

Oakstead Community Development District

September 17, 2026

Agenda Package

2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33706

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

Oakstead Community Development District

Board of Supervisors

Fred Krauer, Chairman
Barbara Feldman, Vice Chairperson
Dennis Priebe, Assistant Secretary
Joe Cascio, Assistant Secretary

District Staff

Mark Vega, District Manager
Kathryn "KC" Hopkinson, District Counsel
Stephen Brletic, District Engineer
Luis Diaz, Field Manager
Lynn Tempura, Park & Clubhouse Director
Jason Liggett, Field Inspection Director
Sandra MacGregor, District Accountant
Diana Kapatsyna, District Admin

Regular Meeting Agenda

Thursday, September 17, 2026, at 12:00 p.m.

The Regular Meeting of the **Oakstead Community Development District** will be held **on September 17, at 12:00 p.m. at the Oakstead Clubhouse, 3038 Oakstead Boulevard, Land O' Lakes, FL 34638**. 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:

Zoom Call information:

Meeting ID: 958 231 2252

Passcode: 129733

Phone: # 305-224-1968

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. PRESENTATION BY VENDORS

- A. Presentation from Decorating Elves
- B. Presentation from David M. Bechtel

4. CONSENT AGENDA

- A. Consideration of Minutes from the Meeting held August 26, 2026
- B. Acceptance of July 2026 Financial Statements
- C. Acceptance of July 2026 Check Register
- D. Acceptance of July 2026 Expenditures
- E. Acceptance of Financial Snapshot

5. BUSINEES ITEMS

6. STAFF REPORTS

- A. District Counsel
 - i. Discussion of Policies at Workshop October 13, 2026 at 10:00 a.m.
- B. District Engineer
 - i. Discussion of BDI District Engineer CDD Labor Rates

C. District Manager

- i.** Discussion of Structural Engineering Proposals for 4 Bridge/Boardwalk
- ii.** LR Structural
- iii.** Agenor & Campbell Structural Engineers, LLC (BDI Partner)
- iv.** Discussion of (4) Non-Structural Bridge Restoration Proposals
- v.** Discussion of Joint HOA and CDD Meeting on October 27, 2026 at 6:30 p.m.
- vi.** Discussion about Sidewalk Repair Status
- vii.** Discussion of Initial Right of Way Report Scheduled for October 27, 2026 at 6:30 p.m.
- viii.** Review of FY 2027 Annual Meeting Schedule
- ix.** Onsite Manager

7. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

8. ADJOURNMENT

**MINUTES OF MEETING
OAKSTEAD
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Oakstead Community Development District was held Tuesday, August 26, 2026, at 6:30 p.m. at the Oakstead Clubhouse, located at 3038 Oakstead Boulevard, Land O'Lakes, Florida 34638.

Present and constituting a quorum were:

Fred Krauer	Chairman
Barbara Feldman	Vice Chair <i>(via Zoom)</i>
Dennis Priebe	Assistant Secretary
Joe Cascio	Assistant Secretary

Also either in person or via Zoom Communications were:

Mark Vega	District Manager, Inframark
Lynn Tempura	Onsite Manager
Luis Diaz	Field Manager

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

Mr. Vega called the meeting to order and conducted roll call. A quorum was established.

SECOND ORDER OF BUSINESS

Public Comments

Residents provided comments regarding an adjoining landowner who had removed trees from CDD property.

THIRD ORDER OF BUSINESS

Consent Agenda

A. Consideration of Minutes from the Meeting held on July 16, 2026

B. Acceptance of June 2026 Financials Statements

C. Acceptance of June 2026 Check Register

D. Acceptance of June 2026 Expenditures

E. Acceptance of Financial Snapshot

F. Acceptance of Cash Flow Analysis

On MOTION by Mr. Cascio seconded by Mr. Krauer, with all in favor, motion to approve the Consent Agenda as presented carried.

FOURTH ORDER OF BUSINESS

BUSINESS ITEMS

A. Public Hearing on the Fiscal Year 2026-2027 Final Budget and Levying the O&M Assessment

On MOTION by Ms. Feldman, second by Mr. Priebe, the Board approved the open Public Hearing at 6:40 p.m. 4-0

On MOTION by Mr. Cascio, second by Ms. Feldman, the Board approved the close Public Hearing at 7:36 p.m. 4-0

i. Consideration of Resolution 2026-15; Adopting Final Budget for FY 2027

On MOTION by Mr. Cascio, seconded by Mr. Krauer, with all in favor, motion to approve of the Resolution 2026-15 was approved as presented. 4-0

ii. Consideration of Resolution 2026-16; Levying O&M Assessments

On MOTION by Mr. Priebe, seconded by Mr. Krauer, with all in favor, motion to approve of the Resolution 2026-16 was approved as presented. 4-0

FIFTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

i. Public Hearing for Policy for Non-Resident Users

On MOTION by Mr. Krauer, second by Ms. Feldman, the Board approved the open Public Hearing at 7:38 p.m. 4-0

On MOTION by Mr. Cascio, second by Ms. Feldman, the Board approved the close Public Hearing at 7:42 p.m. 4-0

a. Consideration of Resolution 2026-18; Adopting Policy for Non-Resident Users

On MOTION by Mr. Priebe, seconded by Mr. Krauer, with all in favor, motion to approve of the Resolution 2026-18 was approved as presented. 4-0

b. Consideration of Resolution 2026-17; Fee Schedule and Policy for District Renters' Access to District Recreational Facilities

On MOTION by Mr. Priebe, seconded by Mr. Cascio, with all in favor, motion to approve of the Resolution 2026-17 was approved as presented. 4-0

ii. Discussion of Policies

Table until September.

iii. Consideration of Resolution 2026-19; Setting FY 2027 Annual Meeting Schedule

On MOTION by Mr. Priebe, seconded by Mr. Krauer, with all in favor, motion to approve of the Resolution 2026-19 was approved as amended. 4-0

B. District Engineer

i. Discussion of Right-Of-Way Survey to occur after September 17th meeting.

Preliminary numbers came in considerably lower than estimated by the engineer.

Project total is estimated at \$1 Million.

C. District Manager

i. Ratification of Insituform Clean out of Storm Drain Box and Pipe at 4343

Marchmont Proposal

On MOTION by Mr. Cascio, seconded by Mr. Krauer, with all in favor, motion to approve of the Insituform Clean out of Storm Drain Box and Pipe at 4343 Marchmont Proposal was ratified as presented. 4-0

ii. Review of second Proposal to Clean out of Storm Drain Box and Pipe at 4343

Marchmont Proposal

The Board reviewed it.

iii. Ratification of 25ft x 4ft of Sidewalk Replacement Est. #413 \$2,524.00 at 19726

Bellehurst (Completed 8/11/26)

On MOTION by Mr. Cascio, seconded by Mr. Krauer, with all in favor, motion to approve of the Sidewalk Replacement Est.#413 \$2,524.00 at 19726 Bellehurst Proposal was ratified as presented.

iv. Discussion of CDD Services Paid in Cash vs Credit Card and Check (Reason for

discussion an unknown resident has used a counterfeit \$100.00 bill at the clubhouse)

The Board discussed payment methods for CDD services. The Board agreed to accept cash payments in denominations of \$20.

v. Reminder September 1 workshop was cancelled

D. Onsite Manager

i. Consideration of Audit Engagement Letter

On MOTION by Mr. Krauer, seconded by Mr. Cascio, with all in favor, motion to approve of the Audit Engagement Letter was approved as presented. 4-0

ii. Consideration of Community Lighting Proposal

Discussion ensued regarding the Community Lighting Proposal. Ms. Tempera updated the Board on the pond erosion issue.

1. Blue Wave Lighting

2. David M. Bechtel

Mr. Vega asked questions regarding the proposal. Ms. Tempera will follow up with David Bechtel regarding the questions raised.

SIXTH ORDER OF BUSINESS

Supervisors' Requests and Comments

Mr. Priebe reviewed the Frontier agreement.

Mr. Cascio updated the Board on an electric scooter case in Oakstead.

Ms. Feldman and Mr. Krauer had no comments.

SEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Feldman seconded by Mr. Krauer, with all in favor, the meeting was adjourned 9:07 p.m. 4-0

Chairman/Secretary

***Oakstead
Community
Development
District***

Financial Report

July 31, 2026

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

OAKSTEAD

Community Development District

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OAKSTEAD
Community Development District

Financial Statements

(Unaudited)

July 31, 2026

Balance Sheet

July 31, 2026

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2016 A-1 DEBT SERVICE FUND	SERIES 2017 A-2 DEBT SERVICES FUND	TOTAL
ASSETS				
Cash - Checking Account	\$ 332,796	\$ -	\$ -	\$ 332,796
Cash On Hand/Petty Cash	250	-	-	250
Investments:				
Money Market Account	745,665	-	-	745,665
Interest Account A	-	4	-	4
Interest Fund (A-2)	-	-	4	4
Reserve Fund (A-2)	-	-	139,117	139,117
Reserve Fund A	-	159,578	-	159,578
Revenue Fund (A-2)	-	-	127,122	127,122
Revenue Fund A	-	150,999	-	150,999
Sinking Fund (A-2)	-	-	28	28
Sinking Fund A	-	34	-	34
Prepaid Items	8,268	-	-	8,268
Deposits	13,420	-	-	13,420
TOTAL ASSETS	\$ 1,100,399	\$ 310,615	\$ 266,271	\$ 1,677,285
LIABILITIES				
Accounts Payable	\$ 76,976	\$ -	\$ -	\$ 76,976
Accrued Expenses	9,070	-	-	9,070
TOTAL LIABILITIES	86,046	-	-	86,046
FUND BALANCES				
Nonspendable:				
Prepaid Items	8,268	-	-	8,268
Deposits	13,420	-	-	13,420
Restricted for:				
Debt Service	-	310,615	266,271	576,886
Assigned to:				
Operating Reserves	279,928	-	-	279,928
Reserves - Clubhouse	20,742	-	-	20,742
Reserves - Gate	10,000	-	-	10,000
Reserves - Landscape	50,000	-	-	50,000
Reserves - Ponds	27,985	-	-	27,985
Reserves - Tree Removal & Replacement	32,425	-	-	32,425
Reserves - Roadways	106,929	-	-	106,929
Reserves - Sidewalks	38,728	-	-	38,728
Reserves - Wall	49,251	-	-	49,251
Unassigned:	376,677	-	-	376,677
TOTAL FUND BALANCES	\$ 1,014,353	\$ 310,615	\$ 266,271	\$ 1,591,239
TOTAL LIABILITIES & FUND BALANCES	\$ 1,100,399	\$ 310,615	\$ 266,271	\$ 1,677,285

