

***Tampa Open Space and
Transportation
Community Development
District***

March 17, 2026

Agenda Package

2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33706

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

TAMPA PALMS OPEN SPACE AND TRANSPORTATION COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors

- Jay Krause, Chairperson
- Fred Pfister, Vice Chairman
- Leah Black, Assistant Secretary
- Luis De Armas, Assistant Secretary
- Jane Thompson, Assistant Secretary

Staff

Mark Vega, District Manager
Vivek Babbar, District Counsel
Tonja Stewart, District Engineer
Chet Benson, Clubhouse Manager
Ed Sanchez, Assistant Clubhouse Manager
Howard Neal, Field Inspector Director
Diana Lopez, Accountant
Diana Kapatsyna, District Admin Assistant

REGULAR MEETING AGENDA

Tuesday, March 17, 2026 – 5:15 p.m.

1. Call to Order and Roll Call

2. Audience Comments – Three – (3) Minute Time Limit Per Speaker

3. Business Administration

- A. Consideration of Minutes from Workshop, February 3, 2026, and the Regular Meeting, February 17, 2026.....Page 3
- B. Consideration of January 2026 Financial Statements and Check RegisterPage 8

4. Staff Reports

- A. District Accountant
- B. District Engineer
- C. District Counsel
- D. District Manager
- E. Onsite Manager

5. Board of Supervisor’s Requests or Comments

6. Adjournment

The next workshop is scheduled for Tuesday, April 7, 2026, at 5:15 p.m.

The next meeting is scheduled for Tuesday, April 21, 2026, at 5:15 p.m.

District Office:

Inframark
2005 Pan Am Circle, Suite 300
Tampa, FL 33706
813-991-1140

www.tpostcdd.com

Meeting Location:

West Meadows Community Center
8401 New Tampa Boulevard
Tampa, FL 33647
813-977-1160

**MINUTES OF WORKSHOP
TAMPA PALMS OPEN SPACE AND TRANSPORTATION
COMMUNITY DEVELOPMENT DISTRICT**

1 The Workshop of the Board of Supervisors Tampa Palms Open Space and Transportation
2 Community Development District was held on Tuesday, February 3, 2026, at 5:15 p.m. at the
3 West Meadows Community Center, located at 8401 New Tampa Boulevard, Tampa, Florida.

4
5 Present were the following:

6		
7	Fred Pfister	Vice Chairperson
8	Leah Black	Assistant Secretary
9	Jane Thompson	Assistant Secretary
10		
11	Mark Vega	District Manager
12	Chet Benson	Clubhouse Manager
13	Ed Sanchez	Assistant Clubhouse Manager
14	Jason Liggett	Field Services Inframark
15		
16		
17		

18 *The following item was discussed during February 3, 2026, Tampa Palms Open Space*
19 *and Transportation Community Development District Workshop; no motions, votes or actions*
20 *were taken. Any action to be taken on the items listed below will occur at a regular meeting of*
21 *the Board of Supervisors.*

22
23
24 **FIRST ORDER OF BUSINESS**

Open Workshop

25 The workshop opened.

26
27 **SECOND ORDER OF BUSINESS**

Landscape Presentations

28 A discussion ensued as follows:

29 The following landscaping vendors presented their proposals for consideration of
30 managing TPOST's landscaping services:

- 31 - ASI Landscape Management
- 32 - Crowders Landscaping
- 33 - JNR Landscape Management
- 34 - Juniper
- 35 - Pine Lake Nursery
- 36 - United Land Services
- 37 - Yellowstone

38

39 **THIRD ORDER OF BUSINESS**

Close Workshop

40 There being no further business, the workshop has been declared adjourned.

41

42

43

44

45 _____
Mark Vega
46 Assistant Secretary

Jay Krause
Chairperson

39 **FOURTH ORDER OF BUSINESS** **Business Administration**
40 **A. Consideration of Minutes from Workshop, January 6, 2026, and the Regular**
41 **Meeting, January 20, 2026**

42 **B. Consideration of December 2025 Financial Statements and Check Register**

43
44 On MOTION by Mr. Pfister, seconded by Ms. Thompson, the Workshop,
45 January 6, 2026, and the Regular Meeting, January 20, 2026, and the
46 December 2025 Financial Statements and Check Register were approved as
47 presented. 5-0

48
49
50 **FIFTH ORDER OF BUSINESS** **Staff Reports**

51 **A. District Accountant**

52 Not required until Budget Season.

53 **B. District Engineer**

54 Ms. Stewart informed that The City of Tampa will construct the walkway in Area 3 at no
55 cost.

56 **C. District Counsel**

57 None.

58 **D. District Manager**

59 The Board discussed the landscape proposals.

60 **i. Discussion on Landscape RFP Selection by Area 7, 3, 6**

61
62 On MOTION by Mr. Pfister, seconded by Ms. Thompson, approving ASI
63 for AREA 7 Landscape Services was approved as presented. 5-0

64
65 On MOTION by Mr. Pfister, seconded by Mr. De Armas, approving Pine
66 Lake Nursery for AREA 3 & 6 Landscape Services was approved as
67 presented. 5-0

68
69 On MOTION by Mr. Pfister, seconded by Mr. De Armas, terminating
70 Yellowstone in Area 7, 3 and 6 for Landscape Services was approved as
71 presented. 5-0

72
73 On MOTION by Mr. Pfister, seconded by Mr. De Armas, the Resolution
74 2026-05; Records Retention Policy was adopted as presented. 5-0

75
76

77 **E. Onsite Manager**

78 Mr. Benson acquired a plaque for Mr. Lennon for his years of service on the Board.

79 Mr. Benson requested a Board Consensus to spend \$3,700.00 for Bates Electric to upgrade
80 the Landscape Lighting in Area 7. Board provided Consensus.

