to maximum efficiency and determine if systems are prone to inflow and infiltration (I&I) as a result of rainfall. This project is unique in that it utilizes real world collected data as the basis for determining system improvements to ensure facilities are properly sized to accommodate both existing and future wastewater generation.

b.

(1) TITLE AND LOCATION *(City and State)*
Septic to Sewer Improvements: City of Clewiston, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2020	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This project consists of improvements to convert the existing septic system servicing a federal government facility to a centralized gravity sewer system. Billy is responsible for the project management, design, permitting, bidding assistance, and construction administration services. Billy is also the engineer of record for the project. The project includes the installation of 1,400 LF of 8" gravity sewer, 10 manholes, a 6-inch force main installed via directional drill underneath an existing canal, a duplex pump station, connections to the existing system, abandonment of the existing septic system, and restoration to all impacted areas. This project also included coordination with City, Contractor, and USACOE staff, and local businesses. The project is currently substantially completed, under budget, and ahead of schedule.

c.

(1) TITLE AND LOCATION *(City and State)*
Hickory Road Water Main Improvements: Collier County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2019	2021

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This project consisted of replacing an existing 16" water main that was failing with a new 20" water main pipeline within an existing built out residential area in Naples Florida. Billy was the project engineer during the design phase of the project and was also responsible for permitting, bidding assistance, and construction administration and was the engineer of record certifying the project. This project included the installation of 4,700 feet of 20" water main pipeline, various quantities of 8"-24" water main pipelines, an 18" diameter pipeline installed via directional drill underneath US-41, valves, hydrants, connections to existing systems, abandon the existing 16" water main in place, and restoration to all disturbed areas, including residential driveway replacements. This project also included extensive coordination with County and contractor staff, residences in the community, and FDOT staff. The project was completed within the schedule and budget.

d.

(1) TITLE AND LOCATION (City and State)
Pump Station 300.06 Improvements: Collier County, Florida

(2) YEAR COMPLETED	
PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
2020	2022

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

This project consisted of improvements to the existing duplex pump station located in a residential community to meet the current standards and improvement operations. This project also consisted of acquiring a new easement from the nearby Condominium association to locate an emergency backup generator to power the pump station in the event of a power failure. Billy was the engineer of record for this project and performed project management, permitting, design and equipment selection, bidding assistance, and construction administration and inspection services. This project also included extensive coordination with County staff, and contractors and subcontractors, and residences of the community and condominium association boards.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Josh Hildebrand, PE, PTOE	Roadways/Traffic Studies	21	19

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
BS – Civil Engineering	FL- PE FL - PTOE

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
Intermediate MOT, FDEP Qualified Stormwater Inspector, FDOT Level of Service

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Downtown Naples Traffic Study, City of Naples, FL	2025	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Josh is part of the team that provided a downtown City wide traffic study to assess current and future travel demands. Peak season bi-directional twenty-four-hour traffic data along with turning movement counts were collected to verify data. The data was processed and compiled into a detailed report highlighting the volumes recorded, along with growth projections and levels of service for the respective roads and intersections analyzed. These volumes were used to assess the future demands on the City roadways as well as develop proposed improvements to alleviate delays and improve safety.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
County Wide Pathway Constructability Study, Collier County, FL	2017	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Project Engineer for a study of five priority locations throughout the County to analyze and assess the feasibility of adding future sidewalks or bike lanes along the existing public corridors.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Harbour Drive & Crayton Road, City of Naples, FL	2019	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

As part of the team, Josh provided design services to create a modern roundabout located at the intersection of Harbour Drive and Crayton Road. This transportation project converted a busy vehicular intersection and implemented a more pedestrian and bicycle friendly design while maintaining traffic flow. The proposed roundabout at Harbour Drive and Crayton Road was based on the City's need to: reduce crashes and injuries, provide pedestrian and bicycle access, calm vehicular speeds, reduce operational costs and increase pervious and landscaped greenspace. Not only does this design increase safety, but it also provides for aesthetically pleasing landscaped medians and a roundabout centerpiece for the neighborhood and City residents. Our project team attended multiple public meetings to ensure that the community's feedback was noted, and comments represented in the design for this project.

d.

(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Village Wide Traffic Study, Village of Estero, FL	Ongoing	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Josh is part of the team contracted to collect bi-directional twenty-four-hour traffic data along with turning movement counts within the Village of Estero, located in Lee County. These locations were counted for a period of seven days, between February and March. The data was processed and compiled into a detailed report highlighting the volumes recorded, along with growth projects and levels of service for the respective roads analyzed. This comprehensive data collection and analysis was vital to the Village to not only to report traffic volumes to Lee County, but also to aid in assessing their roadway and intersection capacities due to their accelerated growth rate in recent years, along with proposed solutions for both the short term and long term.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Marina Guirguis	GIS	9	9

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
Master of Design in Sustainable Urban Environments	

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
Member, APA (American Planning Association)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Comprehensive Plan, Village of Estero, FL	2019	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Marina provided graphic services in the Comprehensive Plan's creation through GIS presentation for the Future Land Use map and formatting for the full document. Additionally, Marina drafted overviews for the elements of the Comprehensive Plan, Planning & Zoning Board presentations, and supporting Placemaking policies and imagery.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Collier County Growth Management Department: Golden Gate City, Collier County, FL	2019	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Marina designed and rendered conceptual masterplan vision of Golden Gate Activity Center to then influence the development standards of the Golden Gate Parkway Overlay. Created code graphics, drafted Regulating Plan, and assisted in public involvement efforts to draft a new Golden Gate Parkway Overlay. Designed corresponding Regulating Plan that lays out a primary and secondary street network featuring a mixed-use Activity Center and walkable pedestrian corridor.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Lee County Port Authority Airport Planning , Lee County, FL	2019	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Marina provided research and analysis, GIS analysis of existing land conditions, GIS mapping for code purposes, and conceptual design of aviation and non-aviation development. Her involvement ranges in different projects for both Page Field and Southwest Florida International Airport including, but not limited to, Project Bronze, Skyplex illustrative conceptual plan, North Quad concept mapping, Comprehensive Plan Amendments and Land Development Code Amendments.

d.

(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Enterprise Charlotte Airport Park (ECAP), Charlotte County, FL	2018	

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Marina developed different maps for the Enterprise Charlotte Airport Park (ECAP) Ordinances Updates through GIS and applied design aesthetics for presentation.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
		a. TOTAL	b. WITH CURRENT FIRM
Laura DeJohn, AICP	Planning	28	22

15. FIRM NAME AND LOCATION *(City and State)*

Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*
Master of Planning - American Urbanism Bachelor of City Planning	AICP (American Institute of Certified Planners)

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Member, APA (American Planning Association)

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*: Comprehensive Plan, Village of Estero, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2019 | CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Laura assisted with the data collection, analysis, public involvement, and drafting of the Village's first Comprehensive Plan and continues in providing similar services in preparation of the Village's first Land Development Code. Laura's focus was the Future Land Use Element and Map, Community Design Sub-Element, formatting of the final comprehensive plan, architectural and landscape standards, and presentations to the Planning and Zoning Board and Village Council.

b.

(1) TITLE AND LOCATION *(City and State)*: Stoneybrook CDD, Lee County, FL

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2008 | CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Laura assisted with the communitywide lake bank restoration project, which included inventory, mapping and coordination with Lee County Development Review staff to justify deviations to allow alternative designs for lank bank restoration to be more cost effective and to minimize impact to property owners.

c.

(1) TITLE AND LOCATION *(City and State)*: Pine Air Lakes CDD, Collier County, Florida

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2007 | CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Laura assisted with establishing a permit tracking system for the CDD to identify and maintain compliance with monitoring, reporting, and other stipulations for the various entitlements and permits issued within the CDD.

d.

(1) TITLE AND LOCATION (City and State): Miromar Square Corporate Center, Lee County, Florida

(2) YEAR COMPLETED — PROFESSIONAL SERVICES: 2006 | CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE — ☒ Check if project performed with current firm

Laura prepared commercial planned development and notice of proposed change applications for an 18-acre office and hotel site, coordinated master concept plan, Estero Community Planning Panel presentation, and processed applications with County staff, hearing examiner and Board of County Commissioners.

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

(Complete one Section E for each key person.)