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 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	\$ 20,000	\$ 16,667	\$ 23,910	\$ 7,243	119.55%
Room Rentals	6,000	5,000	2,938	(2,062)	48.97%
Special Events	1,000	833	2,328	1,495	232.80%
Other Charges For Services	2,500	2,082	370	(1,712)	14.80%
Special Assmnts- Tax Collector	1,162,983	1,162,983	1,162,962	(21)	100.00%
Special Assmnts- Discounts	(46,519)	(46,519)	(44,194)	2,325	95.00%
Other Miscellaneous Revenues	500	500	-	(500)	0.00%
Non-Resident Members	-	-	6,800	6,800	0.00%
Gate Bar Code/Remotes	4,000	3,333	3,105	(228)	77.63%
TOTAL REVENUES	1,150,464	1,144,879	1,158,219	13,340	100.67%
EXPENDITURES					
Administration					
P/R-Board of Supervisors	24,000	20,000	18,200	1,800	75.83%
FICA Taxes	1,836	1,530	1,071	459	58.33%
ProfServ-Arbitrage Rebate	1,200	1,200	1,200	-	100.00%
ProfServ-Engineering	17,000	14,167	14,018	149	82.46%
ProfServ-Legal Services	10,000	8,333	13,457	(5,124)	134.57%
ProfServ-Mgmt Consulting	60,586	50,488	50,488	-	83.33%
ProfServ-Property Appraiser	150	150	150	-	100.00%
ProfServ-Special Assessment	12,000	12,000	12,000	-	100.00%
ProfServ-Trustee Fees	5,000	5,000	5,000	-	100.00%
ProfServ-Web Site Development	1,553	1,553	1,553	-	100.00%
Auditing Services	7,200	7,200	7,300	(100)	101.39%
Postage and Freight	1,200	1,000	628	372	52.33%
Insurance - General Liability	16,101	13,418	17,733	(4,315)	110.14%
Printing and Binding	800	667	-	667	0.00%
Legal Advertising	1,347	1,222	479	743	35.56%
Misc-Bank Charges	849	708	2,717	(2,009)	320.02%
Misc-Assessment Collection Cost	23,260	23,260	22,383	877	96.23%
Misc-Credit Card Fees	600	500	1,870	(1,370)	311.67%
Office Supplies	100	100	83	17	83.00%
Annual District Filing Fee	175	175	175	-	100.00%
Reserve - Sidewalks	-	-	109,500	(109,500)	0.00%
Total Administration	184,957	162,671	280,005	(117,334)	151.39%
Field					
Contracts-Landscape	259,410	216,175	208,450	7,725	80.36%
Contracts-Landscape Consultant	19,440	16,200	16,200	-	83.33%
Contracts-Mulch	31,900	31,900	31,900	-	100.00%
Contracts-Lakes	30,348	25,290	24,500	790	80.73%
Contracts-Florida Hwy Patrol	29,808	24,840	27,480	(2,640)	92.19%
Contracts-Annals	25,200	25,200	38,138	(12,938)	151.34%
Contracts-Gate Wi-Fi	6,000	5,000	5,997	(997)	99.95%
Contracts-Gate CCTV	8,580	8,580	3,373	5,207	39.31%
Contracts-Gate Cloud Lift Master	4,572	3,810	2,960	850	64.74%
Electricity - Streetlights	99,000	82,500	72,761	9,739	73.50%
Utility - Reclaimed Water	22,921	19,101	16,485	2,616	71.92%
Insurance - Property	-	-	56,100	(56,100)	0.00%
R&M-Electrical	1,500	1,500	731	769	48.73%
R&M-Gate	10,000	8,333	21,472	(13,139)	214.72%

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 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-Other Landscape	10,000	8,333	19,968	(11,635)	199.68%
R&M-Irrigation	22,000	18,333	25,812	(7,479)	117.33%
R&M-Other Field	13,813	11,511	21,116	(9,605)	152.87%
R&M-Sidewalks	10,000	8,333	3,274	5,059	32.74%
R&M-Trees and Trimming	16,000	16,000	3,960	12,040	24.75%
R&M-Roads	2,500	2,083	-	2,083	0.00%
R&M-Pressure Washing	6,000	5,000	-	5,000	0.00%
R&M-Landscape Lighting	2,000	1,667	5,433	(3,766)	271.65%
Misc-Holiday Lighting	8,500	8,500	9,779	(1,279)	115.05%
Misc-Property Taxes	3,200	3,200	3,128	72	97.75%
Misc-Contingency	36,985	36,985	11,495	25,490	31.08%
Reserve - Landscaping	3,400	3,400	-	3,400	0.00%
Reserve - Ponds	-	-	51,400	(51,400)	0.00%
Total Field	683,077	591,774	681,912	(90,138)	99.83%
<u>Parks and Recreation</u>					
Payroll-Salaries	68,264	56,887	49,652	7,235	72.74%
Payroll-Hourly	72,952	60,793	79,380	(18,587)	108.81%
FICA Taxes	10,803	9,003	9,840	(837)	91.09%
Workers' Compensation	4,500	4,500	1,500	3,000	33.33%
Contracts-Security Services	480	400	650	(250)	135.42%
Contracts-Pools	17,820	14,850	39,400	(24,550)	221.10%
Contracts-Computer Support	3,000	2,500	5,267	(2,767)	175.57%
Contracts-Pest Control	3,060	2,550	2,575	(25)	84.15%
Communication - Telephone	3,420	2,850	2,264	586	66.20%
Utility - Gas	528	440	686	(246)	129.92%
Utility - Refuse Removal	2,760	2,300	2,909	(609)	105.40%
Utility - Water & Sewer	7,000	5,833	8,667	(2,834)	123.81%
R&M-Clubhouse	30,000	26,667	19,186	7,481	63.95%
R&M-Pools	9,000	7,500	19,010	(11,510)	211.22%
Miscellaneous Services	280	233	4,720	(4,487)	1685.71%
Misc-Public Relations	10,000	8,667	7,789	878	77.89%
Solid Waste Disposal Assessm.	1,920	1,920	2,143	(223)	111.61%
Newsletter Printing/Supplies	17,826	14,855	13,369	1,486	75.00%
Office Supplies	1,900	1,583	2,759	(1,176)	145.21%
Cleaning Supplies	1,700	1,417	2,034	(617)	119.65%
Op Supplies - Clubhouse	1,700	1,417	3,720	(2,303)	218.82%
Op Supplies - Pool Chemicals	7,000	5,833	27	5,806	0.39%
Reserve - Clubhouse	6,525	6,525	28,671	(22,146)	439.40%
Total Parks and Recreation	282,438	239,523	306,218	(66,695)	108.42%
TOTAL EXPENDITURES	1,150,472	993,968	1,268,135	(274,167)	110.23%
Excess (deficiency) of revenues					
Over (under) expenditures	(8)	150,911	(109,916)	(260,827)	1373950.00%
<u>OTHER FINANCING SOURCES (USES)</u>					
Contribution to (Use of) Fund Balance	(8)	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	(8)	-	-	-	0.00%
Net change in fund balance	\$ (8)	\$ 150,911	\$ (109,916)	\$ (260,827)	1373950.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)	1,124,269	1,124,269	1,124,269		
FUND BALANCE, ENDING	\$ 1,124,261	\$ 1,275,180	\$ 1,014,353		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 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	\$ -	\$ -	\$ 13,015	\$ 13,015	0.00%
Special Assmnts- Tax Collector	451,062	451,062	451,055	(7)	100.00%
Special Assmnts- Discounts	(18,042)	(18,042)	(17,141)	901	95.01%
TOTAL REVENUES	433,020	433,020	446,929	13,909	103.21%
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	9,021	9,021	8,680	341	96.22%
Total Administration	9,021	9,021	8,680	341	96.22%
Debt Service					
Principal Debt Retirement A-1	345,000	345,000	345,000	-	100.00%
Interest Expense Series A-1	80,673	80,673	80,673	-	100.00%
Total Debt Service	425,673	425,673	425,673	-	100.00%
TOTAL EXPENDITURES	434,694	434,694	434,353	341	99.92%
Excess (deficiency) of revenues Over (under) expenditures	(1,674)	(1,674)	12,576	14,250	-751.25%
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	(1,674)	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	(1,674)	-	-	-	0.00%
Net change in fund balance	\$ (1,674)	\$ (1,674)	\$ 12,576	\$ 14,250	-751.25%
FUND BALANCE, BEGINNING (OCT 1, 2025)	298,039	298,039	298,039		
FUND BALANCE, ENDING	\$ 296,365	\$ 296,365	\$ 310,615		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending July 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	\$ -	\$ -	\$ 11,126	\$ 11,126	0.00%
Special Assmnts- Tax Collector	389,884	389,884	389,878	(6)	100.00%
Special Assmnts- Discounts	(15,595)	(15,595)	(14,816)	779	95.00%
TOTAL REVENUES	374,289	374,289	386,188	11,899	103.18%
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	7,798	7,798	7,503	295	96.22%
Total Administration	7,798	7,798	7,503	295	96.22%
Debt Service					
Principal Debt Retirement A-2	290,000	290,000	290,000	-	100.00%
Interest Expense Series A-2	78,843	78,843	78,843	-	100.00%
Total Debt Service	368,843	368,843	368,843	-	100.00%
TOTAL EXPENDITURES	376,641	376,641	376,346	295	99.92%
Excess (deficiency) of revenues Over (under) expenditures	(2,352)	(2,352)	9,842	12,194	-418.45%
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	(2,352)	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	(2,352)	-	-	-	0.00%
Net change in fund balance	\$ (2,352)	\$ (2,352)	\$ 9,842	\$ 12,194	-418.45%
FUND BALANCE, BEGINNING (OCT 1, 2025)	256,429	256,429	256,429		
FUND BALANCE, ENDING	\$ 254,077	\$ 254,077	\$ 266,271		

OAKSTEAD
Community Development District

Supporting Schedules

June 30, 2026

OAKSTEAD

Community Development District

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

					ALLOCATION BY FUND		
Date Rcvd	Net Amt Rcvd	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	General Fund	Ser 2016A1 Debt Service Fund	Ser 2017A2 Debt Service Fund
25-26 Assmnts				\$2,003,926	\$1,162,980	\$451,062	\$389,884
Allocation %				100%	58%	23%	19%
11/06/25	\$ 33,077	\$ 1,735	\$ 675	\$ 35,487	\$ 20,595	\$ 7,988	\$ 6,904
11/14/25	140,861	5,989	2,875	149,725	86,893	33,701	29,131
11/20/25	92,200	3,920	1,882	98,002	56,875	22,059	19,067
11/26/25	47,834	2,034	976	50,844	29,508	11,445	9,892
12/05/25	1,262,770	53,665	25,771	1,342,206	778,950	302,116	261,140
12/11/25	136,901	5,794	2,794	145,488	84,434	32,748	28,306
12/18/25	22,624	783	462	23,869	13,852	5,373	4,644
01/09/26	37,758	1,192	771	39,720	23,052	8,941	7,728
02/12/26	41,055	855	838	42,747	24,809	9,622	8,317
03/12/26	17,333	166	354	17,852	10,361	4,018	3,473
04/09/26	37,741	17	770	38,528	22,360	8,672	7,496
05/12/26	1,600	-	33	1,633	948	368	318
05/12/26	920	-	19	939	545	211	183
06/05/26	3,663	-	75	3,738	2,169	841	727
06/15/26	12,846	-	270	13,116	7,612	2,952	2,552
	-	-	-	-	-	-	-
TOTAL	\$ 1,889,182	\$ 76,150	\$ 38,563	\$ 2,003,895	\$ 1,162,962	\$ 451,055	\$ 389,878
% Collected				100%	100%	100%	100%
TOTAL O/S					\$ 30	\$ 18	\$ 7
						\$ 6	