81

82 **SIXTH ORDER OF BUSINESS**

**Board of Supervisor's Requests and
Comments**

83

84 There being none, the order of business followed.

85

86 **SEVENTH ORDER OF BUSINESS**

Adjournment

87 There being no further business,

88

89 On MOTION by Mr. Pfister, seconded by Ms. Thompson, with all in favor,
90 the meeting was adjourned at 5:45 p.m. 5-0

91

92

93

94

95

96 _____
Mark Vega
97 Secretary

96 _____
Jay Krause
97 Chairperson

98

*Tampa Palms Open Space and Transportation
Community
Development
District*

Financial Report

January 31, 2026

CLEAR PARTNERSHIPS



Tampa Palms Open Space and Transportation

Community Development District

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**Tampa Palms Open Space and Transportation
Community Development District**

Financial Statements

(Unaudited)

January 31, 2026

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

Governmental Funds

Balance Sheet
January 31, 2026

ACCOUNT DESCRIPTION	GENERAL FUND	GENERAL FUND AREA 3	GENERAL FUND AREA 6	GENERAL FUND AREA 7	TOTAL
ASSETS					
Cash - Checking Account	\$ 5,177,819	\$ -	\$ -	\$ -	\$ 5,177,819
Accounts Receivable	-	-	-	121	121
Assessments Receivable	-	36,430	-	-	36,430
Due From Other Funds	-	1,281,915	1,659,565	2,185,629	5,127,109
Investments:					
Money Market Account	2,554	-	-	-	2,554
Deposits	-	-	585	-	585
Utility Deposits - TECO	-	5,082	20,523	32,960	58,565
TOTAL ASSETS	\$ 5,180,373	\$ 1,323,427	\$ 1,680,673	\$ 2,218,710	\$ 10,403,183
LIABILITIES					
Accounts Payable	\$ -	\$ 7,260	\$ 7,402	\$ 5,880	\$ 20,542
Accrued Expenses	-	-	16,820	45,183	62,003
Deposits	-	-	366	14,746	15,112
Deferred Revenue	-	36,430	-	-	36,430
Due To Other Funds	5,127,109	-	-	-	5,127,109
TOTAL LIABILITIES	5,127,109	43,690	24,588	65,809	5,261,196
FUND BALANCES					
Nonspendable:					
Deposits	-	5,082	21,108	32,960	59,150
Assigned to:					
Operating Reserves	-	109,860	166,671	302,868	579,399
Reserves - Clubhouse	-	-	-	163,680	163,680
Reserves - Clubhouse/Cabana	-	-	4,770	-	4,770
Reserves - Court Amenities	-	-	62,975	12,457	75,432
Reserves - Fences	-	-	77,154	-	77,154
Reserves- Irrigation/Landscape	-	-	21,840	90,020	111,860
Reserves - Monuments/Signage	-	-	68,980	-	68,980
Reserves - Other	-	417,382	108,580	245,350	771,312
Reserves - Parking Lots	-	-	28,970	-	28,970
Reserves - Playground	-	-	-	66,876	66,876
Reserves - Ponds	-	-	20,422	90,020	110,442
Reserves - Highwoods Streetl.	-	-	68,012	-	68,012
Reserves - Swimming Pools	-	-	7,492	196,247	203,739
Unassigned:	53,264	747,413	999,111	952,423	2,752,211
TOTAL FUND BALANCES	\$ 53,264	\$ 1,279,737	\$ 1,656,085	\$ 2,152,901	\$ 5,141,987
TOTAL LIABILITIES & FUND BALANCES	\$ 5,180,373	\$ 1,323,427	\$ 1,680,673	\$ 2,218,710	\$ 10,403,183

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUES	-	-	-	-	0.00%
<u>EXPENDITURES</u>					
<u>Administration</u>					
Miscellaneous Services	-	-	-	-	0.00%
Total Administration	-	-	-	-	0.00%
<u>Debt Service</u>					
	-	-	-	-	0.00%
Total Debt Service	-	-	-	-	0.00%
TOTAL EXPENDITURES	-	-	-	-	0.00%
<u>Reserves</u>					
	-	-	-	-	0.00%
Total Reserves	-	-	-	-	0.00%
TOTAL EXPENDITURES	-	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	-	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)	-	-	53,264		
FUND BALANCE, ENDING	\$ -	\$ -	\$ 53,264		

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund Area 3

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES					
Interest - Investments	\$ 5,937	\$ 1,979	\$ 19,557	\$ 17,578	329.41%
Interest - Tax Collector	-	-	547	547	0.00%
Special Assmnts- Tax Collector	197,893	185,233	105,687	(79,546)	53.41%
Special Assmnts- Developer	36,430	-	-	-	0.00%
Special Assmnts- Discounts	(7,916)	(7,410)	(4,192)	3,218	52.96%
TOTAL REVENUES	232,344	179,802	121,599	(58,203)	52.34%
EXPENDITURES					
Administration					
P/R-Board of Supervisors	8,000	2,667	2,600	67	32.50%
FICA Taxes	612	204	148	56	24.18%
ProfServ-Engineering	11,500	3,833	453	3,380	3.94%
ProfServ-Legal Services	11,500	3,833	64	3,769	0.56%
ProfServ-Mgmt Consulting	41,357	13,786	13,786	-	33.33%
ProfServ-Special Assessment	9,664	9,664	9,664	-	100.00%
Auditing Services	3,993	-	-	-	0.00%
Postage and Freight	150	50	113	(63)	75.33%
Insurance - General Liability	13,010	13,010	14,941	(1,931)	114.84%
Printing and Binding	100	33	-	33	0.00%
Legal Advertising	1,500	500	-	500	0.00%
Miscellaneous Services	500	167	839	(672)	167.80%
Misc-Assessment Collection Cost	3,958	3,705	2,030	1,675	51.29%
Office Supplies	75	25	-	25	0.00%
Annual District Filing Fee	54	54	58	(4)	107.41%
Total Administration	105,973	51,531	44,696	6,835	42.18%
Field					
Florida Retirement System	6,667	2,222	1,736	486	26.04%
ProfServ-Field Management	12,000	4,000	4,000	-	33.33%
Contracts-Landscape	139,822	46,607	44,355	2,252	31.72%
Contracts-Ponds	8,980	2,993	4,981	(1,988)	55.47%
Electricity - Streetlights	134,000	44,667	39,998	4,669	29.85%
R&M-Irrigation	12,500	4,167	324	3,843	2.59%
R&M-Landscape Renovations	8,000	2,667	685	1,982	8.56%
Misc-Holiday Lighting	6,500	6,500	7,795	(1,295)	119.92%
Op Supplies - General	5,000	1,667	2,812	(1,145)	56.24%
Total Field	333,469	115,490	106,686	8,804	31.99%

