

**THE HAMMOCKS
COMMUNITY
DEVELOPMENTDISTRICT**

**NOVEMBER 12, 2025
AGENDA PACKAGE**

**CONFERENCE CALL IN: +1 646-838-1601
CONFERENCE ID: 786 317 492#**



11555 HERON BAY BLVD. SUITE 201
CORAL SPRINGS, FLORIDA 33076

THE HAMMOCKS

COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors:

Frances Plantikow, Chairperson
Mike Henke, Vice Chairperson
Alex Manero, Assistant Secretary
Jeff Bryson, Assistant Secretary
Keiton Best, Assistant Secretary

Staff:

Wesley Elias, District Manager
Whitney Sousa, District Counsel
Robert Dvorak, District Engineer
Catalina Martinez, District Admin Assistant
Christian Haller, Accountant
Howard Neal, Field Services Director

REGULAR MEETING AGENDA

Wednesday, November 12, 2025 – 8:00 a.m.

TEAMS: Dial-in by phone: +1 646-838-1601 Phone conference ID: 786 317 492#

Meeting ID: 234 972 172 543 5 Passcode: qq3ot6fc

- 1. Call to Order and Roll Call**
- 2. Audience Comments – Three- (3) Minute Time Limit Per Speaker**
- 3. Business Administration**
 - A. Consideration of Minutes of October 8, 2025, Regular Meeting Page 3
 - B. Ratification of Grau and Associates FY 2025 Audit Engagement Letter..... Page 5
- 4. Staff Reports**
 - A. SOLitude Report Page 10
 - B. District Counsel Report
 - C. District Engineer’s Report
 - D. District Manager
- 5. Business Items**
 - A. Consideration of Resolution 2026-02; Adopting FY 2025 Budget Amendment...Page 18
 - B. Discussion on Fitness Equipment
 - i. Playground Boss Proposal #41147.....Page 21
 - ii. Playground Boss Proposal #41148.....Page 22
 - iii. Playground Boss Proposal #41149.....Page 23
- 6. Board of Supervisors’ Requests and Comments**
- 7. Adjournment**

The next meeting is scheduled for Wednesday, December 10, 2025, at 8:00 a.m.

**MINUTES OF MEETING
THE HAMMOCKS
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Hammocks Community Development District was held on Wednesday, October 8, 2025, at 8:00 a.m. at the Brentwood Clubhouse, 8504 Sandpiper Ridge Avenue, Tampa, Florida 33647.

Present and constituting a quorum were:

Frances Plantikow	Chairperson
Mike Henke	Vice Chairperson
Alex Manero	Assistant Secretary
Jeff Bryson	Assistant Secretary
Keiton Best	Assistant Secretary

Also present was:

David Wenck	District Manager
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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 and Roll Call

The meeting was called to order, and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments on Agenda Items

There being none, the next order of business followed.

THIRD ORDER OF BUSINESS

Staff Reports

A. SOLitude Report

The report was presented to the Board with no further questions or concerns.

B. Attorney Report

There being none, the next business followed.

C. Engineer's Report

i. Discussion of Basketball Ball Court and Trail Exercise Station

ii. Playground Boss Quote #41147

iii. Playground Boss Quote #41148

iv. Playground Boss Quote #41149

v. Hairy Tree Care Proposal

vi. Redtree Care Proposal

A discussion ensued regarding the engineer's report and proposals.

D. District Manager

Mr. Wenck provided a brief update to the manager's report.

FOURTH ORDER OF BUSINESS

Consent Agenda

A. Consideration of the Minutes of the Meeting held September 10, 2025

B. Ratification of the Hammocks 2026 Goals and Objectives

On MOTION by Mr. Henke seconded by Mr. Best, with all in favor, the Consent Agenda was approved. 5-0

FIFTH ORDER OF BUSINESS

New Business

There being none, the next order of business followed.

SIXTH ORDER OF BUSINESS

Supervisors' Requests

There being none the next order of business followed.

THIRTEENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Best seconded by Mr. Manero, with all in favor, the meeting was adjourned. 5-0

Mike Henke
Vice Chairperson



Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

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Boca Raton, Florida 33431
(561) 994-9299 • (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

October 30, 2025

To Board of Supervisors
Hammocks Community Development District
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

We are pleased to confirm our understanding of the services we are to provide Hammocks Community Development District, Hillsborough County, Florida ("the District") for the fiscal year ended September 30, 2025. We will audit the financial statements of the governmental activities and each major fund, including the related notes to the financial statements, which collectively comprise the basic financial statements of Hammocks Community Development District as of and for the fiscal year ended September 30, 2025. In addition, we will examine the District's compliance with the requirements of Section 218.415 Florida Statutes. This letter serves to renew our agreement and establish the terms and fee for the 2025 audit.

Accounting principles generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management 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 information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary comparison schedule

The following other information accompanying the financial statements will not be subjected to the auditing procedures applied in our audit of the financial statements, and our auditor's report will not provide an opinion or any assurance on that information:

- 1) Compliance with FL Statute 218.39 (3) (c)

Audit Objectives

The objective of our audit is the expression of opinions as to whether your financial statements are fairly presented, in all material respects, in conformity with U.S. generally accepted accounting principles and to report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, and will include tests of the accounting records of the District and other procedures we consider necessary to enable us to express such opinions. We will issue a written report upon completion of our audit of the District's financial statements. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the financial statements is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

We will also provide a report (that does not include an opinion) on internal control related to the financial statements and compliance with the provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a material effect on the financial statements as required by *Government Auditing Standards*. The report on internal control and on compliance and other matters will include a paragraph that states (1) that the purpose of the report is solely to describe the scope of testing of internal control and compliance, and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control on compliance, and (2) that the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control and compliance. The paragraph will also state that the report is not suitable for any other purpose. If during our audit we become aware that the District is subject to an audit requirement that is not encompassed in the terms of this engagement, we will communicate to management and those charged with governance that an audit in accordance with U.S. generally accepted auditing standards and the standards for financial audits contained in *Government Auditing Standards* may not satisfy the relevant legal, regulatory, or contractual requirements.

Examination Objective

The objective of our examination is the expression of an opinion as to whether the District is in compliance with Florida Statute 218.415 in accordance with Rule 10.556(10) of the Auditor General of the State of Florida. Our examination will be conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and will include tests of your records and other procedures we consider necessary to enable us to express such an opinion. We will issue a written report upon completion of our examination of the District's compliance. The report will include a statement that the report is intended solely for the information and use of management, those charged with governance, and the Florida Auditor General, and is not intended to be and should not be used by anyone other than these specified parties. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or add emphasis-of-matter or other-matter paragraphs. If our opinion on the District's compliance is other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the examination or are unable to form or have not formed an opinion, we may decline to express an opinion or issue a report, or may withdraw from this engagement.

Other Services

We will assist in preparing the financial statements and related notes of the District in conformity with U.S. generally accepted accounting principles based on information provided by you. These nonaudit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

Management Responsibilities

Management is responsible for compliance with Florida Statute 218.415 and will provide us with the information required for the examination. The accuracy and completeness of such information is also management's responsibility. You agree to assume all management responsibilities relating to the financial statements and related notes and any other nonaudit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements and related notes and that you have reviewed and approved the financial statements and related notes prior to their issuance and have accepted responsibility for them. In addition, you will be required to make certain representations regarding compliance with Florida Statute 218.415 in the management representation letter. Further, you agree to oversee the nonaudit services by designating an individual, preferably from senior management, who possesses suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Management is responsible for designing, implementing and maintaining effective internal controls, including evaluating and monitoring ongoing activities, to help ensure that appropriate goals and objectives are met; following laws and regulations; and ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles, for the preparation and fair presentation of the financial statements and all accompanying information in conformity with U.S. generally accepted accounting principles, and for compliance with applicable laws and regulations and the provisions of contracts and grant agreements.

Management is also responsible for making all financial records and related information available to us and for the accuracy and completeness of that information. You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, (2) additional information that we may request for the purpose of the audit, and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence.

Your responsibilities include adjusting the financial statements to correct material misstatements and for confirming to us in the written representation letter that 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.

You are responsible for 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 government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants and for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts or grant agreements, or abuse that we report.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report copies of previous financial audits, attestation engagements, performance audits or other studies related to the objectives discussed in the Audit Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or other studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions, for the report, and for the timing and format for providing that information.