12. NAME	13. ROLE IN THIS CONTRACT	14. YEARS EXPERIENCE	
James "Vee" Lofton	CEI	a. TOTAL: 38	b. WITH CURRENT FIRM: 18

15. FIRM NAME AND LOCATION *(City and State)*
Apex Companies, LLC, Fort Myers, Florida

16. EDUCATION *(DEGREE AND SPECIALIZATION)*	17. CURRENT PROFESSIONAL REGISTRATION *(STATE AND DISCIPLINE)*

18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*
FDOT Advanced Work Zone Traffic Control, Troxler Nuclear Gauge Safety Certification, ACI Concrete Field Testing Technician – Grade I-II (ID #00928086), FDOT Asphalt Paving Technician I & II, FDOT Earthwork Construction Inspection – Level I-II, FDOT Concrete Field Technician – Level I, FDOT Concrete Spec Section 346 / 400, FDOT Drilled Shaft Installation Inspection, FDOT Pile Driving Installation Inspection

19. RELEVANT PROJECTS

a.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
Pelican Marsh CDD, Lee County, FL	PROFESSIONAL SERVICES: Ongoing	CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

The community began a multi-year roadway paving of the main roads. Vee, along with our transportation group, provided a pavement condition report and construction engineering and inspection services during the completed paving project to monitor the contractor's performance and verify invoicing quantities.

b.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
FDOT Consultant Program Manager, Broadband Class Code: Level (3), Fort Myers, FL	PROFESSIONAL SERVICES:	CONSTRUCTION *(If applicable)*: 2006-2008

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Vee assists the Fort Myers Operations Center Engineering Manager by overseeing Consultant Construction Engineering and Inspection (CCEI) administration of construction contracts and by administrating CCEI contracts. He also monitored, reviewed and evaluated CCEI firms contracted by the Department to administer construction projects to ensure work was performed in accordance with contract requirements, Department policy and procedure, and/or Construction Project Administration Manual, (CPAM). Vee was also responsible for reviewing and making recommendations for approval of changes on project/contract records, supplemental agreements; including time and money issues, monetary claim packages, requests for time extensions, and other contract related documents prepared by the consultant to ensure completeness and conformity to Department procedures and policies. He also served FDOT as CCEI Consultant Program Manger.

c.

(1) TITLE AND LOCATION *(City and State)*	(2) YEAR COMPLETED	
Helms Roadway Extension, Hendry County, Florida	PROFESSIONAL SERVICES: Ongoing	CONSTRUCTION *(If applicable)*:

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

Vee is responsible for the construction engineering & inspection for approximately three miles of new four-lane urban roadway improvements. His roles include soil density testing and sampling, concrete testing, review of pay requests, shop drawings and RFI's. This project includes the construction of four box culverts and one box culvert extension.

d.

(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
Peace River Bridge, Punta Gorda, Florida	PROFESSIONAL SERVICES:	CONSTRUCTION *(If applicable)*: 2001-2003

(3) BRIEF DESCRIPTION *(Brief scope, size, cost, etc.)* AND SPECIFIC ROLE ☒ Check if project performed with current firm

The I-75 Peace River Bridge Design- Build Project consisted of the construction of a new bridge structure between the existing bridges, replacement of the existing concrete bridge deck and removal of the Northbound I-75 bridge to its entirety, to widen the existing roadway to a six-lane facility. The project included widening of the existing bridge structure over Riverside Drive and Gulf Seminole Railway. Vee served as Project Administrator for FDOT and FHWA as this project was a pilot design build project with FHWA oversight.

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 1

21. TITLE AND LOCATION *(City and State)*: Beach Road Golf Estates Community Development District - District Engineer, Lee County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Wrathell, Hunt & Associates	Chuck Adams	239-498-9020

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex has been the District Engineer for The Beach Road Golf Estates CDD in Bonita Springs, Florida since 2023. The Beach Road Golf Estates CDD is located at the very east end of Bonita Beach Road SE. Our team provides professional engineering services for the CDD with its needs in the areas of reports for bonds, stormwater management and pond evaluations, environmental issues, transportation/roadway/sidewalk issues, pedestrian crossings, project bidding and construction observation as well as any additional services on an as-needed basis. By closely coordinating with the District Manager and communicating effectively with the Board, we have been able to assist the district in maintaining its infrastructure at an acceptable level.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Fort Myers, FL	Water Management, Environmental, Road, Landscape
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 2

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Verandah West Community Development District Lee County, Florida	Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Verandah West Community Development District	Chuck Adams	239-498-9020

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex prepared the original Engineer's Report and amendments, along with the other items in the Verandah West Community, located in Lee County, Florida.

During construction, portions of the community assets were reviewed by our team prior to acquisition by the CDD. This included review of construction documents, on-site testing and certifications to the regulatory agencies. We also assisted with delineation of conservation areas and private lands within the District for the division of maintenance responsibilities.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Fort Myers, FL	Water Management, Utilities, and Environmental Permitting
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 3

21. TITLE AND LOCATION *(City and State)*: Cory Lake Community Development District, Tampa, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Wrathell, Hunt & Associates, LLC	Chuck Adams	239-498-9020

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex is the District Engineer for the Cory Lakes Community Development District. This District has an extensive stormwater system consisting of several interconnected lakes and wetlands. Our work has included assisting the District to replace large concrete stormwater structures that were in desperate need of repair as well as assisting with general maintenance issues related to failing inlets, pipes and drainage ditches. Other services have included ADA surveys, new concrete sidewalks and assistance with concrete bridge repairs.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Water Management, ADA Surveys, Sidewalks
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 4

21. TITLE AND LOCATION *(City and State)*

The Brooks of Bonita Springs Community Development District
Lee County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Wrathell, Hunt & Associates, LLC	Chuck Adams	239-498-9020

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex is the District Engineer for The Brooks CDD in South Lee County, Florida. Our team provides professional engineering services, including establishment, reports for bonds, assisting during the construction and development process, as well as during the operation and maintenance of the CDD.

During the construction and the development process, Johnson Engineering prepared Engineer's Reports and amendments, when needed, and reviewed and approved requisitions from bond proceeds. We participate in the operation and maintenance with the CDD through work of facilities modifications, GATSB 34, as well as modifications to the water management system. Our team also provides site planning, zoning and permit applications.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Water Management, Development and Planning
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 5

21. TITLE AND LOCATION *(City and State)*

Pelican Marsh Community Development District
Lee County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Pelican Marsh CDD	Neil Dorrill	239-592-9115

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*



Apex has provided general engineering services for the Pelican Marsh CDD in North Collier County, Florida since 2002. The services we have provided the District include reviewing the stormwater system when flooding has occurred throughout the community, reviewing offsite impacts of existing and proposed facilities affecting the stormwater system and assisting with improving the access control facilities, and reviewing roadway signage and sight distance issues.

Our engineering services have included preparing amended Engineer's Reports, review and approve requisitions, and an asset summary. We also provided site planning, zoning, and permit applications for perimeter fencing and an on-site maintenance facility which was completed in May 2010. An analysis of the affect of off-site developments that convey stormwater runoff through the community was made to minimize adverse impacts to the community. The analysis included monitoring of extreme rainfall events and observations of the piped conveyance system. We have also worked with the district attorney to establish values for infrastructure owned by the CDD that were going to be impacted by road widening projects and required adjustments.

Last fall, the community began a multi-year roadway paving of the main roads. Our transportation group provided a pavement condition report and construction engineering and inspection services during the completed paving project to monitor the contractors performance and verify invoicing quantities.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Fort Myers, FL	Water Management, Wetlands and Roads
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 6

21. TITLE AND LOCATION *(City and State)*: Pine Air Lakes Community Development District
Collier County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Pine Air Lakes CDD	Rich Hans	954-721-8681

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex provides professional engineering services for Pine Air Lakes Community Development District located in Collier County, Florida. The work includes establishment, reports for bonds, assisting during the construction and development process, as well as during the operation and maintenance of the CDD.