OAKSTEAD

Community Development District

Assigned Reserves Report July-26

		Current Balance	Goal
GL #283010	Operating Reserves - FY2025	\$279,928	n/a
GL #283185	Reserves - Clubhouse	\$20,742	\$90,000
GL #283410	Reserves-Gates	\$10,000	\$10,000
GL #283515	Reserves-Landscape	\$50,000	\$30,000
GL #283685	Reserves - Ponds	\$27,985	\$90,000
GL #283719	Reserves-Tree Removal & Replacement	\$32,425	\$25,000
GL #283760	Reserves-Roadways	\$106,929	\$2,030,000
GL #283790	Reserves-Sidewalks	\$38,728	\$25,000
GL #283880	Reserves-Wall	\$49,251	\$50,000
Total Assigned Reserves		\$615,988	\$2,350,000

Cash and Investment Report
July 31, 2026

General Fund

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Checking Account - Clubhouse	TRUIST Bank	Public Funds NOW	n/a	1.75%	\$ 11,159
Checking Account - Operating	Hancock Whitney Bank	Checking Account-1859	n/a	0.00%	321,637
		subtotal			<u>\$ 332,796</u>
Petty Cash	n/a	n/a	n/a	0.00%	250
Public Funds MMA	Bank United	Money Market Acct #0682	n/a	3.40%	745,665
		Subtotal-GF			<u>\$ 1,078,711</u>

Debt Service Funds

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Ser 2016 A-1 Interest Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	\$ 4
Ser 2016 A-1 Reserve Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	159,578
Ser 2016 A-1 Revenue Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	150,999
Ser 2016 A-1 Sinking Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	34
		Subtotal-DS 204			<u>\$ 310,615</u>
Ser 2017 A-2 Interest Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	\$ 4
Ser 2017 A-2 Reserve Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	139,117
Ser 2017 A-2 Revenue Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	127,122
Ser 2017 A-2 Sinking Fund	Hancock Whitney Bank	Goldman Sachs Govt Fund	n/a	3.48%	28
		Subtotal-DS 205			<u>\$ 266,271</u>
		Total All Funds			<u><u>\$ 1,655,597</u></u>

Bank Account Statement

Oakstead CDD

Bank Account No. 5221
Statement No. 07-26

Statement Date 07/31/2026

G/L Account No. 101000 Balance	11,159.35	Statement Balance	11,159.35
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	11,159.35	Subtotal	11,159.35
Negative Adjustments	0.00	Outstanding Checks	0.00
Ending G/L Balance	11,159.35	Ending Balance	11,159.35

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

Bank Account Statement

Oakstead CDD

Thursday, August 6, 2026

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SMACGREGOR 1

Bank Account No. 1859

Statement No. 07-26

Statement Date

07/31/2026

G/L Account No. 101004 Balance	321,636.94	Statement Balance	325,417.71
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	321,636.94	Subtotal	325,417.71
Negative Adjustments	0.00	Outstanding Checks	-3,780.77
Ending G/L Balance	321,636.94	Ending Balance	321,636.94

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Checks							
02/02/2026	Payment	14033	FLORIDA FLAG AND PENNANT	Check for Vendor V00015			-243.77
06/12/2026	Payment	14231	FASTSIGNS	Payment of Invoice 020827			-572.50
07/14/2026	Payment	14262	CLEARVUE ENVIROMENTAL LLC	Check for Vendor V00494			-2,450.00
07/24/2026	Payment	14274	CLEAN SWEEP SUPPLY CO., INC.	Check for Vendor V00006			-62.50
07/24/2026	Payment	14275	DAVID M. BECHTEL	Payment of Invoice 020944			-399.00
07/28/2026	Payment	14276	COMPLETE I.T.	Check for Vendor V00481			-53.00
Total Outstanding Checks							-3,780.77

Outstanding Deposits

Total Outstanding Deposits

Oakstead CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
Miscellaneous						
BIG DOG LEO SERVICES, LLC	7/1/2026	JS-070126	\$150.00			7/1/26 TRAFFIC ENFORCEMENT AND SECURITY PATROL
BRLETIC DVORAK, INC.	6/30/2026	2522	\$2,670.00			Engineering Services thru June 2026
CHARTER COMMUNICATIONS - ACH	6/21/2026	0030738062126-ACH	\$815.35			GATE WIFI ACCT 25497
CLEAN SWEEP SUPPLY CO., INC.	7/14/2026	16819	\$62.50			CLEANING SUPPLIES
CLEARVUE ENVIROMENTAL LLC	7/1/2026	1275	\$2,450.00			JUL 26 AQUATIC SERVICES
COMPLETE I.T.	7/1/2026	F98A9F41-0025	\$209.54			JUL 26 VOIP SEATS, PHONE, PHONE RENTALS
COMPLETE I.T.	7/1/2026	20579	\$484.50			JUL 26 EAGLE EYE CAMERA 30 DAY CLOUD
COMPLETE I.T.	7/1/2026	20578	\$65.00			JUL 26 MONITORED BURGLAR ALARM SYSTEM
COMPLETE I.T.	7/1/2026	20580	\$510.00			Liftmaster Community App
COMPLETE I.T.	7/6/2026	20645	\$1,401.13			Internet Issue Ballstone, Brenford, Strathmore, Weymouth
COMPLETE I.T.	7/1/2026	20562	\$192.95			JUL 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365
COMPLETE I.T.	7/1/2026	20563	\$165.00			JUL 26 GOOGLE EMAIL (10) WITH VAULT
COMPLETE I.T.	7/1/2026	20617	\$18.00			Brivo Access
COMPLETE I.T.	7/1/2026	20617	\$35.00	\$53.00		Support
COMPLETE I.T.	6/1/2026	20293	\$18.00			Brivo Access
COMPLETE I.T.	6/1/2026	20293	\$35.00	\$53.00	\$3,134.12	Brivo Access
COOPER POOLS, INC.	6/30/2026	905	\$1,485.00			Main Drain Recertification x 3
COOPER POOLS, INC.	6/30/2026	906	\$495.00			Main Drain Recertification
COOPER POOLS, INC.	7/1/2026	2026-1593	\$3,940.00		\$5,920.00	JUL 26 POOL MAINT
CULLIGAN GULF COAST WATER CONDITIONING, INC	7/1/2026	1005466	\$7.00			COOLER RENTAL
DAVID M. BECHTEL	6/30/2026	062605	\$550.00			Service All Community Landscape Lighting
DAVID M. BECHTEL	7/14/2026	070526	\$399.00		\$949.00	Universal 600-watt 12-22 Volt Tap
FIT REV	7/14/2026	39430	\$175.00			Need Precor Left Crank & StarTrac Shrouds
HIMES ELECTRICAL SERVICE, INC.	7/14/2026	25591	\$397.74			Pool Circuit Breaker & Underground Splice
INFRAMARK LLC	7/6/2026	183693	\$5,048.83			JULY 26 MGMT FEES
INFRAMARK LLC	7/6/2026	183693	\$8.33	\$5,057.16	\$5,057.16	JULY 26 MGMT FEES
JUNIPER LANDSCAPING OF FLORIDA LLC	6/30/2026	406334	\$92.36			IRRIGATION REPAIRS JUNE ENTRANCE
JUNIPER LANDSCAPING OF FLORIDA LLC	7/1/2026	405057	\$20,844.97		\$20,937.33	JUL 26 Landscape Maintenance

Oakstead CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
LOWE'S COMPANIES	7/2/2026	070226-0316	\$271.03			R&M OTHER FIELD
LOWE'S COMPANIES	7/2/2026	070226-0316	\$145.22	\$416.25	\$416.25	546015-57201 \$145.22
PASCO COUNTY UTILITIES SERVICE - ACH	7/2/2026	070226-9650-ACH	\$1,089.20			SVC PRD 5/15-6/16/26
PASCO COUNTY UTILITIES SERVICE - ACH	7/2/2026	070226-0575-ACH	\$817.09			SVC PRD 5/15-6/16/26
PASCO COUNTY UTILITIES SERVICE - ACH	7/2/2026	070226-0555-ACH	\$458.54			SVC PRD 5/15-6/16/26
PASCO COUNTY UTILITIES SERVICE - ACH	7/2/2026	24742854	\$29.29			SVC PRD 5/15-6/16/26
PASCO COUNTY UTILITIES SERVICE - ACH	7/2/2026	070226-0550-ACH	\$382.79		\$2,776.91	SVC PRD 5/15-6/16/26
PHOENIX SERVICE SYSTEMS, INC	7/7/2026	30924	\$255.00			JUL26 PEST & RODENT CONTROL
SPECTRUM - ACH	6/30/2026	063026-8315-ACH	\$44.77			TV & INTERNET
STEVEN D TURNER	7/2/2026	070226-ST	\$240.00			TRAFFIC ENFORCEMENT AND SECURITY PATROL
STEVEN D TURNER	7/11/2026	071126-ST	\$240.00		\$480.00	TRAFFIC ENFORCEMENT AND SECURITY PATROL
TECO PEOPLES GAS - ACH	7/2/2026	070226-2101-ACH	\$70.59			GAS UTILITY
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$90.79			GAS
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$1,485.48			IKARE NEWLETTER
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$239.98			BBQ GRILLE PARTS
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$23.67			TISSUE DISPENSER
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$8.96			AMAZON - MOVIE
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	(\$814.41)			BENCH - RETURN
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$211.89			IFLOW/ANNIVERSARY FLAG
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$366.34			CLEANING SUPPLIES
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$456.77			OFFICE SUPPLIES
TRUIST BANK-8900 ACH from #5221	6/26/2026	062626-8900-ACH	\$588.50	\$2,657.97	\$2,657.97	GOLF CART RENTAL

Oakstead CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
TWO O EIGHT SECURITY, INC	6/5/2026	060526-JH	\$240.00			TRAFFIC ENFORCEMENT AND SECURITY PATROL
TWO O EIGHT SECURITY, INC	6/11/2026	061126-JH	\$240.00			TRAFFIC ENFORCEMENT AND SECURITY PATROL
TWO O EIGHT SECURITY, INC	6/16/2026	061626-JH	\$240.00		\$720.00	TRAFFIC ENFORCEMENT AND SECURITY PATROL
WASTE CONNECTIONS OF FL - ACH	7/20/2026	8988528W425-ACH	\$381.10			TRASH PICKUP
Miscellaneous Subtotal			\$50,527.79			
TOTAL			\$50,527.79			