Statement of Revenues, Expenditures and Changes in Fund Balances

For the Period Ending January 31, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
TOTAL EXPENDITURES	439,442	167,021	151,382	15,639	34.45%
Excess (deficiency) of revenues Over (under) expenditures	(207,098)	12,781	(29,783)	(42,564)	14.38%
Net change in fund balance	\$ (207,098)	\$ 12,781	\$ (29,783)	\$ (42,564)	14.38%
FUND BALANCE, BEGINNING (OCT 1, 2025)	1,309,520	1,309,520	1,309,520		
FUND BALANCE, ENDING	\$ 1,102,422	\$ 1,322,301	\$ 1,279,737		

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund Area 6

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES					
Interest - Investments	\$ 20,310	\$ 6,770	\$ 19,555	\$ 12,785	96.28%
Interest - Tax Collector	-	-	547	547	0.00%
Special Assmnts- Tax Collector	666,847	624,185	620,237	(3,948)	93.01%
Special Assmnts- Other	2,270	2,270	-	(2,270)	0.00%
Special Assmnts- Discounts	(26,674)	(24,967)	(24,598)	369	92.22%
TOTAL REVENUES	662,753	608,258	615,741	7,483	92.91%

EXPENDITURES

Administration

P/R-Board of Supervisors	8,000	2,667	2,600	67	32.50%
FICA Taxes	612	204	148	56	24.18%
ProfServ-Legal Services	2,500	833	64	769	2.56%
ProfServ-Mgmt Consulting	32,121	10,707	10,707	-	33.33%
ProfServ-Special Assessment	6,585	6,585	6,585	-	100.00%
Auditing Services	3,500	-	-	-	0.00%
Postage and Freight	145	48	113	(65)	77.93%
Insurance - General Liability	16,528	16,528	19,124	(2,596)	115.71%
Legal Advertising	750	250	-	250	0.00%
Miscellaneous Services	1,000	333	356	(23)	35.60%
Misc-Assessment Collection Cost	13,337	12,484	11,913	571	89.32%
Office Supplies	99	33	-	33	0.00%
Annual District Filing Fee	41	41	58	(17)	141.46%
Total Administration	85,218	50,713	51,668	(955)	60.63%

Field

Payroll-Pool Monitors	12,000	4,000	3,969	31	33.08%
FICA Taxes	918	306	304	2	33.12%
Florida Retirement System	6,667	2,222	1,736	486	26.04%
ProfServ-Field Management	15,592	5,197	5,197	-	33.33%
Contracts-Landscape	114,820	38,273	37,786	487	32.91%
Contracts-Pools	8,400	2,800	-	2,800	0.00%
Contracts-Pest Control	1,200	400	422	(22)	35.17%
Communication - Telephone	2,000	667	975	(308)	48.75%
Electricity - Streetlights	162,500	54,167	67,482	(13,315)	41.53%
Utility - Water	15,000	5,000	3,795	1,205	25.30%
R&M-Court Maintenance	3,000	1,000	-	1,000	0.00%
R&M-Equipment	14,147	4,716	-	4,716	0.00%

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund Area 6

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
R&M-Irrigation	20,000	6,667	11,077	(4,410)	55.39%
R&M-Landscape Renovations	35,000	11,667	-	11,667	0.00%
R&M-Ponds	14,568	4,856	6,011	(1,155)	41.26%
R&M-Playground	5,000	1,667	-	1,667	0.00%
Misc-Holiday Lighting	8,000	8,000	3,500	4,500	43.75%
Misc-Contingency	71,080	23,693	19,123	4,570	26.90%
Op Supplies - General	8,000	2,667	4,062	(1,395)	50.78%
Reserve - Clubhouse/Cabana	2,385	-	-	-	0.00%
Reserve - Court Amenities	10,034	-	-	-	0.00%
Reserve - Fences	8,937	-	-	-	0.00%
Reserve - Irrigation/Landscape	2,594	-	-	-	0.00%
Reserve - Monuments/Signage	12,022	-	-	-	0.00%
Reserve - Other	21,716	-	-	-	0.00%
Reserve - Parking Lot	798	-	-	-	0.00%
Reserve - Ponds	2,888	-	-	-	0.00%
Reserve - Swimming Pools	2,200	-	-	-	0.00%
Total Field	581,466	177,965	165,439	12,526	28.45%
TOTAL EXPENDITURES	666,684	228,678	217,107	11,571	32.57%
Excess (deficiency) of revenues Over (under) expenditures	(3,931)	379,580	398,634	19,054	-10140.78%
Net change in fund balance	\$ (3,931)	\$ 379,580	\$ 398,634	\$ 19,054	-10140.78%
FUND BALANCE, BEGINNING (OCT 1, 2025)	1,257,451	1,257,451	1,257,451		
FUND BALANCE, ENDING	\$ 1,253,520	\$ 1,637,031	\$ 1,656,085		