With regard to the electronic dissemination of audited financial statements, including financial statements published electronically on your website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Hammocks Community Development District

Audit Procedures—General

An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; therefore, our audit will involve judgment about the number of transactions to be examined and the areas to be tested. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements. We will plan and perform the audit to obtain reasonable rather than absolute assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of abuse is subjective, *Government Auditing Standards* do not expect auditors to provide reasonable assurance of detecting abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is a risk that material misstatements may exist and not be detected by us, even though the audit is properly planned and performed in accordance with U.S. generally accepted auditing standards and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. Our responsibility as auditors is limited to the period covered by our audit and does not extend to later periods for which we are not engaged as auditors.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, and may include tests of the physical existence of inventories, and direct confirmation of receivables and certain other assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will request written representations from your attorneys as part of the engagement, and they may bill you for responding to this inquiry. At the conclusion of our audit, we will require certain written representations from you about your responsibilities for the financial statements; compliance with laws, regulations, contracts, and grant agreements; and other responsibilities required by generally accepted auditing standards.

Audit Procedures—Internal Control

Our audit will include obtaining an understanding of the government and its environment, including internal control, sufficient to assess the risks of material misstatement of the financial statements and to design the nature, timing, and extent of further audit procedures. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards and *Government Auditing Standards*.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, agreements, and grants. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all confirmations we request and will locate any documents selected by us for testing.

The audit documentation for this engagement is the property of Grau & Associates and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to a cognizant or oversight agency or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Grau & Associates personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies. Notwithstanding the foregoing, the parties acknowledge that various documents reviewed or produced during the conduct of the audit may be public records under Florida law. The District agrees to notify Grau & Associates of any public record request it receives that involves audit documentation.

Our fee for these services will not exceed \$5,900 for the September 30, 2025 audit, unless there is a change in activity by the District which results in additional audit work or if additional Bonds are issued.

Grau & Associates and its subcontractors warrant compliance with all federal immigration laws and regulations that relate to their employees. Grau agrees and acknowledges that the District is a public employer subject to the E-Verify requirements as set forth in Section 448.095, Florida Statutes, and that the provisions of Section 448.095, Florida Statutes apply to this Agreement. If the District has a good faith belief that the Grau has knowingly hired, recruited or referred an alien who is not authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement, the District shall terminate this Agreement. If the District has a good faith belief that a subcontractor performing work under this

Hammocks Community Development District

Agreement knowingly hired, recruited or referred an alien who is not duly authorized to work by the immigration laws or the Attorney General of the United States for employment under this Agreement, the District shall promptly notify Grau and order Grau to immediately terminate the contract with the subcontractor. Grau shall be liable for any additional costs incurred by the District as a result of the termination of a contract based on Grau's failure to comply with E-Verify requirements evidenced herein.

We will complete the audit within prescribed statutory deadlines, with the understanding that your employees will provide information needed to perform the audit on a timely basis.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit finding, we will contact the party(ies) contesting the audit finding for guidance prior to destroying the audit documentation.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. Invoices will be submitted in sufficient detail to demonstrate compliance with the terms of this agreement. In accordance with our firm policies, work may be suspended if your account becomes 60 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate.

This agreement may be renewed each year thereafter subject to the mutual agreement by both parties to all terms and fees. The fee for each annual renewal will be agreed upon separately.

The District has the option to terminate this agreement with or without cause by providing thirty (30) days written notice of termination to Grau & Associates. Upon any termination of this agreement, Grau & Associates shall be entitled to payment of all work and/or services rendered up until the effective termination of this agreement, subject to whatever claims or off-sets the District may have against Grau & Associates.

We will provide you with a copy of our most recent external peer review report and any letter of comment, and any subsequent peer review reports and letters of comment received during the period of the contract. Our 2022 peer review report accompanies this letter.

We appreciate the opportunity to be of service to Hammocks Community Development District and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Grau & Associates



Antonio J. Grau

RESPONSE:

Signed by:
This letter correctly sets forth the understanding of Hammocks Community Development District.

By: Francis E. Plantikow

A34C330EFE5D42E...

Title: President

Date: 11/4/2025



FICPA Peer Review Program
Administered in Florida
by The Florida Institute of CPAs



Peer Review
Program

AICPA Peer Review Program
Administered in Florida
by the Florida Institute of CPAs

March 17, 2023

Antonio Grau
Grau & Associates
951 Yamato Rd Ste 280
Boca Raton, FL 33431-1809

Dear Antonio Grau:

It is my pleasure to notify you that on March 16, 2023, the Florida Peer Review Committee accepted the report on the most recent System Review of your firm. The due date for your next review is December 31, 2025. This is the date by which all review documents should be completed and submitted to the administering entity.