During the construction and the development process, our team prepared the Engineer's Reports and amendments, when needed, and reviewed and approved requisitions from bond proceeds. We participate in the operation and maintenance with the CDD through work of facilities modifications, as well as modifications to the water management system. Our team also provides site planning, zoning and permit applications.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Fort Myers, FL	Water Management, Development, Planning and Roads
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 7

21. TITLE AND LOCATION *(City and State)*: Longleaf Community Development District, Pasco County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Inframark	Heather Dilley	813-873-7300

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex has provided professional engineering services for the Longleaf Community Development District in Pasco County, Florida since 2009. The work includes establishment, reports for bonds, processing National Pollutant Discharge Elimination System (NPDES) permit compliance, assisting during the construction and development process, as well as during the operation and maintenance of the CDD. Our team recently provided design oversight, bidding, contract administration, and construction observation services for infrastructure repairs to a number of CDD maintained raods and drainage facilities.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Water Management, Roads, ADA Compliance
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 8

21. TITLE AND LOCATION *(City and State)*	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Mediterra Community Development District Collier County, Florida	Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Wrathell, Hunt & Associates	Chuck Adams	239-498-9020

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex has been the District Engineer at Mediterra since 2002. Work has included pay request review for release of bond funds, stormwater pond evaluations, fire safety related to naturally vegetated areas, and littoral vegetation maintenance.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Water Management, Roads, Land Architecture, Wetlands
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 9

21. TITLE AND LOCATION *(City and State)*: Park Place Community Development District, Tampa, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Inframark	Angie Grunwald	813-873-7300 ext 116

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

As District Engineer for the Park Place CDD, Apex has provided general engineering services related to traffic calming, roadway repairs and improvements (asphalt and brick pavers), ADA compliance, vendor/contractor selection and oversight, parking assessments and inspection of stormwater detention ponds as well as a other professional services on an as-needed basis. By closely coordinating with the District Manager and communicating effectively with the Board, we have been able to assist the District in maintaining its infrastructure at an acceptable level.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Civil Engineering, Traffic, Roadway, Stormwater
b.			
c.			
d.			
e.			
f.			

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER: 10

21. TITLE AND LOCATION *(City and State)*: CFM Community Development District, Lee County, Florida

22. YEAR COMPLETED

PROFESSIONAL SERVICES	CONSTRUCTION *(If applicable)*
Ongoing	

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
Rizzetta & Company	Belinda Blandon	239-936-0913

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Apex has provided general engineering services for the CFM CDD in Lee County, Florida since 2007. The services we have provided the District include reviewing the stormwater system throughout the community for compliance to permits, reviewing offsite impacts of existing and proposed facilities affecting the stormwater system, conservation area encroachment issues, and reviewing roadway signage and sight distance issues.

Our engineering services have included preparing amended Engineer's Reports, review and approve requisitions, and an asset summary. As part of the District Staff, Apex provided technical support through the developer transfer process and, later, the expansion of District boundary.



25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT

	(1) FIRM NAME	(2) FIRM LOCATION *(City and State)*	(3) ROLE
a.	Apex Companies, LLC	Tampa, FL	Civil Engineering, Traffic, Roadway, Stormwater
b.			
c.			
d.			
e.			
f.			

G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS

26. NAMES OF KEY PERSONNEL (From Section E, Block 12)	27. ROLE IN THIS CONTRACT (From Section E, Block 13)	28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)									
		1	2	3	4	5	6	7	8	9	10
Erik Howard, PE, PSM	District Engineer	X	X			X			X		X
Alfredo Perez, PE, PSM	Water Management	X	X		X	X		X			X
Billy Saum, PE	Utilities							X			
Jeff Nagle, RLA	Landscape Architecture							X	X		
Kevin Riscassi, PSM	Survey & Mapping		X				X	X			
Marina Guirguis	GIS		X		X	X	X	X			
Gary Nychyk	Environmental						X	X	X		
Josh Hildebrand, PE, PTO	Roadways/Traffic Study			X		X	X	X		X	
Laura DeJohn, AICP	Planning		X				X				X
Vee Lofton	CEI					X		X			
Alec Piironen, PG	Water Use	X	X								X
Mark Zordan, PMP	QA/QC	X	X		X				X		X
Christian Mumme, PE	Project Engineer		X		X						X
Charles Reed, II, EI	Local Liaison	X		X			X	X	X	X	

29. EXAMPLE PROJECTS KEY

NUMBER	TITLE OF EXAMPLE PROJECT (FROM SECTION F)	NUMBER	TITLE OF EXAMPLE PROJECT (FROM SECTION F)
1	Beach Road Golf Estates Community Development District	6	Pine Air Lakes Community Development District
2	Verandah West Community Development District	7	Longleaf Community Development District
3	Cory Lake Community Development District	8	Mediterra Community Development District
4	The Brooks of Bonita Springs Community Development District	9	Park Place Community Development District
5	Pelican Marsh Community Development District	10	CFM Community Development District

H. ADDITIONAL INFORMATION

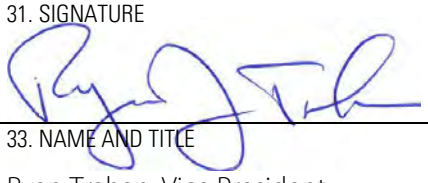
30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

Apex Companies is a combination of Weiler Engineering, Johnson Engineering, and Water Science & Associates. This strategic partnership has expanded the firm's in-house capabilities and staffing resources. Importantly, the integration into Apex has not altered the firm's personalized service model. The firm remains dedicated to providing the same high level of attention and responsiveness clients have come to expect. Apex is a national multidisciplinary consulting and engineering services firm with a robust portfolio of capabilities in water; environment; health and safety; compliance and assurance; and infrastructure.

Apex delivers award-winning due diligence; multi-media environmental assessment, permitting, and remediation; water resources engineering, including stormwater consulting and management; regulatory compliance; risk management; occupational health and workplace safety; to both public (includes directly supporting cities, counties, states, and federal government agencies across the nation) and private sector clients.

I. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

31. SIGNATURE	32. DATE
	11/10/2026

33. NAME AND TITLE

Ryan Trahan, Vice President

ARCHITECT ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER *(If any)*

PART II - GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (OR BRANCH OFFICE) NAME	3. YEAR ESTABLISHED	4. UNIQUE ENTITY IDENTIFIER
Apex Companies, LLC	2006	CNJYN73HW839

2b. STREET	5. OWNERSHIP
2122 Johnson Street	a. TYPE: Limited Liability Company

2c. CITY	2d. STATE	2e. ZIP CODE	b. SMALL BUSINESS STATUS
Fort Myers	FL	33901	

6a. POINT OF CONTACT NAME AND TITLE	7. NAME OF FIRM *(If block 2a is a branch office)*
Michael Giardullo, PE - Division Manager	

6b. TELEPHONE NUMBER	6c. E-MAIL ADDRESS
941-505-1700	Michael.giardullo@apexcos.com

8a. FORMER FIRM NAME(S) *(If any)*	8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER
Apex Environmental, Inc.	1988	CNJYN73HW839

9. EMPLOYEES BY DISCIPLINE

a. Function Code	b. Discipline	c. No. of Employees (1) FIRM	c. No. of Employees (2) BRANCH
02	Administrative	296	19
03	Aerial Photographer	1	
08/29	CADD Technician/GIS Specialist (42/15) | 14/1)	64	14
10/21	Chemical Engineer/Electrical Engineer (0/2)	3	2
12	Civil Engineer	143	14
15	Construction Inspector/Stormwater Tech/Inspector (11/	242	11
16	Construction Manager/Stormwater Superintendent/Foreman	160	1
19	Ecologist	9	9
23	Environmental Engineer	96	9
24	Environmental Scientist	249	8
27/42/57	Foundation/Geotechnical Engineer/Structural/Mechanical (2/1/1)	4	
30	Geologist (Hydrogeologist)	72	2
36	Industrial Hygienist/ Safety/Occupational Health Engineer	77	
33/38/47	Hydrographic/Land Surveyor/Planner: Urban/Regional (3/51/3) | (1/12/4)	57	17
39	Landscape Architect	5	2
43	Mining Engineer	1	
48	Project Manager	231	2
51	Safety/Occupational Health Engineer	23	
58	Technician/Analyst	5	
60	Transportation Engineer	17	6
62	Water Resources Engineer	7	2
	Wastewater Technician/Operator	17	
	Total	**1,779**	**118**