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund Area 7

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES					
Interest - Investments	\$ 35,789	\$ 11,930	\$ 19,555	\$ 7,625	54.64%
Room Rentals	5,000	1,667	2,392	725	47.84%
Interest - Tax Collector	-	-	547	547	0.00%
Special Assmnts- Tax Collector	1,162,376	1,088,013	1,077,462	(10,551)	92.69%
Special Assmnts- Discounts	(46,495)	(43,520)	(42,732)	788	91.91%
Other Miscellaneous Revenues	3,800	1,267	10,490	9,223	276.05%
Access Cards	1,000	333	-	(333)	0.00%
TOTAL REVENUES	1,161,470	1,059,690	1,067,714	8,024	91.93%
EXPENDITURES					
Administration					
P/R-Board of Supervisors	8,000	2,667	2,600	67	32.50%
FICA Taxes	612	204	148	56	24.18%
ProfServ-Dissemination Agent	1,000	-	-	-	0.00%
ProfServ-Engineering	2,500	833	725	108	29.00%
ProfServ-Legal Services	3,000	1,000	64	936	2.13%
ProfServ-Mgmt Consulting	61,982	20,661	20,661	-	33.33%
ProfServ-Special Assessment	12,794	12,794	12,794	-	100.00%
Auditing Services	5,035	-	-	-	0.00%
Postage and Freight	450	150	353	(203)	78.44%
Insurance - General Liability	22,357	22,357	32,130	(9,773)	143.71%
Printing and Binding	100	33	-	33	0.00%
Legal Advertising	750	250	-	250	0.00%
Miscellaneous Services	500	167	54	113	10.80%
Misc-Assessment Collection Cost	23,248	21,761	20,695	1,066	89.02%
Office Supplies	99	33	-	33	0.00%
Annual District Filing Fee	80	80	58	22	72.50%
Total Administration	142,507	82,990	90,282	(7,292)	63.35%
Field					
Payroll-Part Time	145,000	48,333	41,109	7,224	28.35%
Payroll-Managers	65,700	21,900	22,018	(118)	33.51%
Payroll-Site Manager	86,500	28,833	37,633	(8,800)	43.51%
FICA Taxes	20,058	6,686	8,412	(1,726)	41.94%
Florida Retirement System	6,667	2,222	1,736	486	26.04%
Life and Health Insurance	10,500	10,500	3,876	6,624	36.91%
Workers' Compensation	9,038	-	-	-	0.00%

TAMPA PALMS OPEN SPACE AND TRANSPORTATION

Community Development District

General Fund Area 7

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

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Contracts-Security Services	7,500	2,500	2,123	377	28.31%
Contracts-Landscape	44,590	14,863	16,408	(1,545)	36.80%
Contracts-Irrigation	7,500	2,500	-	2,500	0.00%
Contracts-Pools	21,600	7,200	17,080	(9,880)	79.07%
Contracts-Ponds	4,500	1,500	4,802	(3,302)	106.71%
Contracts-Pest Control	1,065	355	422	(67)	39.62%
Communication - Teleph - Field	5,748	1,916	1,250	666	21.75%
Electricity - Streetlights	323,500	107,833	127,520	(19,687)	39.42%
Utility - Water	15,000	5,000	6,145	(1,145)	40.97%
Utility - Refuse Removal	2,100	700	965	(265)	45.95%
Rentals & Leases	9,420	3,140	-	3,140	0.00%
R&M-General	31,000	10,333	8,651	1,682	27.91%
R&M-Court Maintenance	30,000	10,000	790	9,210	2.63%
R&M-Electrical	9,500	3,167	595	2,572	6.26%
R&M-Irrigation	10,000	3,333	-	3,333	0.00%
R&M-Landscape Renovations	19,500	6,500	-	6,500	0.00%
R&M-Pools	15,000	5,000	17,468	(12,468)	116.45%
Misc-Holiday Lighting	4,500	4,500	8,000	(3,500)	177.78%
Special Events	25,000	25,000	749	24,251	3.00%
Misc-Contingency	8,547	2,849	13,766	(10,917)	161.06%
Op Supplies - General	13,500	4,500	6,207	(1,707)	45.98%
Reserve - Clubhouse/Cabana	50,000	-	-	-	0.00%
Reserve - Court Amenities	11,361	-	-	-	0.00%
Reserve - Other	49,070	-	-	-	0.00%
Reserve - Playground	6,000	-	-	-	0.00%
Total Field	1,068,964	341,163	347,725	(6,562)	32.53%
TOTAL EXPENDITURES	1,211,471	424,153	438,007	(13,854)	36.15%
Excess (deficiency) of revenues Over (under) expenditures	(50,001)	635,537	629,707	(5,830)	-1259.39%
Net change in fund balance	\$ (50,001)	\$ 635,537	\$ 629,707	\$ (5,830)	-1259.39%
FUND BALANCE, BEGINNING (OCT 1, 2025)	1,523,194	1,523,194	1,523,194		
FUND BALANCE, ENDING	\$ 1,473,193	\$ 2,158,731	\$ 2,152,901		