Oakstead Community Development District

Expenditure Report - General Fund
For the Period(s) from Oct 01, 2025 to Jul 31, 2026
(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
DEPARTMENT NAME: LEGISLATIVE						
Account Name: P/R-Board of Supervisors						
10/08/25	511001-51101-5000	BOS WKSHP			ADP Wages - BOS	1,000.00
10/09/25	511001-51101-5000	BOS	JE		ADP Wages-BOS	1,000.00
10/17/25	511001-51101-5000	BOS OCT MTG	JE		ADP Wages-BOS OCT MTG	1,000.00
11/24/25	511001-51101-5000	BOS WKSHP	JE		ADP Wages-BOS	800.00
11/24/25	511001-51101-5000	BOS WKSHP	JE		ADP Wages-BOS	200.00
11/24/25	511001-51101-5000	BOS MTG	JE		ADP Wages-BOS	800.00
11/24/25	511001-51101-5000	BOS MTG	JE		ADP Wages-BOS	200.00
12/03/25	511001-51101-5000	BOS MTG	JE		ADP Wages- BOS	800.00
12/30/25	511001-51101-5000	BOS MTG	JE		ADP Wages	800.00
12/30/25	511001-51101-5000	BOS MTG	JE		Payroll-Salary	200.00
01/30/26	511001-51101-5000	ADP00086	JE		ADP WAGES	1,800.00
02/05/26	511001-51101-5000	ADP00089	JE		ADP WAGES	800.00
02/25/26	511001-51101-5000	ADP00090	JE		ADP WAGES	800.00
03/10/26	511001-51101-5000	ADP00094	JE		ADP WAGES	800.00
03/23/26	511001-51101-5000	ADP00093	JE		ADP Wages	600.00
03/23/26	511001-51101-5000	ADP00093	JE		Payroll-Salary	200.00
04/09/26	511001-51101-5000	ADP00095	JE		ADP WAGES	800.00
04/09/26	511001-51101-5000	ADP00101	JE		ADP Wages	600.00
04/09/26	511001-51101-5000	ADP00101	JE		Payroll-Salary	200.00
04/09/26	511001-51101-5000	ADP00101	JE		Payroll-Salary	(200.00)
04/09/26	511001-51101-5000	ADP00101	JE		ADP Wages	(600.00)
05/07/26	511001-51101-5000	ADP00105	JE		ADP WAGES	600.00
05/07/26	511001-51101-5000	ADP00105	JE		Payroll-Salary	200.00
05/08/26	511001-51101-5000	ADP00100	JE		ADP Wages	600.00
05/08/26	511001-51101-5000	ADP00100	JE		Payroll-Salary	200.00
06/09/26	511001-51101-5000	ADP00104	JE		ADP Wages	1,200.00
06/09/26	511001-51101-5000	ADP00104	JE		Payroll-Salary	400.00
06/22/26	511001-51101-5000	ADP00107	JE		ADP Wages	600.00
06/22/26	511001-51101-5000	ADP00107	JE		Payroll-Salary	200.00
07/08/26	511001-51101-5000	ADP00110	JE		ADP Wages	600.00
07/08/26	511001-51101-5000	ADP00110	JE		Payroll-Salary	200.00
07/17/26	511001-51101-5000	ADP00112	JE		ADP Wages	600.00
07/17/26	511001-51101-5000	ADP00112	JE		Payroll-Salary	200.00
YTD Total						18,200.00
Annual Budget						\$24,000.00
Amount Remaining / (Budget overage)						\$5,800.00
% of Budget						75.8%

Oakstead Community Development District

Expenditure Report - General Fund
For the Period(s) from Oct 01, 2025 to Jul 31, 2026
(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: FICA Taxes						
10/08/25	521001-51101-5000	BOS WKSHP	JE		ER FICA	76.50
10/09/25	521001-51101-5000	BOS	JE		ER FICA	76.50
10/17/25	521001-51101-5000	BOS OCT MTG	JE		ER FICA	76.50
11/24/25	521001-51101-5000	BOS WKSHP	JE		ER FICA	76.50
11/24/25	521001-51101-5000	BOS MTG	JE		ER FICA	76.50
12/03/25	521001-51101-5000	BOS MTG	JE		ER FICA	61.20
12/30/25	521001-51101-5000	BOS MTG	JE		ER FICA	76.50
03/23/26	521001-51101-5000	ADP00093	JE		ER FICA	61.20
04/09/26	521001-51101-5000	ADP00095	JE		ER FICA	61.20
04/09/26	521001-51101-5000	ADP00101	JE		ER FICA	61.20
04/09/26	521001-51101-5000	ADP00101	JE		ER FICA	(61.20)
05/07/26	521001-51101-5000	ADP00105	JE		ER FICA	61.20
05/08/26	521001-51101-5000	ADP00100	JE		ER FICA	61.20
06/09/26	521001-51101-5000	ADP00104	JE		ER FICA	122.40
06/22/26	521001-51101-5000	ADP00107	JE		ER FICA	61.20
07/08/26	521001-51101-5000	ADP00110	JE		ER FICA	61.20
07/17/26	521001-51101-5000	ADP00112	JE		ER FICA	61.20
						YTD Total 1,071.00
						Annual Budget \$1,836.00
						<i>Amount Remaining / (Budget overage)</i> \$765.00
						<i>% of Budget</i> 58.3%

Legislative Department Total:	\$19,271.00
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Oakstead Community Development District

Expenditure Report - General Fund
For the Period(s) from Oct 01, 2025 to Jul 31, 2026
(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
DEPARTMENT NAME: EXECUTIVE						
Account Name: ProfServ-Mgmt Consulting						
10/08/25	531027-51201-5000	160669	VENDOR	INFRAMARK LLC	OCT25 District Mgmt Services	5,048.83
11/11/25	531027-51201-5000	163491	VENDOR	INFRAMARK LLC	NOV25 District Mgmt Services	5,048.83
12/01/25	531027-51201-5000	165617	VENDOR	INFRAMARK LLC	Management Services DEC 2025	5,048.83
01/02/26	531027-51201-5000	167741	VENDOR	INFRAMARK LLC	JAN 26 District Mgmt Services	5,048.83
02/01/26	531027-51201-5000	170590	VENDOR	INFRAMARK LLC	FEB 26 District Mgmt Services	5,048.83
03/01/26	531027-51201-5000	172987	VENDOR	INFRAMARK LLC	MAR 26 MGMT FEES	5,048.83
03/31/26	531027-51201-5000	175384	VENDOR	INFRAMARK LLC	Services provided for the Month of: April 2026	8.33
03/31/26	531027-51201-5000	175384	VENDOR	INFRAMARK LLC	Services provided for the Month of: April 2026	5,048.83
03/31/26	531027-51201-5000	JE002249	JE		R/C Inframark Inv 175384 Office Supplies	(8.33)
05/01/26	531027-51201-5000	178425	VENDOR	INFRAMARK LLC	MAY 26 MGMT FEES	5,048.83
06/03/26	531027-51201-5000	180934	VENDOR	INFRAMARK LLC	JUNE 26 MGMT FEES	5,048.83
07/06/26	531027-51201-5000	183693	VENDOR	INFRAMARK LLC	JULY 26 MGMT FEES	5,048.83
YTD Total						50,488.30
Annual Budget						\$60,585.96
<i>Amount Remaining / (Budget overage)</i>						<i>\$10,097.66</i>
<i>% of Budget</i>						<i>83.3%</i>
Executive Department Total:						\$50,488.30

DEPARTMENT NAME: FINANCIAL AND ADMINISTRATIVE

Account Name: ProfServ-Arbitrage Rebate						
02/05/26	531002-51301-5000	004052	VENDOR	LLS TAX SOLUTIONS INC.	Arbitrage Services Series 2016A	600.00
02/19/26	531002-51301-5000	004074	VENDOR	LLS TAX SOLUTIONS INC.	Arbitrage Services period ended January 11, 2026.	600.00
YTD Total						1,200.00
Annual Budget						\$1,200.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$0.00</i>
<i>% of Budget</i>						<i>100.0%</i>
Account Name: ProfServ-Property Appraiser						
03/10/26	531035-51301-5000	26034	VENDOR	PASCO COUNTY PROPERTY APPRAISER	Annual renewal fee	150.00
YTD Total						150.00
Annual Budget						\$150.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$0.00</i>
<i>% of Budget</i>						<i>100.0%</i>

Oakstead Community Development District

Expenditure Report - General Fund
For the Period(s) from Oct 01, 2025 to Jul 31, 2026
(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: ProfServ-Special Assessment						
12/01/25	531038-51301-5000	165617	VENDOR	INFRAMARK LLC	Management Services DEC 2025	12,000.00
						YTD Total 12,000.00
						Annual Budget \$12,000.00
						<i>Amount Remaining / (Budget overage)</i> \$0.00
						<i>% of Budget</i> 100.0%
Account Name: ProfServ-Trustee Fees						
12/16/25	531045-51301-5000	44095	VENDOR	HANCOCK WHITNEY BANK	Series 2016A1 FY26 Annual Trustee Fee	3,000.00
12/16/25	531045-51301-5000	44096	VENDOR	HANCOCK WHITNEY BANK	Series 2017A2 FY26 Annual Trustee Fee	2,000.00
						YTD Total 5,000.00
						Annual Budget \$5,000.00
						<i>Amount Remaining / (Budget overage)</i> \$0.00
						<i>% of Budget</i> 100.0%
Account Name: ProfServ-Web Site Development						
05/23/26	531047-51301-5000	INV-SN-774	VENDOR	INNERSYNC STUDIO, LTD	WEBSITE/COMPLIANCE SERVICES	1,552.50
06/15/26	531047-51301-5000	INV-SN-1459	VENDOR	INNERSYNC STUDIO, LTD	ADA ANNUAL SRVC 6/15/26-6/14/27	1,552.50
06/15/26	531047-51301-5000	JE002268	JE		Innersync Studio, LTD, Annual Srvc 06/15/26 - 06/14/27	(1,552.50)
						YTD Total 1,552.50
						Annual Budget \$1,553.00
						<i>Amount Remaining / (Budget overage)</i> \$0.50
						<i>% of Budget</i> 100.0%
Account Name: Auditing Services						
01/05/26	532002-51301-5000	JE002206	JE		Reclass Audit FY25 Grau & Associates	1,500.00
02/02/26	532002-51301-5000	28635	VENDOR	GRAU & ASSOCIATES	Audit FYE 09/30/2025	5,800.00
						YTD Total 7,300.00
						Annual Budget \$7,200.00
						<i>Amount Remaining / (Budget overage)</i> (\$100.00)
						<i>% of Budget</i> 101.4%