10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS

a. Profile Code	b. Experience	c. Revenue Index Number *(see below)*
A04	Air Pollution Control	6
A13	Asbestos & Lead Paint Surveys	8
A14	Asbestos & Lead Abatement Monitoring	8
C15	Construction Management	7
C20	Compliance Services & Audits	6
D08	Dredging Study and Design	2
E09	Environmental Impact Studies, Assessments or Statement	7
E12	Environmental Remediation	10
E15	Emergency Response	7
G04	Geographic Information System Services: Development, Analysis, and Data Collection	2
H02	Hazardous Matl's Handling & Storage	5
H03	Hazardous, Toxic, Radioactive Waste Remediation	2
L02	Land Surveying	3
L07	Litigation Support	5
M09	Mold Inspection & Remediation	5
P06	Planning (Site, Installation, and Project)	7
S01	Safety Engineering; Accident Studies; OSHA Studies	8
S04	Sewage Collection, Treatment, & Disposal	8
S05	Soils & Geologic Studies	6
S13	Storm Water Handling and Facilities	10
T03	Traffic & Transportation Engineering	6
W02	Water Resources, Hydrology, Groundwater	5
W03	Water Supply Treatment & Disposal	8
	ESG Consulting	3
	Civil/Structural/Geotechnical Engineering	6

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS

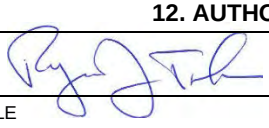
(Insert revenue index number shown at right)

a. Federal Work	9
b. Non-Federal Work	10
c. Total Work	10

PROFESSIONAL SERVICES REVENUE INDEX NUMBER

1. Less than $100,000.
2. $100,000 to less than $250,000
3. $250,000 to less than $500,000
4. $500,000 to less than $1 million
5. $1 million to less than $2 million
6. $2 million to less than $5 million
7. $5 million to less than $10 million
8. $10 million to less than $25 million
9. $25 million to less than $50 million
10. $50 million or greater

12. AUTHORIZED REPRESENTATIVE: The foregoing is a statement of facts.

a. SIGNATURE	b. DATE
	11/10/2026

c. NAME AND TITLE

Ryan Trahan, Senior Vice President/Business Unit Leader - East

ARCHITECT ENGINEER QUALIFICATIONS

1. SOLICITATION NUMBER *(If any)*

PART II – GENERAL QUALIFICATIONS

(If a firm has branch offices, complete for each specific branch office seeking work.)

2a. FIRM (OR BRANCH OFFICE) NAME	3. YEAR ESTABLISHED	4. UNIQUE ENTITY IDENTIFIER
Apex Companies, LLC	2006	CNJYN73HW839

2b. STREET	5. OWNERSHIP
5110 Sunforest Drive, Suite 105	a. TYPE: Limited Liability Company

2c. CITY	2d. STATE	2e. ZIP CODE	b. SMALL BUSINESS STATUS
Tampa	FL	33634	

6a. POINT OF CONTACT NAME AND TITLE	7. NAME OF FIRM *(If block 2a is a branch office)*
Michael Giardullo, PE - Division Manager	

6b. TELEPHONE NUMBER	6c. E-MAIL ADDRESS
941-505-1700	Michael.giardullo@apexcos.com

8a. FORMER FIRM NAME(S) *(If any)*	8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER
Apex Environmental, Inc.	1988	CNJYN73HW839

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36	Industrial Hygienist/ Safety/Occupational Health Engineer	77	1
33/38/47	Hydrographic/Land Surveyor/Planner: Urban/Regional (3/51/3)	57	
39	Landscape Architect	5	
43	Mining Engineer	1	
48	Project Manager	231	3
51	Safety/Occupational Health Engineer	23	
58	Technician/Analyst	5	
60	Transportation Engineer	17	
62	Water Resources Engineer	7	4
	Wastewater Technician/Operator	17	
	Total	**1,779**	**29**

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A14	Asbestos & Lead Abatement Monitoring	8
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C20	Compliance Services & Audits	6
D08	Dredging Study and Design	2
E09	Environmental Impact Studies, Assessments or Statement	7
E12	Environmental Remediation	10
E15	Emergency Response	7
G04	Geographic Information System Services: Development, Analysis, and Data Collection	2
H02	Hazardous Matl's Handling & Storage	5
H03	Hazardous, Toxic, Radioactive Waste Remediation	2
L02	Land Surveying	3
L07	Litigation Support	5
M09	Mold Inspection & Remediation	5
P06	Planning (Site, Installation, and Project)	7
S01	Safety Engineering; Accident Studies; OSHA Studies	8
S04	Sewage Collection, Treatment, & Disposal	8
S05	Soils & Geologic Studies	6
S13	Storm Water Handling and Facilities	10
T03	Traffic & Transportation Engineering	6
W02	Water Resources, Hydrology, Groundwater	5
W03	Water Supply Treatment & Disposal	8
	ESG Consulting	3
	Civil/Structural/Geotechnical Engineering	6

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PROFESSIONAL SERVICES REVENUE INDEX NUMBER

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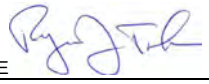
7. $5 million to less than $10 million
8. $10 million to less than $25 million
9. $25 million to less than $50 million
10. $50 million or greater

12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a. SIGNATURE 

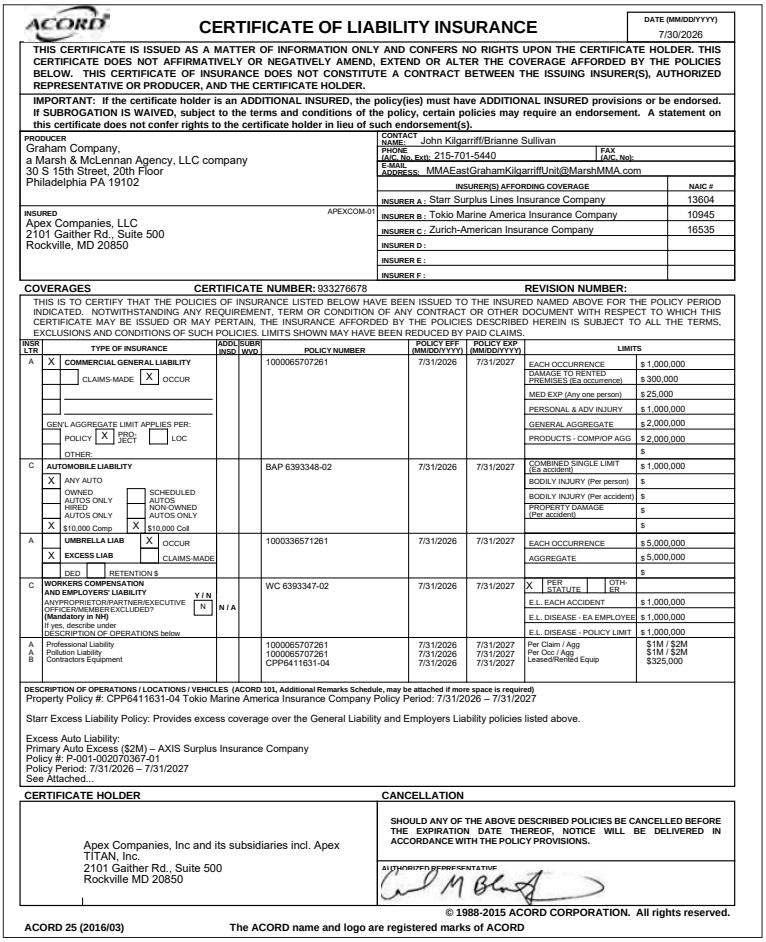
b. DATE 11/10/2026

c. NAME AND TITLE: Ryan Trahan, PE, Senior Vice President/Business Unit Leader – East

11 Required Forms

11. Required Forms

Insurance



ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 7/30/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Graham Company,
a Marsh & McLennan Agency, LLC company
30 S 15th Street, 20th Floor
Philadelphia PA 19102

CONTACT NAME: John Kilgarriff/Brianne Sullivan
PHONE (A/C, No, Ext): 215-701-5440 FAX (A/C, No):
E-MAIL ADDRESS: MMAEastGrahamKilgarriffUnit@MarshMMA.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Starr Surplus Lines Insurance Company	13604
INSURER B : Tokio Marine America Insurance Company	10945
INSURER C : Zurich-American Insurance Company	16535
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Apex Companies, LLC
2101 Gaither Rd., Suite 500
Rockville, MD 20850

APEXCOM-01

COVERAGES CERTIFICATE NUMBER: 933276678 REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			1000065707261	7/31/2026	7/31/2027	EACH OCCURRENCE	$ 1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 300,000
							MED EXP (Any one person)	$ 25,000
							PERSONAL & ADV INJURY	$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
C	AUTOMOBILE LIABILITY			BAP 6393348-02	7/31/2026	7/31/2027	COMBINED SINGLE LIMIT (Ea accident)	$ 1,000,000
	X ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
	X $10,000 Comp X $10,000 Coll							$
A	UMBRELLA LIAB X OCCUR			1000336571261	7/31/2026	7/31/2027	EACH OCCURRENCE	$ 5,000,000
	X EXCESS LIAB CLAIMS-MADE						AGGREGATE	$ 5,000,000
	DED RETENTION $							$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N			WC 6393347-02	7/31/2026	7/31/2027	X PER STATUTE OTH-ER	
	ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N / N/A (Mandatory in NH)						E.L. EACH ACCIDENT	$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	$ 1,000,000
A	Professional Liability			1000065707261	7/31/2026	7/31/2027	Per Claim / Agg	$1M / $2M
A	Pollution Liability			1000065707261	7/31/2026	7/31/2027	Per Occ / Agg	$1M / $2M
B	Contractors Equipment			CPP6411631-04	7/31/2026	7/31/2027	Leased/Rented Equip	$325,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Property Policy #: CPP6411631-04 Tokio Marine America Insurance Company Policy Period: 7/31/2026 – 7/31/2027

Starr Excess Liability Policy: Provides excess coverage over the General Liability and Employers Liability policies listed above.