**Tampa Palms Open Space and Transportation
Community Development District**

Supporting Schedules

January 31, 2026

Tampa Palms Open Space & Transportation

Community Development District

**Non Ad Valorem Special Assessments
(Hillsborough County - Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2026**

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	General Fund Area 3 Assessments	General Fund Area 6 Assessments	General Fund Area 7 Assessments
Assessments Levied FY2026				\$ 1,945,510	\$ 114,017	\$ 669,117	\$ 1,162,376
Allocation %				100%	5.86%	34.39%	59.75%
11/07/25	\$ 28,517	\$ 1,468	\$ 582	\$ 30,567	\$ 1,791	\$ 10,513	\$ 18,263
11/14/25	162,808	6,922	3,323	173,053	10,142	59,518	103,393
11/21/25	92,111	3,916	1,880	97,907	5,738	33,673	58,496
12/03/25	355,024	15,088	7,245	377,357	22,115	129,784	225,458
12/05/25	881,773	37,481	17,995	937,249	54,927	322,347	559,975
12/19/25	126,501	5,074	2,582	134,157	7,862	46,140	80,154
01/06/25	50,493	1,573	1,030	53,096	3,112	18,261	31,723
TOTAL	\$ 1,697,227	\$ 71,522	\$ 34,637	\$ 1,803,386	\$ 105,687	\$ 620,237	\$ 1,077,462
% COLLECTED				93%	93%	93%	93%
TOTAL OUTSTANDING				\$ 142,124	\$ 8,332	\$ 48,881	\$ 84,917

TAMPA PALMS OPEN SPACE TRANSPORTATION

Community Development District

Cash and Investment Report 12/31/2025

<u>##</u>	<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>MATURITY</u>	<u>BALANCE</u>
	Checking Account - Operating	Valley National	3.82%	n/a	\$ 5,177,819
	Money Market Account	Bank United	3.40%	n/a	2,554
				Total	<u>\$ 5,180,373</u>

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

Payment Register by Bank Account
For the Period from 01/01/26 to 01/31/26
(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid	
VALLEY NATIONAL BANK - (ACCT#XXXXX4417)								
ACH #300389								
01/06/26	Vendor	REPUBLIC SERVICES #696	0696-001321150-ACH	SVC 01/01-01/31/26	JANUARY PAYMENT	007-543020-53901	\$334.28	
							ACH Total	\$334.28
ACH #300392								
01/07/26	Vendor	TECO	121725-8347-ACH	SVC 11/12/25-12/11/25	Electricity - Streetlights	003-543013-53901	\$54.76	
							ACH Total	\$54.76
ACH #300393								
01/07/26	Vendor	TECO	121725-8321-ACH	SVC 11/12/25-12/11/25	Electricity - Streetlights	006-543013-53901	\$247.75	
							ACH Total	\$247.75
ACH #300397								
01/07/26	Vendor	TECO	121725-8687-ACH	SVC 11/12/25-12/11/25	SVC 11/12 - 12/11/25	003-543013-53901	\$3,713.70	
							ACH Total	\$3,713.70
ACH #300398								
01/02/26	Vendor	AT&T MOBILITY	120925-3710-ACH	SVC 11/10/25-12/9/25	Op Supplies - General	003-552001-53901	\$112.42	
							ACH Total	\$112.42
ACH #300399								
01/09/26	Vendor	TECO	121925-8193-ACH	SVC 11/14/25-12/15/25	Electricity - Streetlights	007-543013-53901	\$1,204.59	
							ACH Total	\$1,204.59
ACH #300404								
01/12/26	Vendor	TECO	122225-8428-ACH	SVC 11/15/25-12/16/25	Electricity - Streetlights	006-543013-53901	\$111.43	
							ACH Total	\$111.43
ACH #300405								
01/21/26	Vendor	HOME DEPOT CREDIT SERVICES	122625-8053-ACH	MAINT SUPPLIES	PURCHASES11/25/25-12/11/25	007-546001-53901	\$34.45	
							ACH Total	\$34.45
ACH #300406								
01/22/26	Vendor	AMERITAS	012026-401 ACH	PD 1/22/26-401	Florida Retirement System	003-522010-53901	\$203.79	
01/22/26	Vendor	AMERITAS	012026-401 ACH	PD 1/22/26-401	Florida Retirement System	006-522010-53901	\$203.79	
01/22/26	Vendor	AMERITAS	012026-401 ACH	PD 1/22/26-401	Florida Retirement System	007-522010-53901	\$203.78	
							ACH Total	\$611.36
ACH #300407								
01/22/26	Vendor	AMERITAS	012026-457-ACH	PD 1/22/26-457	Florida Retirement System	003-522010-53901	\$405.98	
01/22/26	Vendor	AMERITAS	012026-457-ACH	PD 1/22/26-457	Florida Retirement System	006-522010-53901	\$405.98	
01/22/26	Vendor	AMERITAS	012026-457-ACH	PD 1/22/26-457	Florida Retirement System	007-522010-53901	\$405.99	
							ACH Total	\$1,217.95

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

Payment Register by Bank Account

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

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
ACH #300408							
01/22/26	Vendor	TECO	010726-ACH	SVC 11/15/25-12/16/25	Electricity - Streetlights	003-543013-53901	\$6,842.18
01/22/26	Vendor	TECO	010726-ACH	SVC 11/15/25-12/16/25	Electricity - Streetlights	006-543013-53901	\$16,394.36
01/22/26	Vendor	TECO	010726-ACH	SVC 11/15/25-12/16/25	Electricity - Streetlights	007-543013-53901	\$27,626.91
01/22/26	Vendor	TECO	010726-ACH	SVC 11/15/25-12/16/25	Electricity - Fountain	007-543036-53901	\$531.52
ACH Total							<u>\$51,394.97</u>
ACH #300409							
01/27/26	Vendor	FRONTIER FLORIDA LLC	010726-20-5	SVC 01/07/26-02/06/26	Communication - Telephone	006-541003-53901	\$216.41
ACH Total							<u>\$216.41</u>
ACH #300410							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4458-ACH	#2204458 THRU 1/9/26	Utility - Water	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300411							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4463-ACH	#2204463 THRU 1/9/26	Utility - Water	006-543018-53901	\$11.00
ACH Total							<u>\$11.00</u>
ACH #300412							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4460-ACH	#2204460 THRU 1/9/26	#2204460 THRU 9/11/24	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300413							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4459-ACH	#2204459 THRU 1/9/26	Utility - Water	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300414							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4461-ACH	#2204461 BTHRU 1/9/26	Utility - Water	006-543018-53901	\$68.15
ACH Total							<u>\$68.15</u>
ACH #300415							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4457-ACH	#2204457 THRU 1/9/26	#2204457 THRU 9/11/24	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300416							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4467-ACH	#2204467 THRU 1/9/26	Utility - Water	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300417							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4464-ACH	#2204464 BTHRU 1/9/26	Utility - Water	006-543018-53901	\$8.80
ACH Total							<u>\$8.80</u>
ACH #300418							
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4936-ACH	#2034936 THRU 1/9/26	Utility - Water	006-543018-53901	\$448.90
ACH Total							<u>\$448.90</u>