As you know, the report had a peer review rating of pass. The Committee asked me to convey its congratulations to the firm.

Thank you for your cooperation.

Sincerely,

FICPA Peer Review Committee

Peer Review Team
FICPA Peer Review Committee

850.224.2727, x5957

cc: Daniel Hevia, Racquel McIntosh

Firm Number: 900004390114

Review Number: 594791



The Hammocks CDD Waterway Inspection Report

Reason for Inspection:

Inspection Date: 2025-11-04

Prepared for:

District Manager

Prepared by:

Kevin Wilt, Service Manager

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

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Site: 1

Comments:

Site looks good

Site looks good. No issues to report

Action Required:

Routine maintenance next visit

Target:



November 2025



November 2025

Site: 2

Comments:

Site looks good

Site is in good shape with no issues to report. It does have some shoreline erosion.

Action Required:

Routine maintenance next visit

Target:



November 2025



November 2025

Site: 3

Comments:

Site looks good

Normal shoreline growth observed today. Gulf Spike rush is bouncing back really well.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



November 2025



November 2025

Site: 4

Comments:

Site looks good

Site is free of algae and shoreline growth.

Action Required:

Routine maintenance next visit

Target:



November 2025



November 2025

Site: 5

Comments:

Site looks good

Site is in good shape very minor shoreline grasses. Free of algae.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



November 2025



November 2025

Site: 6

Comments:

Site looks good

Minor shoreline weed growth present. Site has some erosion starting.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



November 2025



November 2025

Site: 7

Comments:

Site looks good

Site is in good shape free of any shoreline growth.

Action Required:

Routine maintenance next visit

Target:



November 2025



November 2025

Site: 8

Comments:

Treatment in progress

Site still had a good amount of algae this month. Site was treated again aggressively during inspection.

Action Required:

Routine maintenance next visit

Target:

Surface algae



November 2025



November 2025

Site: 9

Comments:

Site looks good

Site is in good shape with no issues to report.

Action Required:

Routine maintenance next visit

Target:



November 2025



November 2025

Management Summary

This month site remained in good shape with exception of site 8 again . It had a pretty good algae bloom since last month that was treated aggressively during inspection again and should see some good results. All other sites are pretty much free on shoreline grass growth. We are starting to see the grass growth slow down as we enter the cooler months this should also help with algae. Sites have been pretty good with trash as well. We will continue to stay on top of any new growth and algae.