Excess Auto Liability:
Primary Auto Excess ($2M) – AXIS Surplus Insurance Company
Policy #: P-001-002070367-01
Policy Period: 7/31/2026 – 7/31/2027
See Attached...

CERTIFICATE HOLDER

Apex Companies, Inc and its subsidiaries incl. Apex TITAN, Inc.
2101 Gaither Rd., Suite 500
Rockville MD 20850

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03) The ACORD name and logo are registered marks of ACORD

Contract Terminations

Apex Companies, LLC has not been terminated from any contract within the past ten (10) years.

Defaults/Arrears

Apex Companies, LLC affirms that it has not experienced any contract defaults, arrears, or failures involving proper licensure or business organization within the past ten (10) years.

Litigation

Apex is a large organization with a nationwide presence. It currently is party to thousands of professional service contracts. On occasion a dispute arises regarding the performance of work under those contracts. Even more rarely does such a dispute progress to the point where Apex is a defendant in a court case. In such matters, Apex categorially denies and vigorously defends against the allegations. Fortunately, most of these matters are amicably resolved between the parties. Any settlement that is reached contains no admission of liability and any compensation paid is strictly done so as a business decision, to forgo the continued expense of litigation. Further, at present, or within the last ten (10) years, there is no outstanding litigation, nor has there been any outstanding litigation, arbitrated matter or other dispute to which Apex is, or was, a party which, if decided unfavorably to Apex, would reasonably be expected to have a potential or actual material adverse effect on Apex's ability to fulfill its respective obligations under the submitted proposal.

Governmental Actions

Apex Companies, LLC affirms that it has not been subject to any government investigation, proceeding, penalty, licensure issue, or other governmental action within the past ten (10) years.

AFFIDAVIT OF ACKNOWLEDGMENTS

STATE OF Florida
COUNTY OF Lee

Before me, the undersigned authority, appeared the affiant, Ryan Trahan, and having taken an oath, affiant, based on personal knowledge, deposes and states:

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of Vice President for Apex Companies, LLC ("**Applicant**"), and am authorized to make this Affidavit of Acknowledgments on behalf of Applicant.

2. I assisted with the preparation of, and have reviewed, the Applicant's Qualification Statement ("**Qualification Statement**") provided in response to the Easton Park Community Development District Request for Qualifications for Professional Engineering Services. All of the information provided therein is full and complete, and truthful and accurate. I understand that intentional inclusion of false, deceptive or fraudulent statements, or the intentional failure to include full and complete answers, may constitute fraud; and, that the District may consider such action on the part of the Applicant to constitute good cause for rejection of the Qualification Statement.

3. I do hereby certify that the Applicant has submitted only a single Qualification Statement and has not, either directly or indirectly, participated in collusion relating to the submission of the Qualification Statement.

4. The Applicant agrees through submission of the Qualification Statement to honor its Qualification Statement for one hundred and twenty (120) days from the opening of the Qualification Statements, and if awarded the contract on the basis of this Qualification Statement and further negotiations with the District, to enter into and execute the contract in a form substantially similar to that included in the Selection Manual.

5. The Applicant acknowledges the receipt of the complete Selection Manual as provided by the District and as described in the Selection Manual's Table of Contents, and, to the extent that Addendums have been issued, the receipt of the following Addendum Nos.: None.

6. By signing below, and by not filing a protest within the seventy-two (72) hour period after the Submittal Deadline, the Applicant acknowledges that (i) the Applicant has read, understood, and accepted the Selection Manual; (ii) the Applicant has had an opportunity to consult with legal counsel regarding the Selection Manual; (iii) the Applicant has agreed to the terms of the Selection Manual; and (iv) the Applicant has waived any right to challenge any matter relating to the Selection Manual, including but not limited to any protest relating to the Qualification Statement notice, instructions, the contract form, the scope of work, the evaluation criteria, the evaluation process established in the Selection Manual, or any other issues or items relating to the Selection Manual.

7. The Applicant authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Easton Park Community Development District, or its

authorized agents, deemed necessary to verify the statements made in the Qualification Statement, or regarding the ability, standing, integrity, quality of performance, efficiency, and general reputation of the Applicant.

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Affidavit of Acknowledgments and that the foregoing is true and correct.

Dated this 10th day of November, 2026.

Applicant: _____

By: Ryan Trahan

Title: Vice President

STATE OF Florida

COUNTY OF Lee

Acknowledged before me by means of X physical presence or __ online notarization this 10th day of November, 2026, by Ryan Trahan, _____ of Apex Companies, LLC, who is (X) personally known to me or ( ) have produced _____ as identification.

Brittney Wilt
Notary Public

Print Name: Brittney Wilt

My Commission Expires: 9/5/2030

SWORN STATEMENT UNDER SECTION 287.133, *FLORIDA STATUTES*, REGARDING PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.

This sworn statement is submitted to Easton Park Community Development District.

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of Vice President for Apex Companies, LLC ("**Applicant**"), and am authorized to make this Sworn Statement on behalf of Applicant.

2. Applicant's business address is 2101 Gaither Road, Suite 500, Rockville, MD 20850 .

3. Applicant's Federal Employer Identification Number (FEIN) is 52-1562320. (If the Applicant has no FEIN, include the Social Security Number of the individual signing this sworn statement: _____ .)

4. I understand that a "public entity crime" as defined in Section 287.133(1)(g), *Florida Statutes*, means "a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid, proposal, reply, or contract for goods or services, any lease for real property, or any contract for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation."

5. I understand that "convicted" or "conviction" as defined in Section 287.133(1)(b), *Florida Statutes*, means "a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere."

6. I understand that an "affiliate" as defined in Section 287.133(1)(a), *Florida Statutes*, means:

   A predecessor or successor of a person convicted of a public entity crime; or

   An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The

ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

7. I understand that a "person" as defined in Section 287.133(1)(e), *Florida Statutes*, means "any natural person or entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term 'person' includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity."

8. Based on information and belief, the statement which I have marked below is true in relation to the Applicant submitting this sworn statement. (Please indicate which statement applies.)

X Neither the entity submitting this sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members, or agents who are active in management of the entity, nor any affiliate of the entity, have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

_____ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members or agents who are active in management of the entity or an affiliate of the entity, has been charged with and convicted of a public entity crime subsequent to July 1, 1989, AND (please indicate which additional statement applies):

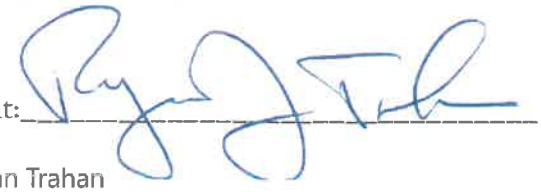
_ There has been a proceeding concerning the conviction before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge did not place the person or affiliate on the convicted vendor list. (Please attach a copy of the final order.)

_ The person or affiliate was placed on the convicted vendor list. There has been a subsequent proceeding before an Administrative Law Judge of the State of Florida, Division of Administrative Hearings. The final order entered by the Administrative Law Judge determined that it was in the public interest to remove the person or affiliate from the convicted vendor list. (Please attach a copy of the final order.)