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

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

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ACH #300419								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4465-ACH	#2204465 THRU 1/9/26	#2204465 THRU 9/11/24	006-543018-53901	\$8.80	
							ACH Total	<u>\$8.80</u>
ACH #300420								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4466-ACH	#2204466 THRU 1/9/26	#2204466 THRU 9/11/24	006-543018-53901	\$8.80	
							ACH Total	<u>\$8.80</u>
ACH #300421								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4455-ACH	#2204455 THRU 1/9/26	Utility - Water	006-543018-53901	\$8.80	
							ACH Total	<u>\$8.80</u>
ACH #300422								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4456-ACH	#2204456 THRU 1/9/26	#2204456 THRU 9/11/24	006-543018-53901	\$100.10	
							ACH Total	<u>\$100.10</u>
ACH #300423								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-1953-ACH	#2031953 THRU 1/9/26	#2031953 THRU 9/11/24	007-543018-53901	\$2,691.00	
							ACH Total	<u>\$2,691.00</u>
ACH #300424								
01/29/26	Vendor	CITY OF TAMPA UTILITIES	011526-4462-ACH	#2204462 THRU 1/9/26	Utility - Water	006-543018-53901	\$81.84	
							ACH Total	<u>\$81.84</u>
ACH #300425								
01/29/26	Vendor	CHARTER COMMUNICATIONS	243840401011426-ACH	SVC 1/14/26-2/13/26	Communication - Teleph - Field	007-541005-51301	\$25.03	
							ACH Total	<u>\$25.03</u>
ACH #300436								
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	SPOTIFY	007-552001-53901	\$884.57	
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	pool liquid blanket	007-546074-53901	\$326.93	
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	party supplies	007-549052-53901	\$116.43	
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	dog stations	007-546001-53901	\$469.84	
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	volleyball lines	007-546017-53901	\$179.98	
01/14/26	Vendor	VALLEY NATIONAL BANK	121725-ACH	PURCHASES 11/20/25-12/17/25	dog stations	006-552001-53901	\$469.85	
							ACH Total	<u>\$2,447.60</u>
CHECK # 5919								
01/08/26	Vendor	ILLUMINATIONS HOLIDAY LIGHTING	86126	Holiday Lighting Richmond Place	Misc-Holiday Lighting	003-549028-53901	\$1,295.00	
							Check Total	<u>\$1,295.00</u>
CHECK # 5920								
01/08/26	Vendor	10-S TENNIS SUPPLY & DINKSHOT PICKLEBALL	172131	CLASSIC NET STRAP	CLASSIC TENNIS STRAP - TENNIS WELCH	007-546017-53901	\$54.39	
							Check Total	<u>\$54.39</u>

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

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Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 5921							
01/08/26	Vendor	ASSOCIATED PLUMBING INC	51050	REPAIRED LADIES TOILET AND MEN'S URINAL	R&M-General	007-546001-53901	\$466.09
Check Total							<u>\$466.09</u>
CHECK # 5922							
01/08/26	Vendor	BATES ELECTRIC INC	W35803	FIX OUTSIDE OUTLET	R&M-Electrical	007-546020-53901	\$595.00
Check Total							<u>\$595.00</u>
CHECK # 5923							
01/08/26	Vendor	INFRAMARK LLC	167752	ADMINISTRATIVE FEES JAN26	ADMINISTRATIVE FEES	006-531027-51201	\$2,676.75
01/08/26	Vendor	INFRAMARK LLC	167752	ADMINISTRATIVE FEES JAN26	ADMINISTRATIVE FEES	007-531027-51201	\$5,165.17
01/08/26	Vendor	INFRAMARK LLC	167752	ADMINISTRATIVE FEES JAN26	ADMINISTRATIVE FEES	003-531027-51201	\$3,446.42
01/08/26	Vendor	INFRAMARK LLC	167752	ADMINISTRATIVE FEES JAN26	RECORD STORAGE FEE	007-541006-51301	\$240.00
Check Total							<u>\$11,528.34</u>
CHECK # 5924							
01/08/26	Vendor	MCRAE HEATING & COOLING INC.	12102511	SERVICE CALL	R&M-Pools	007-546074-53901	\$365.00
Check Total							<u>\$365.00</u>
CHECK # 5925							
01/08/26	Vendor	SCHOOLNOW	INV-SN-1056	WEBSITE SERVICES	Op Supplies - General	003-552001-53901	\$512.33
01/08/26	Vendor	SCHOOLNOW	INV-SN-1056	WEBSITE SERVICES	Op Supplies - General	006-552001-53901	\$512.33
01/08/26	Vendor	SCHOOLNOW	INV-SN-1056	WEBSITE SERVICES	Op Supplies - General	007-552001-53901	\$527.84
Check Total							<u>\$1,552.50</u>
CHECK # 5926							
01/08/26	Vendor	SOLITUDE LAKE MANAGEMENT	PSI228163	AQUATIC MAINTENANCE JAN 26	R&M-Ponds	006-546073-53901	\$367.12
01/08/26	Vendor	SOLITUDE LAKE MANAGEMENT	PSI230154	Aerator Maintenance JAN26	R&M-Ponds	006-546073-53901	\$855.05
01/08/26	Vendor	SOLITUDE LAKE MANAGEMENT	PSI231828	AQUATIC MAINTENANCE JAN26	R&M-Ponds	006-546073-53901	\$817.68
01/08/26	Vendor	SOLITUDE LAKE MANAGEMENT	PSI233422	AQUATIC MAINTENANCE JAN26	R&M-Ponds	006-546073-53901	\$1,449.61
Check Total							<u>\$3,489.46</u>
CHECK # 5927							
01/08/26	Vendor	STANTEC CONSULTING SERVICES INC	2501417	DISTRICT ENGINEER DEC 25	DISTRICT ENGINEER - DEC'25	007-531013-51501	\$110.50
01/08/26	Vendor	STANTEC CONSULTING SERVICES INC	2501417	DISTRICT ENGINEER DEC 25	DISTRICT ENGINEER	006-531013-51501	\$110.50
01/08/26	Vendor	STANTEC CONSULTING SERVICES INC	2501417	DISTRICT ENGINEER DEC 25	DISTRICT ENGINEER	003-531013-51501	\$110.50
Check Total							<u>\$331.50</u>
CHECK # 5928							
01/08/26	Vendor	STRALEY ROBIN VERICKER	27726	PROFESSIONAL SERVICE THROUGH 11/30/25	DISTRICT COUNSEL	003-531023-51401	\$32.00
01/08/26	Vendor	STRALEY ROBIN VERICKER	27726	PROFESSIONAL SERVICE THROUGH 11/30/25	DISTRICT COUNSEL	006-531023-51401	\$32.00
01/08/26	Vendor	STRALEY ROBIN VERICKER	27726	PROFESSIONAL SERVICE THROUGH 11/30/25	DISTRICT COUNSEL	007-531023-51401	\$32.00
Check Total							<u>\$96.00</u>