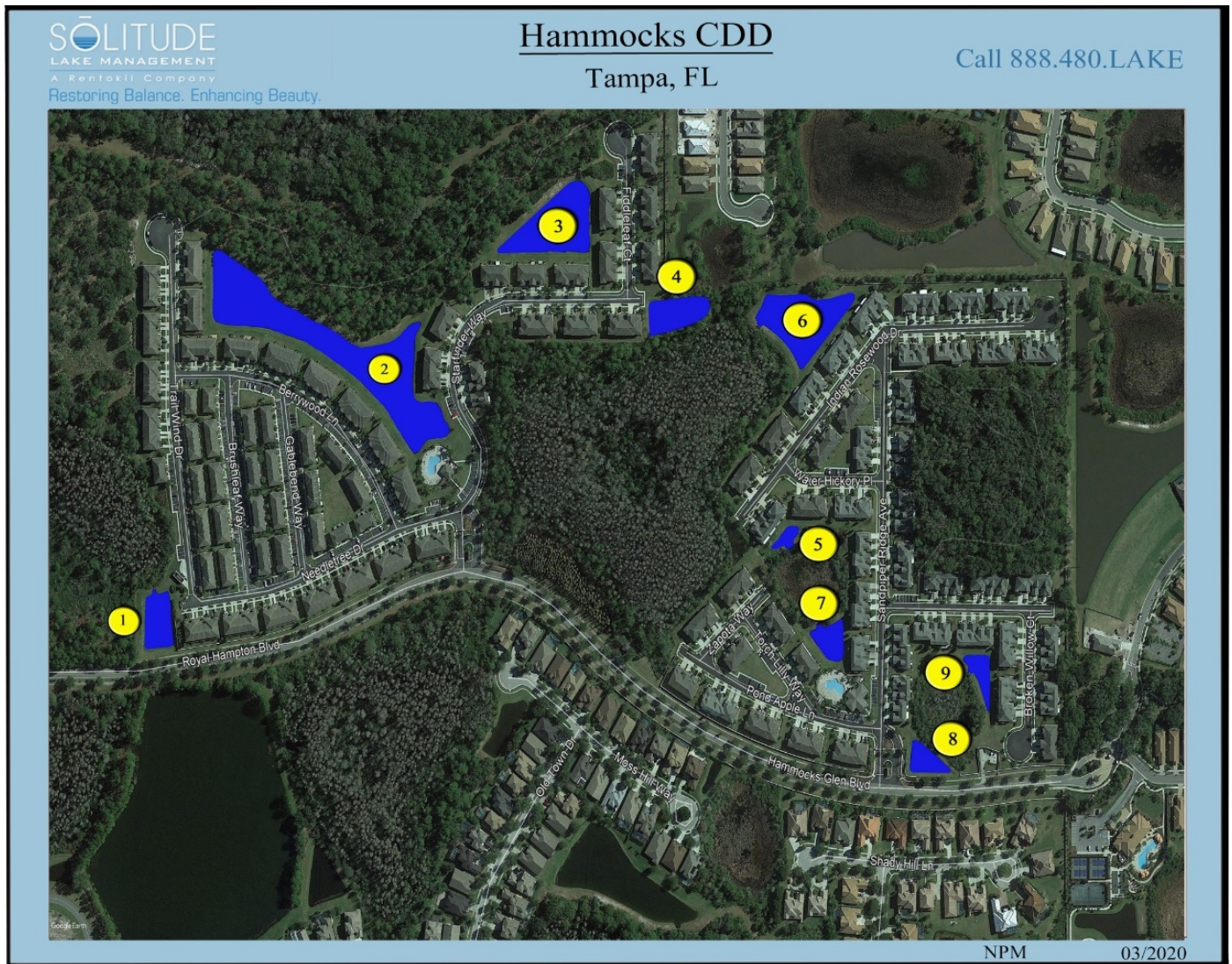
We did notice some shoreline erosion starting on sites 2 and 6. I can provide a estimate for repair if you would like. Please just let me know.

Blue dye is still be utilized and will minor rain is forecast it should hold well.

If there are any questions or concerns, please don't hesitate to reach out: Kyle.Wilson@solitudelake.com

Thanks for choosing Solitude Lake Management!

Site	Comments	Target	Action Required
1	Site looks good		Routine maintenance next visit
2	Site looks good		Routine maintenance next visit
3	Site looks good	Shoreline weeds	Routine maintenance next visit
4	Site looks good		Routine maintenance next visit
5	Site looks good	Shoreline weeds	Routine maintenance next visit
6	Site looks good	Shoreline weeds	Routine maintenance next visit
7	Site looks good		Routine maintenance next visit
8	Treatment in progress	Surface algae	Routine maintenance next visit
9	Site looks good		Routine maintenance next visit



RESOLUTION 2026-02

**A BUDGET AMENDMENT AMENDING THE HAMMOCKS
COMMUNITY DEVELOPMENT DISTRICT GENERAL FUND
BUDGET FOR FISCAL YEAR 2025**

WHEREAS, the Board of Supervisors, hereinafter referred to as the “Board”, of The Hammocks Community Development District, hereinafter referred to as “District”, adopted a General Fund Budget for Fiscal Year 2025, and

WHEREAS, the Board desires to *reallocate* funds budgeted to reappropriate General Funds approved during the Fiscal Year.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HAMMOCKS COMMUNITY DEVELOPMENT DISTRICT THE FOLLOWING:

1. The General Fund Budget is hereby amended in accordance with Exhibit “A” attached.
2. This resolution shall become effective on this 12th day of November 2025 and be reflected in the monthly and Fiscal Year End 9/30/2025 Financial Statements and Audit Report of the District.