_ The person or affiliate has not been placed on the convicted vendor list. (Please describe any action taken by or pending with the Florida Department of Management Services.)

Under penalties of perjury under the laws of the State of Florida, I declare that I have read the foregoing Sworn Statement under Section 287.133, *Florida Statutes*, Regarding Public Entity Crimes and all of the information provided is true and correct.

Dated this 10th day of November, 2026.

Applicant: 

By: Ryan Trahan

Title: Vice President

STATE OF Florida
COUNTY OF Lee

Acknowledged before me by means of X physical presence or __ online notarization this 10th day of November, 2026, by Ryan Trahan, _____ of Apex Companies, LLC, who is (X) personally known to me or ( ) have produced _____ as identification.

Brittney Wilt
Notary Public

Print Name: Brittney Wilt

My Commission Expires: 9/5/2030

Docusign Envelope ID: A77940AF-66E8-826C-82A7-267E9BB30C16

Berger, Toombs, Elam,
Gaines & Frank
Certified Public Accountants PL
600 Citrus Avenue
Suite 200
Fort Pierce, Florida 34950
772/461-6120 // 461-1155
FAX: 772/468-9278

October 6, 2026

Easton Park Community Development District
Inframark LLC
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

The Objective and Scope of the Audit of the Financial Statements

You have requested that Berger, Toombs, Elam, Gaines & Frank CPAs PL ("we") audit the governmental activities and each major fund of Easton Park Community Development District (the "District") as of and for the year ended September 30, 2026, which collectively comprise the District's basic financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter for the year ended September 30, 2026, and thereafter if mutually agreed upon by Easton Park Community Development District and Berger, Toombs, Elam, Gaines & Frank.

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the United States of America ("GAAS") and *Government Auditing Standards* issued by the Comptroller General of the United States ("GAS") will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of controls.

The Responsibilities of the Auditor

We will conduct our audit in accordance with GAAS, GAS, and Chapter 10.550, Rules of the Auditor General. Those standards require that we comply with applicable ethical requirements. As part of an audit in accordance with GAAS and GAS, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

1. Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, based on an understanding of the entity and its environment, the applicable financial reporting framework, and the entity's system of internal control, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion;

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2. Consider the entity's system of internal control in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit;

3. Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation; and

4. Conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

Because of the inherent limitations of an audit, together with the inherent limitations of controls, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with GAAS and GAS. Because the determination of waste or abuse is subjective, GAS does not require auditors to perform specific procedures to detect waste or abuse in financial statement audits.

We will also communicate to the Board (a) any fraud involving senior management and fraud (whether caused by senior management or other employees) that causes a material misstatement of the financial statements that becomes known to us during the audit, and (b) any instances of noncompliance with laws and regulations that we become aware of during the audit (unless they are clearly inconsequential).

We will maintain our independence in accordance with the standards of the American Institute of Certified Public Accountants ("AICPA") and GAS.

The Responsibilities of Management and Identification of the Applicable Financial Reporting Framework

Management is responsible for:

1. Identifying and ensuring that the District complies with the laws and regulations applicable to its activities, and informing us about all known violations of such laws or regulations, other than those that are clearly inconsequential;

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2. The design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the District involving management, employees who have significant roles in internal control, and others where fraud could have a material effect on the financial statements;

3. Informing us of its knowledge of any allegations of fraud or suspected fraud affecting the District received in communications from employees, former employees, analysts, regulators, short sellers, vendors, customers or others;

4. Establishing and maintaining a process for tracking the status of audit findings and recommendations; and

5. Identifying for us previous financial audits, attestation engagements, performance audits, or other studies related to the objectives of this engagement, including any corrective actions taken to address significant findings and recommendations resulting from those audits, engagements, or studies, and providing management's views on our current findings, conclusions, and recommendations, as well as planned corrective actions, for inclusion in our report.

Management is responsible for the required supplementary information ("RSI") which accounting principles generally accepted in the United States of America ("U.S. GAAP") require to be presented to supplement the basic financial statements.

As part of our engagement, we will apply certain limited procedures to the District's RSI, which will consist of Management's Discussion and Analysis and the budgetary comparison schedule, in accordance with GAAS. These limited procedures will consist of management inquiries regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the RSI because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Management is responsible for preparing and providing the information required by Section 218.39(3)(c), Florida Statutes, for inclusion in the management letter required by Chapter 10.550, Rules of the Auditor General. We will provide no assurance on this information.

The Board is responsible for informing us of its views about the risks of fraud, waste or abuse within the District, and its knowledge of any fraud, waste or abuse or suspected fraud, waste or abuse affecting the District.

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Our audit will be conducted on the basis that management acknowledges and understands that it has responsibility:

1. For the preparation and fair presentation of the financial statements in accordance with U.S. GAAP;

2. To evaluate subsequent events through the date the financial statements are issued. Management also agrees that it will not conclude on subsequent events earlier than the date of the management representation letter referred to below;

3. For the design, implementation and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error;

4. For report distribution; and

5. To provide us with:

    a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements including information relevant to disclosures;

    b. Information relevant to the preparation and fair presentation of the financial statements, when needed, to allow for the completion of the audit in accordance with the proposed timeline;

    c. Additional information that we may request from management for the purpose of the audit; and

    d. Unrestricted access to persons within the District from whom we determine it is necessary to obtain audit evidence.

As part of our audit process, we will request from management written confirmation concerning representations made to us in connection with the audit, including among other items:

1. That management has fulfilled its responsibilities as set out in the terms of this Engagement Letter; and

2. That it believes the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements taken as a whole.

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Reporting

We will issue a written report upon completion of our audit of the District's financial statements. Our report will be addressed to the Board of Supervisors of the District. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinion or add an emphasis-of-matter paragraph or other-matter paragraph to our auditor's report.

If circumstances arise relating to the condition of the District's records, the availability of appropriate audit evidence or indications of a significant risk of material misstatement of the financial statements because of error, fraudulent financial reporting or misappropriation of assets which, in our professional judgement, prevent us from completing the audit or forming an opinion, we retain the unilateral right to take any course of action permitted by professional standards, including, but not limited to, declining to express an opinion or issue a report, or withdrawing from the engagement.

In addition to our report on the District's financial statements, we will also issue the following reports:

1. Report on Internal Control Over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with GAS;

2. Auditor General Management Letter; and

3. Report on Compliance with Section 218.415, Florida Statutes

Communications with Those Charged with Governance

We are responsible for ensuring that those charged with governance are informed about certain matters related to the conduct of the audit, including (i) our responsibilities under GAAS and GAS, (ii) an overview of the planned scope and timing of the audit, (iii) significant findings from the audit, including our views about the qualitative aspects of the District's accounting practices, difficulties encountered in performing the audit, and any uncorrected or corrected misstatements, and (iv) other significant matters, including any disagreements with management.

Records and Assistance

During the course of our engagement, we may accumulate records containing data that should be reflected in the District's books and records. The District will determine that all such data, if necessary, will be so reflected. Accordingly, the District will not expect us to maintain copies of such records in our possession. The assistance to be supplied by District personnel, including the preparation of schedules and analyses of accounts, will be discussed and coordinated with a designated individual, serving on behalf of management. The timely and accurate completion of this work is an essential condition for our completion of the audit and issuance of our audit report.

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Non-audit Services

In connection with our audit, you have requested us to perform the following non-audit services:

1. Assistance in drafting the District's financial statements in accordance with U.S. GAAP, based on information provided by the District. While we will assist in drafting the financial statements, management retains responsibility for the financial statements, including their fair presentation, the selection and application of accounting principles, the accuracy and completeness of the underlying financial information, and for reviewing, approving, and accepting the financial statements prior to their issuance. Management is also responsible for establishing and maintaining effective internal controls relevant to the financial reporting process.

GAS independence standards require that the auditor maintain independence so that opinions, findings, conclusions, judgments, and recommendations will be impartial and viewed as impartial by reasonable and informed third parties. Before we agree to provide a non-audit service to the District, we determine whether providing such a service would create a significant threat to our independence for GAS audit purposes, either by itself or in aggregate with other non-audit services provided. A critical component of our determination is consideration of management's ability to effectively oversee the non-audit services to be performed. The District has agreed to designate an individual, serving on behalf of management, who possesses suitable skill, knowledge, and experience, and who understands the non-audit services to be performed and described above sufficiently to oversee them. Accordingly, the management of the District agrees to the following:

1. The District will designate a qualified individual, serving in a management capacity, who possesses suitable skill, knowledge, and experience to oversee the services;

2. The designated individual will assume all management responsibilities for the subject matter and scope of the non-audit service described above;

3. The District will evaluate the adequacy and results of the services performed; and

4. The District accepts responsibility for the results and ultimate use of the services.

GAS further requires that we establish an understanding with the District's management or those charged with governance of the objectives of the non-audit services, the services to be performed, the District's acceptance of its responsibilities, the auditor's responsibilities, and any limitations of the non-audit services. We believe this Engagement Letter documents that understanding.