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

Payment Register by Bank Account

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

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 5929							
01/08/26	Vendor	THE POOL DOCTOR OF CENTRAL FL INC	158228	Pull & Re-Set Pavers	R&M-Pools	007-546074-53901	\$5,960.00
01/08/26	Vendor	THE POOL DOCTOR OF CENTRAL FL INC	158240	Drain & Clean	R&M-Pools	007-546074-53901	\$2,400.00
01/08/26	Vendor	THE POOL DOCTOR OF CENTRAL FL INC	158342	Polish Pool	R&M-Pools	007-546074-53901	\$1,600.00
Check Total							\$9,960.00
CHECK # 5930							
01/08/26	Vendor	TRIANGLE POOL SERVICE	5293792	Reservoir Float Valve Assembly	R&M-Pools	007-546074-53901	\$371.90
01/08/26	Vendor	TRIANGLE POOL SERVICE	5294213	JAN26 POOL MAINTENANCE	R&M-Pools	007-546074-53901	\$1,220.00
Check Total							\$1,591.90
CHECK # 5931							
01/08/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1057756	IRR REPAIRS - FILL TANK WITH RID O RUST PREVENTER	IRRIGATION REPAIRS	006-546041-53901	\$864.99
01/08/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1057757	RID O RUST 12/5/25 - irrigation repairs	RID O RUST 12/5/25	006-546041-53901	\$864.99
01/08/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1063233	IRRIGATION REPAIRS	R&M-Irrigation	006-546041-53901	\$2,060.37
Check Total							\$3,790.35
CHECK # 5932							
01/08/26	Vendor	COMPLETE I.T CORP	18722	JAN2026 STAND-BY MSP PLAN	Op Supplies - General	003-552001-53901	\$21.66
01/08/26	Vendor	COMPLETE I.T CORP	18722	JAN2026 STAND-BY MSP PLAN	Op Supplies - General	006-552001-53901	\$21.67
01/08/26	Vendor	COMPLETE I.T CORP	18722	JAN2026 STAND-BY MSP PLAN	Op Supplies - General	007-552001-53901	\$21.67
01/08/26	Vendor	COMPLETE I.T CORP	18661	GOOGLE FOR BUSINESS EMAIL	Op Supplies - General	003-552001-53901	\$37.20
01/08/26	Vendor	COMPLETE I.T CORP	18661	GOOGLE FOR BUSINESS EMAIL	Op Supplies - General	006-552001-53901	\$37.20
01/08/26	Vendor	COMPLETE I.T CORP	18661	GOOGLE FOR BUSINESS EMAIL	Op Supplies - General	007-552001-53901	\$37.20
Check Total							\$176.60
CHECK # 5933							
01/08/26	Vendor	EDWARD SANCHEZ	ES-010526	JAN2026 Health STIPEND - E. Sanchez	Life and Health Insurance	007-523001-53901	\$775.00
Check Total							\$775.00
CHECK # 5934							
01/08/26	Vendor	SOLITUDE LAKE MANAGEMENT	PSI227215	VEGETATION REMOVAL - FINAL	R&M-Ponds	006-546073-53901	\$1,667.00
Check Total							\$1,667.00
CHECK # 5935							
01/12/26	Vendor	TRIANGLE POOL SERVICE	5294234	JAN26 POOL MAINTENANCE	Contracts-Pools	007-534078-53901	\$4,720.00
Check Total							\$4,720.00
CHECK # 5937							
01/26/26	Vendor	G. THOMAS CO LLC	INV0107	Painting	R&M-Court Maintenance	007-546017-53901	\$225.00
Check Total							\$225.00
CHECK # 5938							
01/26/26	Vendor	CHET BENSON	CB-011526	HEALTH INSURANCE - C BENSON	Life and Health Insurance	007-523001-53901	\$732.50
Check Total							\$732.50