**The Hammocks
Community Development District**

By: _____

Chairman

Attest:

By: _____
Wesley Elias, Secretary

Exhibit A: FY 2025 Budget Amendment

THE HAMMOCKS COMMUNITY DEVELOPMENT DISTRICT

Proposed Budget Amendment General Fund For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>					
Interest - Investments	\$ 30,000	\$ -	\$ 30,000	\$ 29,218	\$ (782)
Interest - Tax Collector	-	-	-	829	829
Special Assmnts- Tax Collector	213,200	-	213,200	213,199	(1)
Special Assmnts- Discounts	(8,528)	-	(8,528)	(7,874)	654
Other Miscellaneous Revenues	-	-	-	2,238	2,238
TOTAL REVENUES	234,672	-	234,672	237,610	2,938
<u>EXPENDITURES</u>					
<u>Administration</u>					
P/R-Board of Supervisors	12,000	-	12,000	11,200	800
FICA Taxes	918	-	918	933	(15)
ProfServ-Engineering	4,000	15,000	19,000	16,190	2,810
ProfServ-Legal Services	3,000	-	3,000	3,365	(365)
ProfServ-Mgmt Consulting	47,000	-	47,000	47,000	-
ProfServ-Trustee Fees	4,200	-	4,200	4,241	(41)
Auditing Services	5,600	-	5,600	5,800	(200)
Postage and Freight	275	-	275	34	241
Insurance - General Liability	7,591	-	7,591	7,861	(270)
Printing and Binding	100	-	100	-	100
Legal Advertising	3,500	-	3,500	1,181	2,319
Misc-Bank Charges	1,200	-	1,200	1,066	134
Misc-Assessment Collection Cost	4,594	-	4,594	4,107	487
Misc-Contingency	2,500	-	2,500	1,091	1,409
Misc-Web Hosting	3,000	-	3,000	1,619	1,381
Office Supplies	100	-	100	-	100
Annual District Filing Fee	175	-	175	175	-
Total Administration	99,753	15,000	114,753	105,863	8,890
<u>Field</u>					
Contracts-Landscape	71,500	-	71,500	73,630	(2,130)
Contracts-Lakes	5,418	-	5,418	5,418	-
R&M-Fence	2,000	-	2,000	410	1,590
R&M-Mulch	11,000	-	11,000	-	11,000
R&M-Playground	5,000	-	5,000	2,650	2,350
Misc-Contingency	40,000	120,000	160,000	153,717	6,283
Total Field	134,918	120,000	254,918	235,825	19,093
TOTAL EXPENDITURES	234,671	135,000	369,671	341,688	27,983
Excess (deficiency) of revenues Over (under) expenditures	1	(135,000)	(134,999)	(104,078)	30,921

THE HAMMOCKS COMMUNITY DEVELOPMENT DISTRICT

Proposed Budget Amendment General Fund For the Period Ending September 30, 2025

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
Net change in fund balance	1	(135,000)	(134,999)	(104,078)	30,921
FUND BALANCE, BEGINNING (OCT 1, 2024)	613,340	-	613,340	613,340	-
FUND BALANCE, ENDING	<u>\$ 613,341</u>	<u>\$ (135,000)</u>	<u>\$ 478,341</u>	<u>\$ 509,262</u>	<u>\$ 30,921</u>



ACCOUNT REP: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

QUOTE #: 100125-41147
DATE CREATED: 10-01-2025
Quote is valid for 30 days

PROJECT CONTACT

PROJECT CONTACT: David Wenck
COMPANY: Inframark
ADDRESS: 2005 Pan Am Cir. Suite 300
Tampa, FL 33607
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230



SHIP TO / SITE CONTACT

SHIPPING / SITE CONTACT: David Wenck
COMPANY: Inframark
SHIP TO ADDRESS: 1619 Gray Bark Dr
Oldsmar, FL 34677
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230

COMMENTS AND SPECIAL INSTRUCTIONS: Price quoted for materials, installation and delivery only. Price excludes sitework, concrete, underground line location, permits, liftgates, & impact fees unless specifically noted below. Customer is responsible for any taxes that may apply. If order is cancelled a 25% restocking fee may be assessed

QTY	PRODUCT	PRICE	DISCOUNT	TOTAL
1	5 Station Fitness Group SKU: PGBFT-1601 Age: 13+, Child Capacity: 5, Play Activities: 5,	\$ 6,919		\$ 6,919
1	Additional Discount SKU: DISCOUNT FREE FREIGHT		\$ 1,755	\$ -1,755
	Professional Installation SKU: INSTALL	\$ 5,385		\$ 5,385
	Customer Installation Note Installation of fitness equipment along walking trail approx. 2000 sqft Fitness gear will be installed approx. every 400 feet down the trail for its entirety. Installation will be over grass and dirt with no safety surfacing included. Dumpster provided by customer for PGB use.			
	Shipping And Freight Charges SKU: SHIPPING Delivery of products to supplied shipping address	\$ 1,755		\$ 1,755

I APPROVE THIS PROJECT. Let's do this!