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Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL

Fees and Costs

Our fees for the services described above are based upon the value of the services performed and the time required by the individuals assigned to the engagement, plus direct expenses. Billings are due upon submission. Our fee for the services described in this letter for the year ended September 30, 2026 will not exceed $4,100 unless the scope of the engagement is changed, the assistance which the District has agreed to furnish is not provided, or unexpected conditions are encountered, in which case we will discuss the situation with you before proceeding. Our fee and the timely completion of our work are based on anticipated cooperation from District personnel, timely responses to our inquiries, timely completion and delivery of client assistance requests, timely communication of all significant accounting and financial reporting matters, and the assumption that no unexpected circumstances will be encountered during the engagement. All other provisions of this letter will survive any fee adjustment.

Use and Ownership; Access to Audit Documentation

The Audit Documentation for this engagement is the property of Berger, Toombs, Elam, Gaines, & Frank. For the purposes of this Engagement Letter, the term “Audit Documentation” shall mean the confidential and proprietary records of Berger, Toombs, Elam, Gaines, & Frank’s audit procedures performed, relevant audit evidence obtained, other audit-related workpapers, and conclusions reached. Audit Documentation shall not include custom-developed documents, data, reports, analyses, recommendations, and deliverables authored or prepared by Berger, Toombs, Elam, Gaines, & Frank for the District under this Engagement Letter, or any documents belonging to the District or furnished to Berger, Toombs, Elam, Gaines, & Frank by the District.

Review of Audit Documentation by a successor auditor or as part of due diligence is subject to applicable Berger, Toombs, Elam, Gaines, & Frank policies, and will be agreed to, accounted for and billed separately. Any such access to our Audit Documentation is subject to a successor auditor signing an Access and Release Letter substantially in Berger, Toombs, Elam, Gaines, & Frank’s form. Berger, Toombs, Elam, Gaines, & Frank reserves the right to decline a successor auditor’s request to review our Audit Documentation.

In the event we are required by government regulation, subpoena or other legal process to produce our documents or our personnel as witnesses with respect to our engagement for the District, the District will, so long as we are not a party to the proceeding in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

Other Relevant Information

In accordance with GAS, a copy of our most recent peer review report has been provided to you, for your information.

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Limitation of Liability and Claim Resolution

To the fullest extent permitted by Florida law, our firm shall not be liable for any loss of profits, business interruption, or other consequential, incidental, or punitive damages. In all circumstances, the total liability for any claim arising from this engagement will not exceed the total amount of the fees paid by the District to Berger, Toombs, Elam, Gaines & Frank under this Engagement Letter. Notwithstanding the foregoing, nothing in this limitation of liability provision shall, or shall be interpreted or construed to, relieve the District of its payment obligations to Berger, Toombs, Elam, Gaines & Frank under this Engagement Letter.

Confidentiality

Berger, Toombs, Elam, Gaines & Frank is committed to the safe and confidential treatment of the District's proprietary information. Berger, Toombs, Elam, Gaines & Frank is required to maintain the confidential treatment of client information in accordance with relevant industry professional standards which govern the provision of services described herein. The District agrees that it will not provide Berger, Toombs, Elam, Gaines & Frank with any unencrypted electronic confidential or proprietary information, and the parties agree to utilize commercially reasonable measures to maintain the confidentiality of the District's information, including the use of secure collaboration sites to ensure the safe transfer of data between the parties. Notwithstanding the foregoing, the parties' obligations under this section are subject to applicable public records laws.

Retention of Records

We will return to you all original records you provide to us in connection with this engagement. Further, in addition to providing you with those deliverables set forth in this Engagement Letter, upon request, we will provide you with a copy of any records we prepare or accumulate in connection with such deliverables which are not otherwise reflected in your books and records without which your books and records would be incomplete. You have the sole responsibility for retaining and maintaining in your possession or custody all of your financial and non-financial records related to this engagement. We will not host, and will not accept responsibility to host, any of your records. We, however, may maintain a copy of any records of yours necessary for us to comply with applicable law and/or professional standards or to exercise our rights under this Engagement Letter. Any such records retained by us will be destroyed in accordance with our record retention policies and applicable public records laws and retention requirements.

File Inspections

In accordance with professional regulations, and by our firm's policy, our client files may periodically be reviewed by practice inspectors and by other engagement file reviewers to ensure that we are adhering to our professional and firm's standards. File reviewers are required to maintain the confidentiality of client information.

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Termination

Either party hereto may terminate this Engagement Letter for any reason upon fifteen (15) days' prior written notice to the other party. In the event the District terminates this engagement, the District will pay us for all services rendered, expenses incurred, and noncancelable commitments made by us on the District's behalf through the effective date of termination.

Either party may terminate this Engagement Letter upon written notice if: (i) circumstances arise that in its judgment cause its continued performance to result in a violation of law, a regulatory requirement, applicable professional or ethical standards, or in the case of Berger, Toombs, Elam, Gaines, & Frank, our client acceptance or retention standards; or (ii) if the other party is placed on a Sanctioned List, or if any director or executive of, or other person closely associated with such other party or its affiliate, is placed on a Sanctioned List.

Neither Berger, Toombs, Elam, Gaines & Frank nor the District shall be responsible for any delay or failure in its performance resulting from acts beyond our reasonable control or unforeseen or unexpected circumstances, such as, but not limited to, acts of God, government or war, riots or strikes, disasters, fires, floods, epidemics, pandemics, or outbreaks of communicable disease, cyberattacks, and internet or other system or network outages. At the District's option, the District may terminate this Engagement Letter where our services are delayed more than 120 days; however, the District is not excused from paying us for all amounts owed for services rendered and deliverables provided prior to the termination of this Engagement Letter.

The parties agree that those provisions of this Engagement Letter which, by their context, are intended to survive, including, but not limited to, payment, limitations on liability, claim resolution, use and ownership, and confidentiality obligations, shall survive the termination of this Engagement Letter.

Miscellaneous

We may mention your name and provide a general description of the engagement in our client lists and marketing materials.

Each party hereto affirms it has not been placed on a Sanctioned List (as defined below) and will promptly notify the other party upon becoming aware that it has been placed on a Sanctioned List at any time throughout the duration of this Engagement Letter. The District shall not, and shall not permit third parties to, access or use any of the deliverables provided for hereunder, or Third-Party Products provided hereunder, in violation of any applicable sanctions laws or regulations, including, but not limited to, accessing or using the deliverables provided for hereunder or any Third-Party Products from any territory under embargo by the United States. The District shall not knowingly cause Berger, Toombs, Elam, Gaines & Frank to violate any sanctions applicable to Berger, Toombs, Elam, Gaines & Frank. As used herein "Sanctioned List" means any sanctioned person or entity lists promulgated by the Office of Foreign Assets Control of the U.S. Department of the Treasury and the U.S. State Department.

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Any term of this Engagement Letter that would be prohibited by or impair our independence under applicable law or regulation shall not apply, to the extent necessary only to avoid such prohibition or impairment.

Governing Law

This Engagement Letter, including, without limitation, its validity, interpretation, construction, and enforceability, and any dispute, litigation, suit, action, claim, or other legal proceeding arising out of, from, or relating in any way to this Engagement Letter, any provisions herein, a report issued or the services provided hereunder, will be governed and construed in accordance with the laws of the State of Florida, without regard to its conflict of law principles, and applicable U.S. federal law.

Dispute Resolution

The District agrees that any dispute that may arise regarding the meaning, performance, or enforcement of this Engagement Letter will, prior to resorting to litigation, be submitted to mediation, and that it will engage in the mediation process in good faith once a written request to mediate has been given by either party. The results of any such mediation will be binding only upon the agreement of each party to be bound. The costs of any mediation proceeding will be shared equally by the participating parties. This provision does not waive or limit the dispute-resolution, liability, or other provisions set forth elsewhere in this Engagement Letter.