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

Payment Register by Bank Account

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

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Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 5939							
01/26/26	Vendor	FASTSIGNS	2160-9519	QTY 2 Sign Purchase Aluminum	R&M-General	007-546001-53901	\$484.00
Check Total							\$484.00
CHECK # 5940							
01/26/26	Vendor	FEDEX	9-129-57622	FEDEX CHARGES	Postage and Freight	003-541006-51301	\$6.65
01/26/26	Vendor	FEDEX	9-129-57622	FEDEX CHARGES	Postage and Freight	006-541006-51301	\$6.65
01/26/26	Vendor	FEDEX	9-129-57622	FEDEX CHARGES	Postage and Freight	007-541006-51301	\$6.64
01/26/26	Vendor	FEDEX	9-136-98559	FEDEX CHARGES	Postage and Freight	003-541006-51301	\$11.29
01/26/26	Vendor	FEDEX	9-136-98559	FEDEX CHARGES	Postage and Freight	006-541006-51301	\$11.29
01/26/26	Vendor	FEDEX	9-136-98559	FEDEX CHARGES	Postage and Freight	007-541006-51301	\$11.28
Check Total							\$53.80
CHECK # 5941							
01/26/26	Vendor	FLORIDA PATIO FURNITURE INC.	81337	Patio Furniture repairs	R&M-General	007-546001-53901	\$935.00
Check Total							\$935.00
CHECK # 5942							
01/26/26	Vendor	INFRAMARK LLC	169079	POSTAGE	Postage and Freight	007-541006-51301	\$3.94
01/26/26	Vendor	INFRAMARK LLC	169079	POSTAGE	Postage and Freight	003-541006-51301	\$3.95
01/26/26	Vendor	INFRAMARK LLC	169079	POSTAGE	Postage and Freight	006-541006-51301	\$3.95
Check Total							\$11.84
CHECK # 5943							
01/26/26	Vendor	STANTEC CONSULTING SERVICES INC	2511218	Engineering Services thru 011426	ProfServ-Engineering	003-531013-51501	\$180.00
01/26/26	Vendor	STANTEC CONSULTING SERVICES INC	2511218	Engineering Services thru 011426	ProfServ-Engineering	007-531013-51501	\$180.00
Check Total							\$360.00
CHECK # 5944							
01/26/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1082219	RID O RUST 1/14/26 - irrigation repairs	RID O RUST 1/14/26 - irrigation repair	006-546041-53901	\$864.99
01/26/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1082218	Removal & Disposal of Fallen Tree at Pond	R&M-Landscape Renovations	003-546051-53901	\$684.95
01/26/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1081950	LANDSCAPE MAINTENANCE JAN2026	Contracts-Landscape	006-534050-53901	\$9,446.50
01/26/26	Vendor	YELLOWSTONE LANDSCAPE, INC	1081949	LANDSCAPE MAINTENANCE JAN2026	Contracts-Landscape	003-534050-53901	\$11,088.75
Check Total							\$22,085.19
ACH #DD06021							
01/09/26	Vendor	SCOOPY POOPY DOO LLC-EFT	8461-2410-EFT	PET WASTE STATION AND TRASH SERVICE	PET WASTE STATIONS SERVICES	006-552001-53901	\$404.95
ACH Total							\$404.95
ACH #DD06022							
01/09/26	Vendor	SCOOPY POOPY DOO LLC-EFT	8461-2411-EFT	PET WASTE STATION AND TRASH SERVICE	PET WASTE STATIONS	003-552001-53901	\$304.95
ACH Total							\$304.95

TAMPA PALMS OPEN SPACE AND TRANSPORTATION
Community Development District

Payment Register by Bank Account

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

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
ACH #DD06025							
01/08/26	Vendor	AMERITAS	010726-401 ACH	PD 1/8/26-401	Florida Retirement System	003-522010-53901	\$285.85
01/08/26	Vendor	AMERITAS	010726-401 ACH	PD 1/8/26-401	Florida Retirement System	006-522010-53901	\$285.85
01/08/26	Vendor	AMERITAS	010726-401 ACH	PD 1/8/26-401	Florida Retirement System	007-522010-53901	\$285.86
ACH Total							\$857.56
ACH #DD06026							
01/08/26	Vendor	AMERITAS	010726-457-ACH	PD 1/8/26-457	Florida Retirement System	003-522010-53901	\$405.98
01/08/26	Vendor	AMERITAS	010726-457-ACH	PD 1/8/26-457	Florida Retirement System	006-522010-53901	\$405.98
01/08/26	Vendor	AMERITAS	010726-457-ACH	PD 1/8/26-457	Florida Retirement System	007-522010-53901	\$405.99
ACH Total							\$1,217.95
ACH #DD06027							
01/07/26	Vendor	TECO	121725-8404-ACH	SVC 11/12/25-12/11/25	Electricity - Streetlights	003-543013-53901	\$529.58
ACH Total							\$529.58
ACH #DD06028							
01/07/26	Vendor	TECO	121725-8651-ACH	SVC 11/12/25-12/11/25	SVC 8/10/24-9/11/24	003-543013-53901	\$283.67
ACH Total							\$283.67
ACH #DD06029							
01/09/26	Vendor	TECO PEOPLES GAS	121925-2285-ACH	SVC 11/19/25-12/17/25	Electricity - Streetlights	007-543013-53901	\$2,463.93
ACH Total							\$2,463.93
ACH #DD06030							
01/07/26	Vendor	TECO	121725-7972-ACH	SVC 11/12/25-12/11/25	SVC 11/12 - 12/11/25	003-543013-53901	\$107.67
ACH Total							\$107.67
Account Total							\$138,718.61
Total Amount Paid							\$138,718.61