Oakstead Community Development District

Expenditure Report - General Fund
For the Period(s) from Oct 01, 2025 to Jul 31, 2026
(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Postage and Freight						
10/14/25	541006-51301-5000	9-028-28825	VENDOR	FEDEX	Oct - 2025 Postage	18.47
11/25/25	541006-51301-5000	164565	VENDOR	INFRAMARK LLC	POSTAGE	19.24
12/22/25	541006-51301-5000	166712	VENDOR	INFRAMARK LLC	POSTAGE	22.94
01/06/26	541006-51301-5000	9-129-65068	VENDOR	FEDEX	FedEx Express Services	25.38
01/20/26	541006-51301-5000	169052	VENDOR	INFRAMARK LLC	Postage	9.62
02/06/26	541006-51301-5000	9-154-90475	VENDOR	FEDEX	Fed Ex services	17.64
02/17/26	541006-51301-5000	171480	VENDOR	INFRAMARK LLC	Postage	27.38
03/03/26	541006-51301-5000	9-198-62834	VENDOR	FEDEX	FED EX	18.70
03/13/26	541006-51301-5000	173938	VENDOR	INFRAMARK LLC	Postage FEB 26	36.26
04/13/26	541006-51301-5000	9-235-41774	VENDOR	FEDEX	FEDEX	17.67
04/20/26	541006-51301-5000	177159	VENDOR	INFRAMARK LLC	Postage	19.98
05/12/26	541006-51301-5000	9-294-14688	VENDOR	FEDEX	FEDEX CHARGES	18.09
05/13/26	541006-51301-5000	9-274-60190	VENDOR	FEDEX	FEDEX CHARGES	20.21
05/18/26	541006-51301-5000	179206	VENDOR	INFRAMARK LLC	POSTAGE	30.34
06/15/26	541006-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Postage Deducted fm Tax Sale	286.09
06/22/26	541006-51301-5000	182451	VENDOR	INFRAMARK LLC	POSTAGE	25.16
07/28/26	541006-51301-5000	9-388-02395	VENDOR	FEDEX	FedEx Charges	15.05
YTD Total						628.22
Annual Budget						\$1,200.00
<i>Amount Remaining / (Budget overage)</i>						\$571.78
<i>% of Budget</i>						52.4%
Account Name: Insurance - General Liability						
10/01/25	545002-51301-5000	155000 TO 545002	JE		Prepaid-FY26 General Liability Ins	17,733.00
YTD Total						17,733.00
Annual Budget						\$16,101.00
<i>Amount Remaining / (Budget overage)</i>						(\$1,632.00)
<i>% of Budget</i>						110.1%
Account Name: Printing and Binding						
YTD Total						-
Annual Budget						\$800.00
<i>Amount Remaining / (Budget overage)</i>						\$800.00
<i>% of Budget</i>						0.0%

Oakstead Community Development District

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Legal Advertising						
10/01/25	548002-51301-5000	56644-092125	VENDOR	TIMES PUBLISHING COMPANY	Notice of FY26 Meeting Schedule	247.00
05/01/26	548002-51301-5000	26-00889P	VENDOR	BUSINESS OBSERVER INC	Public Hearing Ad	94.06
05/01/26	548002-51301-5000	26-00959P	VENDOR	BUSINESS OBSERVER INC	Notice of Rescheduled Meeting	63.44
05/22/26	548002-51301-5000	26-01179P	VENDOR	BUSINESS OBSERVER INC	Notice of General Election	74.38
						YTD Total 478.88
						Annual Budget \$1,347.00
						<i>Amount Remaining / (Budget overage)</i> \$868.12
						<i>% of Budget</i> 35.6%
Account Name: Misc-Bank Charges						
10/06/25	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	37.00
10/14/25	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	120.48
10/21/25	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST Svc Charge - Prior Period	105.90
11/03/25	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	40.60
11/10/25	549009-51301-5000	ID 052-2348088-000	JE		FDMS Pymt Oakstead Cdd Cust ID 052-2348088-000	23.54
11/10/25	549009-51301-5000	549009 TO 549079	JE		FDMS Pymt Oakstead Cdd Cust ID 052-2348088-000	(23.54)
11/14/25	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	105.45
11/21/25	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST Svc Charges- Prior Period	106.10
12/01/25	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	63.60
12/11/25	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	80.01
12/22/25	549009-51301-5000	BANK SVC CHARGE	JE		Truist Bank Service Charges Dec 25	96.33
01/05/26	549009-51301-5000	JE002266	JE		ADP Payroll Fees	72.45
01/21/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST ACCT ANALYSIS FEE JAN 26	92.20
02/02/26	549009-51301-5000	JE002212	JE		ADP Payroll Fees	36.60
02/23/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST ACCT ANALYSIS FEE FEB 26	80.00
03/02/26	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	46.60
03/02/26	549009-51301-5000	ADP ACH 2	JE		ADP Fees - Monthly	165.00
03/12/26	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	187.98
03/23/26	549009-51301-5000	ACCOUNT ANALYSIS FEE	JE		MAR 2026 Account Analysis Fee	83.89
04/06/26	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	54.70
04/13/26	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	150.36
04/21/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST ACCT ANALYSIS FEE FEB 26	81.25
05/04/26	549009-51301-5000	ADP ACH 1	JE		ADP Fees - Monthly	44.70
05/13/26	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	169.93
05/21/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST ACCT ANALYSIS FEE MAY 26	87.29
06/01/26	549009-51301-5000	ADP FEE	JE		ADP FEE	33.90
06/11/26	549009-51301-5000	SVC CHG	JE		Hancock Bank- Operating Acct Bank Analysis Fee	176.04

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06/22/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST Service Charges June 26	81.00
07/08/26	549009-51301-5000	ADP FEE	JE		ADP FEE	86.15
07/13/26	549009-51301-5000	SVC CHG	JE		HW - Bank Analysis Fee	147.92
07/21/26	549009-51301-5000	ACCT ANALYSIS FEE	JE		TRUIST Service Charges July 26	83.75
						YTD Total 2,717.18
						Annual Budget \$849.48
						<i>Amount Remaining / (Budget overage)</i> (\$1,867.70)
						<i>% of Budget</i> 319.9%

Account Name: Misc-Assessment Collection Cost

11/06/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 6/1/25 - 11/1/25 Collections	391.76
11/14/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 11/1/25 - 11/8/25 Collections	1,668.35
11/20/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 11/9/25 - 11/15/25 Collections	1,092.00
11/26/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 11/16/25 - 11/19/25 Collections	566.55
12/05/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 11/20/25 - 11/26/25 Collections	14,956.10
12/11/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 11/27/25 - 12/2/25 Collections	1,621.44
12/18/25	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 12/3/25 - 12/10/25 Collections	267.95
01/09/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 12/11/25 - 12/31/25 Collections	447.20
02/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 01/01/26 - 01/31/26 Collections	486.23
03/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: 02/01/26 - 02/28/26 Collections	205.28
04/09/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Tax Assessments 03/01/26 - 03/31/26 Collections	447.00
05/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Tax Assessments 03/01/26 - 03/31/26 Collections	18.96
05/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Bank Int	0.98
05/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Tax Assessments 04/01/26 - 04/30/26	10.90
05/12/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Bank Int 04/01/26	0.29
06/05/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Tax Assessments 04/01/26 - 04/30/26	43.38
06/05/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Bank Int 04/01/26	2.24
06/15/26	549070-51301-5000	FY26 RECEIPTS	JE		Pasco Cty TC: Tax Assessments Tax Sale	156.80
						YTD Total 22,383.41
						Annual Budget \$23,260.00
						<i>Amount Remaining / (Budget overage)</i> \$876.59
						<i>% of Budget</i> 96.2%

Account Name: Misc-Credit Card Fees

10/03/25	549079-51301-5000	CUST ID 526609473883	JE		TRUIST acct - Clover App Fee Cust ID 526609473883	46.78
10/10/25	549079-51301-5000	CUST ID 825376010880	JE		TRUIST acct - Clover Discount Fee	45.15
10/10/25	549079-51301-5000	052-2348088-00	JE		TRUIST acct - FDMS ACH - CLOVER FEE	44.24
10/14/25	549079-51301-5000	CUST ID 2397546	JE		TRUIST acct - Clover App Fee Cust ID 2397546	29.95
10/14/25	549079-51301-5000	CUST ID 1589459	JE		TRUIST acct - Clover App Fee Cust ID 1589459	29.95
11/03/25	549079-51301-5000	CUST ID 526609473883	JE		Discount-MERCH BNKCD NSD Cust ID 526609473883	56.84
11/10/25	549079-51301-5000	CUST ID 825376010880	JE		Discount -TRUIST Merch Svc 825376010880 5376010880	25.00
11/10/25	549079-51301-5000	549009 TO 549079	JE		FDMS Pymt Oakstead Cdd Cust ID 052-2348088-000	23.54
11/12/25	549079-51301-5000	CUST ID 2397546	JE		Clover Fees Oakstead CDD Cust ID 2397546	29.95
11/12/25	549079-51301-5000	CUST ID 1589459	JE		Clover Fees Oakstead Community Dev Cust ID 1589459	29.95

Oakstead Community Development District

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Posung	Trans.					
Date	Account #	Document #	Type	Vendor Name	Description	Amount
12/03/25	549079-51301-5000	CUST ID 2397546	JE		Discount Merch Bnkcd	47.34
12/05/25	549079-51301-5000	CUST ID 1589459	JE		Discount Merch Bnkcd	15.00
12/05/25	549079-51301-5000	JE002263	JE		Reclass Discount Merch Bnkcd	(15.00)
12/10/25	549079-51301-5000	CC FEE 4	JE		Discount Merch Bnkcd	25.00
12/10/25	549079-51301-5000	ID 052-2348088-000	JE		FDMS PYMT	23.54
12/11/25	549079-51301-5000	CUST ID 825376010880	JE		Clover Fee	29.95
12/11/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	29.95
12/12/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	(29.95)
12/12/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	(29.95)
12/12/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	29.95
12/12/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	29.95
12/12/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	29.95
12/13/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	29.95
12/13/25	549079-51301-5000	CLRD 6/20/25	JE		Clover Fee	(29.95)
12/30/25	549079-51301-5000	CUST ID 526609473883	JE		Discount Merch Bnkcd	200.00
12/30/25	549079-51301-5000	JE002264	JE		Reclass Discount Merch Bnkcd	(200.00)
12/31/25	549079-51301-5000	DISCOUNT FEE 2	JE		Discount Merch Bnkcd	45.00
12/31/25	549079-51301-5000	JE002265	JE		Reclass Discount Merch Bnkcd	(45.00)
01/03/26	549079-51301-5000	CUST ID 2397546	JE		Discount Merch Bnkcd	47.34
01/03/26	549079-51301-5000	CUST ID 2397546	JE		Discount Merch Bnkcd	(47.34)
01/05/26	549079-51301-5000	CUST ID 1589459	JE		Discount Merch Bnkcd	15.00
01/05/26	549079-51301-5000	MERCH BANKCR FEE	JE		DISCOUNT MERCH BNKCD FEE	53.66
01/05/26	549079-51301-5000	CUST ID 1589459	JE		Discount Merch Bnkcd	(15.00)
01/12/26	549079-51301-5000	CLOVER	JE		CLOVER FEE	29.95
01/12/26	549079-51301-5000	CLOVER1	JE		CLOVER FEE	29.95
01/12/26	549079-51301-5000	FDMS	JE		FDMS PYMT	23.54
01/12/26	549079-51301-5000	TRUIST	JE		DISCOUNT TRUIST MERCH	25.00
02/03/26	549079-51301-5000	DISCOUNT FEE	JE		Discount Merch Bnkcd Fee	42.61
02/10/26	549079-51301-5000	DISCOUNT FEE	JE		Discount Merch Bnkcd Fee	25.00
02/10/26	549079-51301-5000	FDMS PYMT	JE		FDMS PYMT	23.54
02/11/26	549079-51301-5000	CLOVER FEE	JE		CLOVER FEE	29.95
02/11/26	549079-51301-5000	CLOVER FEE1	JE		CLOVER FEE	29.95
03/03/26	549079-51301-5000	MERCH BANKCR FEE	JE		DISCOUNT MERCH BNKCD FEE	79.47
03/10/26	549079-51301-5000	FDMS	JE		FDMS PYMT	23.54
03/10/26	549079-51301-5000	TRUIST	JE		DISCOUNT TRUIST MERCH	25.00
03/11/26	549079-51301-5000	CLOVER	JE		CLOVER FEE	29.95
03/11/26	549079-51301-5000	CLOVER1	JE		CLOVER FEE	29.95
04/03/26	549079-51301-5000	DISCOUNT FEE	JE		Discount Merch Bnkcd Fee	50.67
04/10/26	549079-51301-5000	DISCOUNT FEE 1	JE		Discount Merch Bnkcd Fee	25.00
04/10/26	549079-51301-5000	FDMS PYMT	JE		FDMS PYMT	23.54
04/13/26	549079-51301-5000	CLOVER FEE	JE		CLOVER FEE	29.95
04/13/26	549079-51301-5000	CLOVER FEE1	JE		CLOVER FEE	29.95
05/04/26	549079-51301-5000	MERCH BANKCR FEE	JE		DISCOUNT MERCH BNKCD FEE	47.59
05/11/26	549079-51301-5000	CLOVER	JE		CLOVER FEE	29.95
05/11/26	549079-51301-5000	CLOVER1	JE		CLOVER FEE	29.95
05/11/26	549079-51301-5000	FDMS	JE		FDMS PYMT	23.54