Approval of this proposal may be executed by signing below and emailing back to the contact information listed below. Unless prior arrangements are approved, payment is due upon ordering.

Account Rep: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

Authorized Purchaser:
Date:

Subtotal \$ 12,304
Tax \$ 0

\$ 12,304

Have questions about this quote?





ACCOUNT REP: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

QUOTE #: 100125-41148
DATE CREATED: 10-01-2025
Quote is valid for 30 days

PROJECT CONTACT

PROJECT CONTACT: David Wenck
COMPANY: Inframark
ADDRESS: 2005 Pan Am Cir. Suite 300
Tampa, FL 33607
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230



SHIP TO / SITE CONTACT

SHIPPING / SITE CONTACT: David Wenck
COMPANY: Inframark
SHIP TO ADDRESS: 1619 Gray Bark Dr
Oldsmar, FL 34677
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230

COMMENTS AND SPECIAL INSTRUCTIONS: Price quoted for materials, installation and delivery only. Price excludes sitework, concrete, underground line location, permits, liftgates, & impact fees unless specifically noted below. Customer is responsible for any taxes that may apply. If order is cancelled a 25% restocking fee may be assessed

QTY	PRODUCT	PRICE	DISCOUNT	TOTAL
1	7 Station Fitness Group SKU: PGBFT-1602 Age: 13+, Child Capacity: 7, Play Activities: 7,	\$ 9,127		\$ 9,127
1	Additional Discount SKU: DISCOUNT FREE FREIGHT		\$ 1,755	\$ -1,755
	Professional Installation SKU: INSTALL	\$ 5,385		\$ 5,385
	Customer Installation Note Installation of fitness equipment along walking trail approx. 2000 sqft Fitness gear will be installed approx. every 285 feet down the trail for its entirety. Installation will be over grass and dirt with no safety surfacing included. Dumpster provided by customer for PGB use.			
	Shipping And Freight Charges SKU: SHIPPING Delivery of products to supplied shipping address	\$ 1,755		\$ 1,755

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Account Rep: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

Authorized Purchaser:
Date:

Subtotal \$ 14,512
Tax \$ 0

\$ 14,512

Have questions about this quote?





ACCOUNT REP: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

QUOTE #: 100125-41149
DATE CREATED: 10-01-2025
Quote is valid for 30 days

PROJECT CONTACT

PROJECT CONTACT: David Wenck
COMPANY: Inframark
ADDRESS: 2005 Pan Am Cir. Suite 300
Tampa, FL 33607
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230



SHIP TO / SITE CONTACT

SHIPPING / SITE CONTACT: David Wenck
COMPANY: Inframark
SHIP TO ADDRESS: 1619 Gray Bark Dr
Oldsmar, FL 34677
EMAIL: dwenck@inframark.com
PHONE: 813-608-8230

COMMENTS AND SPECIAL INSTRUCTIONS: Price quoted for materials, installation and delivery only. Price excludes sitework, concrete, underground line location, permits, liftgates, & impact fees unless specifically noted below. Customer is responsible for any taxes that may apply. If order is cancelled a 25% restocking fee may be assessed

QTY	PRODUCT	PRICE	DISCOUNT	TOTAL
1	9 Station Fitness Group SKU: PGBFT-1603 Age: 13+, Child Capacity: 9, Play Activities: 9,	\$ 12,709		\$ 12,709
1	Additional Discount SKU: DISCOUNT FREE FREIGHT		\$ 1,755	\$ -1,755
	Professional Installation SKU: INSTALL	\$ 5,385		\$ 5,385
	Customer Installation Note Installation of fitness equipment along walking trail approx. 2000 sqft Fitness gear will be installed approx. every 222 feet down the trail for its entirety. Installation will be over grass and dirt with no safety surfacing included. Dumpster provided by customer for PGB use.			
	Shipping And Freight Charges SKU: SHIPPING Delivery of products to supplied shipping address	\$ 1,755		\$ 1,755

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Account Rep: James Bradshaw
james@playgroundboss.com
1-800-878-0320 ext. 107

Authorized Purchaser:
Date:

Subtotal \$ 18,094
Tax \$ 0

\$ 18,094

Have questions about this quote?