Entire Agreement

This Engagement Letter constitutes the entire agreement between Berger, Toombs, Elam, Gaines & Frank and the District, and supersedes all prior agreements, understandings, and proposals, whether oral or written, relating to the subject matter of this Engagement Letter including any separate nondisclosure agreement executed between the parties. If any term or provision of this Engagement Letter is determined to be invalid or unenforceable, such term or provision will be deemed stricken and all other terms and provisions will remain in full force and effect.

This Engagement Letter may be amended or modified only by a written instrument executed by both parties.

E-Verify Requirements

We shall register with and use the E-Verify system to verify the work authorization status of all new employees. We shall require each subcontractor performing work under this Engagement Letter to register with and use the E-Verify system. If we enter into a contract with a subcontractor, the subcontractor shall provide us with an affidavit stating that the subcontractor does not employ, contract with, or subcontract with an unauthorized alien, and we shall maintain a copy of the affidavit for the duration of this Engagement Letter. The parties shall comply with the termination requirements of Section 448.095(5)(c), Florida Statutes.

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Public Records

We shall, pursuant to and in accordance with Section 119.0701, Florida Statutes, comply with the public records laws of the State of Florida, and specifically shall:

1. Keep and maintain public records required by the District to perform the services or work set forth in this Engagement Letter;

2. Upon request of the District's custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law;

3. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the contract term and following completion of this Engagement Letter if we do not transfer the records to the District; and

4. Upon completion of this Engagement Letter, transfer, at no cost to the District, all public records in our possession, or keep and maintain public records required by the District to perform the service or work provided for in this Engagement Letter. If we transfer all public records to the District upon completion of this Engagement Letter, we shall destroy any duplicate public records that are exempt or confidential and exempt from public disclosure requirements. If we keep and maintain public records upon completion of this Engagement Letter, we shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the District, upon request from the District's custodian of public records, in a format compatible with the District's information technology systems.

We acknowledge that requests to inspect or copy public records relating to this Engagement Letter must be made directly to the District pursuant to Section 119.0701(3), Florida Statutes. If the District notifies us of a public records request for records not in the District's possession but in our possession, we shall provide the records to the District or allow the records to be inspected or copied within a reasonable time. If we fail to provide the public records to the District within a reasonable time, we may be subject to penalties under Section 119.10, Florida Statutes.

IF THE AUDITOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE AUDITOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS C/O INFRAMARK LLC, 2005 PAN AM CIRCLE, SUITE 300, TAMPA, FLORIDA 33607; TELEPHONE: (656) 223-8030; EMAIL: publicrecords@azuria.com

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Berger, Toombs, Elam, Gaines & Frank
Certified Public Accountants PL

Electronic Signatures and Counterparts

This Engagement Letter may be executed in one or more counterparts, each of which will be deemed to be an original, but all of which taken together will constitute one and the same instrument. Each party agrees that any electronic signature of a party to this Engagement Letter or any electronic signature to a document contemplated hereby (including any representation letter) is intended to authenticate such writing and shall be as valid and have the same force and effect as a manual signature.

Acknowledgement and Acceptance

Each party acknowledges that it has read and agrees to all of the terms contained herein. Each party and its signatory below represent that said signatory is a duly authorized representative of such party and has the requisite power and authority to bind such party to the undertakings and obligations contained herein.

Please sign and return this letter to indicate your acknowledgment of, and agreement with, the terms of this Engagement Letter.

Sincerely,

Berger Toombs Elam Gaines + Frank

BERGER, TOOMBS, ELAM, GAINES & FRANK
CERTIFIED PUBLIC ACCOUNTANTS PL

Confirmed on behalf of the addressee:

Sign: DocuSigned by: PERRY BLACKBURN F1155401C7CB496...

Title: Chairman

Date: 10/9/2026

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6930 Gall Boulevard
Suite 200
Zephyrhills, FL 33542

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Report on the Firm's System of Quality Control

December 4, 2025

To the Partners of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL
and the Peer Review Committee of the Florida Institute of Certified Public Accountants

We have reviewed the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL, in effect for the year ended May 31, 2025. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards). A summary of the nature, objectives, scope, limitations of, and the procedures performed in a system review as described in the Standards may be found at www.aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported on in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing and complying with a system of quality control to provide the firm with reasonable assurance of performing and reporting in conformity with the requirements of applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported on in conformity with the requirements of applicable professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of and compliance with the firm's system of quality control based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including a compliance audit under the Single Audit Act.

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Berger, Toombs, Elam, Gaines & Frank, CPAs, PL , in effect for the year ended May 31, 2025 has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of pass, pass with deficiency(ies), or fail. Berger, Toombs, Elam, Gaines & Frank, CPAs, PL has received a peer review rating of pass.

DG Perry

DGPerry
CPAs + Advisors

MINUTES OF MEETING
EASTON PARK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Easton Park Community Development District was held on Thursday, October 15, 2026 at 4:30 p.m. at the Heritage Isles Golf & Country Club, 10630 Plantation Bay Drive, Tampa Florida.

Present and constituting a quorum were:

Perry Blackburn	Chairperson
Lisa Murphy	Vice Chairperson
Brenda Menendez	Assistant Secretary
Jeffrey Giarrizzo	Assistant Secretary
Danny Collins	Assistant Secretary

Also present, either in person or via Teams Communications were:

Christina Newsome	District Manager
Tyson Waag	District Engineer
Nikkolas Hamilton	Field Inspection
Jeff Cane	Representative, Pine Lake Landscape

This is not a certified or verbatim transcript but rather represents the context and summary of the meeting. The full meeting is available in audio format upon request. Contact the District Office for any related costs for an audio copy.

FIRST ORDER OF BUSINESS **Call to Order/Roll Call**

Ms. Newsome called the meeting to order and a quorum was established.

SECOND ORDER OF BUSINESS **Audience Comments**

There being no audience present, the next order of business followed.

THIRD ORDER OF BUSINESS **Staff Reports**

A. District Accountant

i. Review of Financial Statements

ii. Review of Snapshot

The Board reviewed it.

B. Aquatics Report

The Board reviewed it and discussed the conditions at Pond 3 and if a culvert was needed there.

C. Landscape Report

i. Review of Inframark Field Inspection Report

Mr. Hamilton presented the report, addressed questions from the Board, and provided an update regarding the drainage concerns at Pond 23.

ii. Review of Pine Lake Landscape Inspection Report

Mr. Cane presented the report and noted that pond mowing and line trimming are performed on Mondays. He also stated that he would coordinate with staff to begin documenting irrigation system repairs.

> On MOTION by Mr. Giarrizzo, seconded by Mr. Collins, with all in favor, the irrigation repair bot to exceed $500.00 was approved. 5-0

D. District Engineer

Mr. Waag presented his report and answered Board question. Discussed the sump mentioned in the field report.

Mr. Waag gave roadway update to the board and mentioned that the roadway project is still underway but has hit a hurdle with the city so the work is on hold. The board mentioned that they are still looking for plans for the noise barrier that is to be installed along the roadway. Staff will coordinate to obtain the commissioner's contact information and convey residents' concerns about the ongoing construction and project completion date.

E. District Counsel

Ratify K-Bar Segment G Roadway Easement Documents Approved in May 2025 in substantial form.

> On MOTION by Mr. Giarrizzo, seconded by Mr. Collins, with all in favor, the K-Bar Segment G Roadway Easement Document was ratified. 5-0

F. District Manager

Ms. Newsome gave report and answered board questions. The board is requesting before and after photos for repairs to verify work that is being completed for tracking.

Ms. Newsome advised that the next meeting will be held on November 19, 2026.

FOURTH ORDER OF BUSINESS **Business Items**

A. Discussion of RFQ for District Engineer

The Board discussed and decided to move forward with the RFQ and requests that firms do a report on the district to be reviewed.

FIFTH ORDER OF BUSINESS **Consent Agenda**

A. Consideration of Minutes from the Meeting held September 17, 2026

On MOTION by Mr. Giarrizzo, seconded by Mr. Collins, with all in favor, the September 17, 2026 was approved as amended. 5-0

SIXTH ORDER OF BUSINESS **Supervisor Requests**

None.

SEVENTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Giarrizzo, seconded by Ms. Menedez, with all in favor, the meeting was adjourned at 6:08 p.m. 5-0

_____ _____

Secretary / Assistant Secretary Chair / Vice Chair