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05/11/26	549079-51301-5000	TRUIST	JE		DISCOUNT TRUIST MERCH	25.00
06/01/26	549079-51301-5000	DISCOUNT FEE	JE		Discount Merch Bnkcd Fee	50.00
06/03/26	549079-51301-5000	DISCOUNT FEE 1	JE		Discount Merch Bnkcd Fee	141.05
06/10/26	549079-51301-5000	DISCOUNT FEE 2	JE		Discount Merch Bnkcd Fee	25.00
06/10/26	549079-51301-5000	FDMS PYMT	JE		FDMS PYMT	23.54
06/11/26	549079-51301-5000	CLOVER FEE	JE		CLOVER FEE	29.95
06/11/26	549079-51301-5000	CLOVER FEE1	JE		CLOVER FEE	29.95
07/03/26	549079-51301-5000	DISCOUNT FEE	JE		Discount Merch Bnkcd Fee	128.93
07/10/26	549079-51301-5000	DISCOUNT FEE 1	JE		Discount Merch Bnkcd Fee	25.00
07/10/26	549079-51301-5000	FDMS PYMT	JE		FDMS PYMT	23.54
07/13/26	549079-51301-5000	CLOVER FEE	JE		CLOVER FEE	29.95
07/13/26	549079-51301-5000	CLOVER FEE1	JE		CLOVER FEE	29.95
YTD Total						1,870.19
Annual Budget						\$600.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$1,270.19)</i>
<i>% of Budget</i>						<i>311.7%</i>

Account Name: Office Supplies

10/08/25	551002-51301-5000	160669	VENDOR	INFRAMARK LLC	OCT25 District Mgmt Services	8.33
11/11/25	551002-51301-5000	163491	VENDOR	INFRAMARK LLC	NOV25 District Mgmt Services	8.33
12/01/25	551002-51301-5000	165617	VENDOR	INFRAMARK LLC	Management Services DEC 2025	8.33
01/02/26	551002-51301-5000	JE002267	JE		Reclass JAN 26 District Mgmt Services	8.33
02/01/26	551002-51301-5000	JE002214	JE		FEB 26 MGMT SERVICES	8.33
02/01/26	551002-51301-5000	JE002214	JE		FEB 26 MGMT SERVICES	(8.33)
02/01/26	551002-51301-5000	JE002215	JE		Feb 26 District Mgmt Services	8.33
03/01/26	551002-51301-5000	JE002230	JE		Inframark LLC MAR 26 MGMT FEES	8.33
03/31/26	551002-51301-5000	JE002249	JE		R/C Inframark Inv 175384 Office Supplies	8.33
05/01/26	551002-51301-5000	178425	VENDOR	INFRAMARK LLC	MAY 26 MGMT FEES	8.33
06/03/26	551002-51301-5000	180934	VENDOR	INFRAMARK LLC	JUNE 26 MGMT FEES	8.33
07/06/26	551002-51301-5000	183693	VENDOR	INFRAMARK LLC	JULY 26 MGMT FEES	8.33
YTD Total						83.30
Annual Budget						\$100.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$16.70</i>
<i>% of Budget</i>						<i>83.3%</i>

Account Name: Annual District Filing Fee

10/01/25	554007-51301-5000	92398-ACH	VENDOR	FLORIDA COMMERCE	FY 25/26 -DISTRICT FILING FEES	175.00
YTD Total						175.00
Annual Budget						\$175.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$0.00</i>
<i>% of Budget</i>						<i>100.0%</i>

Financial And Administrative Department Total:	\$73,271.68
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Oakstead Community Development District

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
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DEPARTMENT NAME: LEGAL COUNSEL

Account Name: ProfServ-Legal Services

11/20/25	531023-51401-5000	27502	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 10/31/25	1,015.50
12/23/25	531023-51401-5000	27677	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 11/30/25	1,621.00
01/05/26	531023-51401-5000	28464	VENDOR	GRAU & ASSOCIATES	Audit FYE	1,500.00
01/05/26	531023-51401-5000	JE002206	JE		Reclass Audit FY25 Grau & Associates	(1,500.00)
01/14/26	531023-51401-5000	27754	VENDOR	STRALEY ROBIN VERICKER	REVIEW EMAIL FROM SUPERVISOR	61.00
02/13/26	531023-51401-5000	27881	VENDOR	STRALEY ROBIN VERICKER	Services Rendered Through January 31, 2026	2,331.50
03/24/26	531023-51401-5000	28114	VENDOR	STRALEY ROBIN VERICKER	For Professional Services Rendered Through February 28, 2026	3,277.50
04/17/26	531023-51401-5000	28149	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 3/31/26	1,155.00
05/22/26	531023-51401-5000	28447	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 4/30/26	1,344.10
06/16/26	531023-51401-5000	28591	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 5/31/26	1,159.00
07/21/26	531023-51401-5000	28769	VENDOR	STRALEY ROBIN VERICKER	Legal Service Through 6/30/25	1,492.00
						YTD Total 13,456.60
						Annual Budget \$10,000.00
						<i>Amount Remaining / (Budget overage)</i> (\$3,456.60)
						<i>% of Budget</i> 134.6%

Legal Counsel Department Total:	\$13,456.60
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DEPARTMENT NAME: COMPREHENSIVE PLANNING

Account Name: ProfServ-Engineering

10/07/25	531013-51501-5000	2152	VENDOR	BRLETIC DVORAK, INC.	Engineering Services thru 090925	360.00
10/31/25	531013-51501-5000	2184	VENDOR	BRLETIC DVORAK, INC.	DISTRICT ENGINEER OCTOBER 2025	1,790.00
11/30/25	531013-51501-5000	INV 2238	JE		ACCRUE BDI - BILLING THRU NOV 2025	2,602.50
12/01/25	531013-51501-5000	INV 2238	JE		ACCRUE BDI - BILLING THRU NOV 2025	(2,602.50)
12/04/25	531013-51501-5000	2238	VENDOR	BRLETIC DVORAK, INC.	Engineering Services thru 112525	2,602.50
01/01/26	531013-51501-5000	2277	VENDOR	BRLETIC DVORAK, INC.	Engineer services Dec 2025	1,530.00
02/05/26	531013-51501-5000	2303	VENDOR	BRLETIC DVORAK, INC.	ENG SRVCS	1,380.00
02/05/26	531013-51501-5000	2324	VENDOR	BRLETIC DVORAK, INC.	ENG SRVCS	670.00
03/05/26	531013-51501-5000	2345	VENDOR	BRLETIC DVORAK, INC.	FEB 26 ENGINEERING SERVICES	1,650.00
04/06/26	531013-51501-5000	2401	VENDOR	BRLETIC DVORAK, INC.	Project Manager	315.00
05/15/26	531013-51501-5000	2439	VENDOR	BRLETIC DVORAK, INC.	Engineering Services thru 043026	420.00
05/29/26	531013-51501-5000	2488	VENDOR	BRLETIC DVORAK, INC.	Engineering Services May 2026	630.00
07/07/26	531013-51501-5000	2522	VENDOR	BRLETIC DVORAK, INC.	Engineering Services thru June 2026	2,670.00
						YTD Total 14,017.50
						Annual Budget \$16,999.92
						<i>Amount Remaining / (Budget overage)</i> \$2,982.42
						<i>% of Budget</i> 82.5%

Account Name: Reserve - Sidewalks

04/03/26	568162-51501-5000	3275	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHIC SURVEY	14,000.00
04/30/26	568162-51501-5000	3274	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SERVEY	19,000.00
05/14/26	568162-51501-5000	3298	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHIC SURVEY BALLASTONE	8,500.00
06/17/26	568162-51501-5000	3342	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY	15,000.00
06/17/26	568162-51501-5000	3341	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY	12,300.00
07/31/26	568162-51501-5000	3389	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY Keswick	10,000.00
07/31/26	568162-51501-5000	3401	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY Tanglewylde	10,500.00
07/31/26	568162-51501-5000	3400	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY Strathmore	12,200.00
07/31/26	568162-51501-5000	3369	VENDOR	MRIC SPATIAL LLC	TOPOGRAPHY SURVEY Ashmonte	8,000.00
						YTD Total 109,500.00
						Annual Budget \$0.00
						<i>Amount Remaining / (Budget overage)</i> (\$109,500.00)
						<i>% of Budget</i> n/a

Comprehensive Planning Department Total:	\$123,517.50
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Oakstead Community Development District

Expenditure Report - General Fund
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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
DEPARTMENT NAME: FIELD						
Account Name: Contracts-Landscape						
10/06/25	534050-53901-5000	361562	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	OCT25 Landscape Maintenance	20,844.97
11/03/25	534050-53901-5000	365820	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	NOV25 Landscape Maintenance	20,844.97
12/01/25	534050-53901-5000	370310	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	DEC25 Landscape Maintenance	20,844.97
01/01/26	534050-53901-5000	375613	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	JAN 26 Landscape Maintenance	20,844.97
02/28/26	534050-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 LANDSCAPE MAINTENANCE	20,844.97
03/01/26	534050-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 LANDSCAPE MAINTENANCE	(20,844.97)
03/01/26	534050-53901-5000	383965	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	FEB 26 Landscape Maintenance	20,844.97
03/02/26	534050-53901-5000	385444	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	MAR 26 Landscape Maintenance	20,844.97
03/31/26	534050-53901-5000	388796	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	- Annuals flowers installation	1,125.00
03/31/26	534050-53901-5000	JE002252	JE		R/C Juniper Landscaping March 26 Wet Check Repairs	(414.20)
03/31/26	534050-53901-5000	JE002252	JE		R/C Juniper Landscaping March 26 Wet Check Repairs	414.20
03/31/26	534050-53901-5000	JE002254	JE		R/C Juniper Landscaping Inv 388796 Annual Flowers Installation	(1,125.00)
04/02/26	534050-53901-5000	391280	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	March 2026 Completed Wet Check Repairs-	414.20
04/02/26	534050-53901-5000	JE002253	JE		R/C Juniper Landscaping Inv 391280 March 26 Completed Wet Check R	(414.20)
04/30/26	534050-53901-5000	ACCRUAL	JE		ACCRUE APR 26 LANDSCAPE MAINTENANCE	20,844.97
05/01/26	534050-53901-5000	394415	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	MAY 26 Landscape Maintenance	20,844.97
05/01/26	534050-53901-5000	ACCRUAL	JE		ACCRUE APR 26 LANDSCAPE MAINTENANCE	(20,844.97)
05/01/26	534050-53901-5000	390379	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	APR 26 Landscape Maintenance	20,844.97
06/01/26	534050-53901-5000	399403	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	JUN 26 Landscape Maintenance	20,844.97
07/01/26	534050-53901-5000	405057	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	JUL 26 Landscape Maintenance	20,844.97

YTD Total	208,449.70
Annual Budget	\$259,410.00
<i>Amount Remaining / (Budget overage)</i>	\$50,960.30
<i>% of Budget</i>	80.4%

Oakstead Community Development District

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Contracts-Landscape Consultant						
10/17/25	534062-53901-5000	45984	VENDOR OLM		10/6/25 LANDSCAPE INSPECTION	1,620.00
11/19/25	534062-53901-5000	46219	VENDOR OLM		11/10/25 LANDSCAPE INSPECTION	1,620.00
12/15/25	534062-53901-5000	46445	VENDOR OLM		12/08/25 LANDSCAPE INSPECTION	1,620.00
01/30/26	534062-53901-5000	46668	VENDOR OLM		01/20/26 LANDSCAPE INSPECTION	1,620.00
02/27/26	534062-53901-5000	46842	VENDOR OLM		02/18/26 LANDSCAPE INSPECTION	1,620.00
02/28/26	534062-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 LANDSCAPE INSPECTION	1,620.00
03/01/26	534062-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 LANDSCAPE INSPECTION	(1,620.00)
03/20/26	534062-53901-5000	47000	VENDOR OLM		MAR 26 LANDSCAPE INSPECTION	1,620.00
04/24/26	534062-53901-5000	47161	VENDOR OLM		APR 26 LANDSCAPE INSPECTION	1,620.00
05/22/26	534062-53901-5000	47392	VENDOR OLM		MAY26 LANDSCAPE INSPECTION	1,620.00
06/22/26	534062-53901-5000	47584	VENDOR OLM		JUN26 LANDSCAPE INSPECTION	1,620.00
07/31/26	534062-53901-5000	47779	VENDOR OLM		JUL26 LANDSCAPE INSPECTION	1,620.00

YTD Total	16,200.00
Annual Budget	\$19,440.00
<i>Amount Remaining / (Budget overage)</i>	\$3,240.00
<i>% of Budget</i>	83.3%

Account Name: Contracts-Mulch

11/10/25	534065-53901-5000	367483	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Mulch 550 Yards	31,900.00
						YTD Total 31,900.00
						Annual Budget \$31,900.00
						<i>Amount Remaining / (Budget overage)</i> \$0.00
						<i>% of Budget</i> 100.0%

Account Name: Contracts-Lakes

10/01/25	534084-53901-5000	1044	VENDOR	CLEARVUE ENVIROMENTAL LLC	OCT 25 Aquatic Services	2,450.00
11/01/25	534084-53901-5000	1059	VENDOR	CLEARVUE ENVIROMENTAL LLC	NOV 25 Aquatic Services	2,450.00
12/01/25	534084-53901-5000	1077	VENDOR	CLEARVUE ENVIROMENTAL LLC	DEC 25 Aquatic Services	2,450.00
01/01/26	534084-53901-5000	1100	VENDOR	CLEARVUE ENVIROMENTAL LLC	JAN 26 AQUATIC SERVICES	2,450.00
02/01/26	534084-53901-5000	1131	VENDOR	CLEARVUE ENVIROMENTAL LLC	FEB 26 AQUATIC SERVICES	2,450.00
03/01/26	534084-53901-5000	1158	VENDOR	CLEARVUE ENVIROMENTAL LLC	Lake and Pond Service	2,450.00
04/01/26	534084-53901-5000	1187	VENDOR	CLEARVUE ENVIROMENTAL LLC	Lake and Pond Service	2,450.00
05/05/26	534084-53901-5000	1214	VENDOR	CLEARVUE ENVIROMENTAL LLC	MAY 26 AQUATIC SERVICES	2,450.00
06/02/26	534084-53901-5000	1245	VENDOR	CLEARVUE ENVIROMENTAL LLC	JUN 26 AQUATIC SERVICES	2,450.00
07/02/26	534084-53901-5000	1275	VENDOR	CLEARVUE ENVIROMENTAL LLC	JUL 26 AQUATIC SERVICES	2,450.00
						YTD Total 24,500.00
						Annual Budget \$30,348.00
						<i>Amount Remaining / (Budget overage)</i> \$5,848.00
						<i>% of Budget</i> 80.7%

Oakstead Community Development District

Expenditure Report - General Fund

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Contracts-Florida Hwy Patrol						
10/01/25	534101-53901-5000	100125-ADMIN	VENDOR	BIG DOG LEO SERVICES, LLC	FHP ADMIN FEE 10/01/25	150.00
10/06/25	534101-53901-5000	ND-100625	VENDOR	NICHOLAS C. DOLAN	10/06/25 3 Hours of Duty	240.00
10/20/25	534101-53901-5000	ND-102025	VENDOR	NICHOLAS C. DOLAN	10/20/25 3 HOURS SECURITY	240.00
10/21/25	534101-53901-5000	JS-102125	VENDOR	JOHN SESSA	SECURITY 10/21/25 3 HOURS	240.00
10/22/25	534101-53901-5000	ND-102125	VENDOR	NICHOLAS C. DOLAN	10/21/25 3 HOURS OF DUTY	240.00
10/29/25	534101-53901-5000	JS-102125	VENDOR	JOHN SESSA	Credit Memo 000248	(240.00)
10/31/25	534101-53901-5000	TIMING CORRECTION	JE		Two O Eight Security - Oct services posted to Nov	1,440.00
11/01/25	534101-53901-5000	110125-ADMIN	VENDOR	BIG DOG LEO SERVICES, LLC	FHP ADMIN FEE 11/01/25	150.00
11/01/25	534101-53901-5000	TIMING CORRECTION	JE		Two O Eight Security - Oct services posted to Nov	(1,440.00)
11/04/25	534101-53901-5000	110325	VENDOR	STEVEN D TURNER	FHP 11/03/25 4 hours	240.00
11/06/25	534101-53901-5000	110625	VENDOR	STEVEN D TURNER	FHP 11/06/25 4 hours	240.00
11/07/25	534101-53901-5000	110725-	VENDOR	STEVEN D TURNER	FHP 11/07/25 4 hours	240.00
11/08/25	534101-53901-5000	110825	VENDOR	STEVEN D TURNER	FHP 11/08/25 4 hours	240.00
11/11/25	534101-53901-5000	JH-103025	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/30/25 (J Hypes)	240.00
11/11/25	534101-53901-5000	JH-102725	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/27/25 (J Hypes)	240.00
11/11/25	534101-53901-5000	JH-101025	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/10/25 (J Hypes)	240.00
11/11/25	534101-53901-5000	JH-101625	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/16/25 (J Hypes)	240.00
11/11/25	534101-53901-5000	JH-102025	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/20/25 (J Hypes)	240.00
11/11/25	534101-53901-5000	JH-102325	VENDOR	TWO O EIGHT SECURITY, INC	Security 10/23/25 (J Hypes)	240.00
11/15/25	534101-53901-5000	111525	VENDOR	STEVEN D TURNER	FHP 11/15/25 4 hours incl travel time	240.00
11/18/25	534101-53901-5000	111825	VENDOR	STEVEN D TURNER	FHP 11/18/25 4 hours incl travel time	240.00
11/30/25	534101-53901-5000	JH-110425	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/4/25 (J Hypes)	240.00
11/30/25	534101-53901-5000	JH-111125	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/11/25 (J Hypes)	240.00
11/30/25	534101-53901-5000	JH-111425	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/14/25 (J Hypes)	240.00
11/30/25	534101-53901-5000	JH-111725	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/17/25 (J Hypes)	240.00
11/30/25	534101-53901-5000	JH-112425	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/24/25 (J Hypes)	240.00
11/30/25	534101-53901-5000	JH-112825	VENDOR	TWO O EIGHT SECURITY, INC	Security 11/28/25 (J Hypes)	240.00
12/01/25	534101-53901-5000	120125-ADMIN	VENDOR	BIG DOG LEO SERVICES, LLC	FHP ADMIN FEE 12/01/25	150.00
12/04/25	534101-53901-5000	120325	VENDOR	STEVEN D TURNER	FHP 12/3/25 4 hours incl travel time	240.00
12/05/25	534101-53901-5000	120425	VENDOR	STEVEN D TURNER	FHP 12/4/25 4 hours incl travel time	240.00
12/16/25	534101-53901-5000	121525-	VENDOR	STEVEN D TURNER	FHP 12/15/25 4 hours incl travel time	240.00
12/18/25	534101-53901-5000	121725	VENDOR	STEVEN D TURNER	FHP 12/17/25 4 hours incl travel time	240.00
12/19/25	534101-53901-5000	121925	VENDOR	STEVEN D TURNER	FHP 12/19/25 4 hours incl travel time	240.00
12/23/25	534101-53901-5000	122225	VENDOR	STEVEN D TURNER	FHP 12/22/25 4 hours incl travel time	240.00
01/01/26	534101-53901-5000	010126-	VENDOR	BIG DOG LEO SERVICES, LLC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	150.00
01/01/26	534101-53901-5000	JH-011426	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/01/26	534101-53901-5000	JH-011626	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/01/26	534101-53901-5000	JH-012026	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/01/26	534101-53901-5000	JH-012326	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/01/26	534101-53901-5000	JH-012826	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/06/26	534101-53901-5000	010626-	VENDOR	JOHN SESSA	SECURITY 01/06/26 4 HRS	240.00
01/06/26	534101-53901-5000	122225-	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/06/26	534101-53901-5000	010626	VENDOR	STEVEN D TURNER	SEC SVCS 1/6/26	240.00
01/06/26	534101-53901-5000	010626-	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00

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01/06/26	534101-53901-5000	ST-010626	VENDOR	STEVEN D TURNER	FHP 01/06/26 4 hours incl travel time	240.00
01/08/26	534101-53901-5000	010826	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
01/12/26	534101-53901-5000	120125	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/12/26	534101-53901-5000	120925-	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/12/26	534101-53901-5000	121225-	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY SVCS	240.00
01/12/26	534101-53901-5000	121525-	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/13/26	534101-53901-5000	011326-	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
01/13/26	534101-53901-5000	122925-	VENDOR	TWO O EIGHT SECURITY, INC	SECURITY	240.00
01/19/26	534101-53901-5000	011926-	VENDOR	STEVEN D TURNER	FHP 01/19/26 4 hours incl travel time	240.00
01/23/26	534101-53901-5000	012326-	VENDOR	STEVEN D TURNER	FHP 01/23/26 4 HOURS	240.00
01/26/26	534101-53901-5000	012626-	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATR	240.00
01/26/26	534101-53901-5000	JE002269	JE		Big Dog Leo Services, LLC - Security Admin	150.00
01/27/26	534101-53901-5000	010626-	VENDOR	JOHN SESSA	Credit Memo 000249	(240.00)
02/01/26	534101-53901-5000	020126-	VENDOR	BIG DOG LEO SERVICES, LLC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	150.00
02/01/26	534101-53901-5000	020126	VENDOR	STEVEN D TURNER	SEC SVCS 2/1/26	240.00
02/02/26	534101-53901-5000	JE002225	JE		Big Dog Leo Services LLC Credit Memo 00251	(150.00)
02/03/26	534101-53901-5000	020226	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
02/04/26	534101-53901-5000	010626	VENDOR	STEVEN D TURNER	Credit Memo 000250	(240.00)
02/04/26	534101-53901-5000	020326	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
02/05/26	534101-53901-5000	JH-010926	VENDOR	TWO O EIGHT SECURITY, INC	1/9/26 Traffic enforcement	240.00
02/10/26	534101-53901-5000	021026-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS	240.00
02/13/26	534101-53901-5000	021356-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS	240.00
02/16/26	534101-53901-5000	021626-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS	240.00
02/18/26	534101-53901-5000	021826-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS	240.00
02/24/26	534101-53901-5000	ST-022326	VENDOR	STEVEN D TURNER	2/23/2026 TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
02/24/26	534101-53901-5000	ST-022426	VENDOR	STEVEN D TURNER	2/24/26 TRAFFIC ENFORCEMENT AND SECURITY	240.00
02/28/26	534101-53901-5000	ST-022826	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/01/26	534101-53901-5000	JE002229	JE		Big Dog Leo Services LLC 03/01/26 Traffice Enforcement	150.00
03/03/26	534101-53901-5000	ST-030226	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/10/26	534101-53901-5000	ST-030926	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/13/26	534101-53901-5000	031326	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/16/26	534101-53901-5000	031626-ST	VENDOR	STEVEN D TURNER	3/16 : TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/24/26	534101-53901-5000	032326-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/27/26	534101-53901-5000	032626-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
03/30/26	534101-53901-5000	020426-	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/02/26	534101-53901-5000	040126-	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/02/26	534101-53901-5000	JE002245	JE		Big Dog Leo Services Inv 040126 Traffic Enforcement	150.00
04/06/26	534101-53901-5000	040626-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/06/26	534101-53901-5000	021026-	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/06/26	534101-53901-5000	021326-	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/06/26	534101-53901-5000	021826-	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/06/26	534101-53901-5000	021626-	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/17/26	534101-53901-5000	041426-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/17/26	534101-53901-5000	041626-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/20/26	534101-53901-5000	031326-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS 3/13/26	240.00

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04/20/26	534101-53901-5000	033026-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS 3/30/26	240.00
04/20/26	534101-53901-5000	031926-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS 3/19/26	240.00
04/20/26	534101-53901-5000	030926-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS	240.00
04/20/26	534101-53901-5000	030526-JH	VENDOR	TWO O EIGHT SECURITY, INC	SEC SVCS 3/5/26	240.00
04/21/26	534101-53901-5000	021626-	VENDOR	TWO O EIGHT SECURITY, INC	Credit Memo 000253	(240.00)
04/21/26	534101-53901-5000	021826-	VENDOR	TWO O EIGHT SECURITY, INC	Credit Memo 000254	(240.00)
04/21/26	534101-53901-5000	021326-	VENDOR	TWO O EIGHT SECURITY, INC	Credit Memo 000255	(240.00)
04/21/26	534101-53901-5000	021026-	VENDOR	TWO O EIGHT SECURITY, INC	Credit Memo 000256	(240.00)
04/22/26	534101-53901-5000	042026-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
04/22/26	534101-53901-5000	042126-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/05/26	534101-53901-5000	JS-050126	VENDOR	BIG DOG LEO SERVICES, LLC	5/1/26 TRAFFIC ENFORCEMENT AND SECURITY PATROL	150.00
05/15/26	534101-53901-5000	042826-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	042126-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	041526-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	041026-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	042326-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	040626-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	050926-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	051126-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/15/26	534101-53901-5000	051226-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/29/26	534101-53901-5000	052526-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
05/31/26	534101-53901-5000	052326-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/01/26	534101-53901-5000	053026-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/01/26	534101-53901-5000	JS-060126	VENDOR	BIG DOG LEO SERVICES, LLC	6/1/26 TRAFFIC ENFORCEMENT AND SECURITY PATROL	150.00
06/01/26	534101-53901-5000	050626-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/02/26	534101-53901-5000	051826-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/08/26	534101-53901-5000	060326-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/08/26	534101-53901-5000	060126-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/10/26	534101-53901-5000	060926-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/11/26	534101-53901-5000	052726-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/13/26	534101-53901-5000	052926-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/18/26	534101-53901-5000	050426-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/18/26	534101-53901-5000	051426-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/30/26	534101-53901-5000	061726-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/30/26	534101-53901-5000	062026-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	300.00
06/30/26	534101-53901-5000	062226-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
06/30/26	534101-53901-5000	062426-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/01/26	534101-53901-5000	JS-070126	VENDOR	BIG DOG LEO SERVICES, LLC	7/1/26 TRAFFIC ENFORCEMENT AND SECURITY PATROL	150.00
07/01/26	534101-53901-5000	060526-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/01/26	534101-53901-5000	061126-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/03/26	534101-53901-5000	070226-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/09/26	534101-53901-5000	061626-JH	VENDOR	TWO O EIGHT SECURITY, INC	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/11/26	534101-53901-5000	071126-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/24/26	534101-53901-5000	072326-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/31/26	534101-53901-5000	072926-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00

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07/31/26	534101-53901-5000	072026-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00
07/31/26	534101-53901-5000	072726-ST	VENDOR	STEVEN D TURNER	TRAFFIC ENFORCEMENT AND SECURITY PATROL	240.00

YTD Total	27,480.00
Annual Budget	\$29,808.00
<i>Amount Remaining / (Budget overage)</i>	\$2,328.00
<i>% of Budget</i>	92.2%

Account Name: Contracts-Annuals

03/31/26	534117-53901-5000	JE002254	JE		Juniper Landscaping Annual Flowers Installation	1,125.00
05/01/26	534117-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363965 Enhancement Keswick Entrance	954.00
05/01/26	534117-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363964 Enhancement Oakstead Entrance	19,764.00
05/01/26	534117-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement across Clubshouse	7,546.50
05/01/26	534117-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement Brenford Entrance	2,430.00
05/01/26	534117-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement Weymouth Entranc	3,393.00
06/30/26	534117-53901-5000	403167	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Summer Annual Flowers	2,925.00

YTD Total	38,137.50
Annual Budget	\$25,200.00
<i>Amount Remaining / (Budget overage)</i>	(\$12,937.50)
<i>% of Budget</i>	151.3%

Account Name: Contracts-Gate Wi-Fi

10/31/25	534141-53901-5000	ACCRUE OCT SVC	JE		Contracts-Gate Wi-Fi - Accrue October	630.00
11/01/25	534141-53901-5000	ACCRUE OCT SVC	JE		Contracts-Gate Wi-Fi - Accrue October	(630.00)
11/03/25	534141-53901-5000	0030738102125	VENDOR	CHARTER COMMUNICATIONS - ACH	OCT-NOV Multiple Gate Internet Accts	630.00
11/30/25	534141-53901-5000	112125 ACH	JE		SPECTRUM GATE WIFI-NOV 2025	630.00
12/01/25	534141-53901-5000	0030738112125-ACH	VENDOR	SPECTRUM - ACH	GATE WIFI	630.00
12/01/25	534141-53901-5000	112125 ACH	JE		SPECTRUM GATE WIFI-NOV 2025	(630.00)
12/03/25	534141-53901-5000	0140776112325-CHK	VENDOR	CHARTER COMMUNICATIONS - ACH	BALANCE DUE	8.95
12/21/25	534141-53901-5000	0030738122125-ACH	VENDOR	CHARTER COMMUNICATIONS - ACH	SPECTRUM GATE WIFI-DEC 2025	630.00
01/31/26	534141-53901-5000	ACCRUAL	JE		SPECTRUM GATE WIFI-JAN 26	630.00
02/01/26	534141-53901-5000	ACCRUAL	JE		SPECTRUM GATE WIFI-JAN 26	(630.00)
02/03/26	534141-53901-5000	0030738012126	VENDOR	CHARTER COMMUNICATIONS - ACH	BILL PRD 1/21-2/20/26	621.05
02/21/26	534141-53901-5000	0030738022126-ACH	VENDOR	CHARTER COMMUNICATIONS - ACH	BILL PRD 2/21-3/20/26	635.35
03/16/26	534141-53901-5000	030126-8315-ACH	VENDOR	SPECTRUM - ACH	TV INTERNET	44.77
03/16/26	534141-53901-5000	JE002248	JE		R/C Spectrum TV & Internet	(44.77)
03/21/26	534141-53901-5000	0030738032126-ACH	VENDOR	CHARTER COMMUNICATIONS - ACH	svc prd 3/21-4/20/26	635.35
04/28/26	534141-53901-5000	0030738042126-ACH	VENDOR	CHARTER COMMUNICATIONS - ACH	GATE WIFI ACCT 30738	635.35
05/21/26	534141-53901-5000	0030738052126	VENDOR	CHARTER COMMUNICATIONS - ACH	GATE WIFI ACCT 25497	755.35
06/29/26	534141-53901-5000	0030738062126-ACH	VENDOR	CHARTER COMMUNICATIONS - ACH	GATE WIFI ACCT 25497	815.35

YTD Total	5,996.75
Annual Budget	\$6,000.00
<i>Amount Remaining / (Budget overage)</i>	\$3.25
<i>% of Budget</i>	99.9%

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Account Name: Contracts-Gate CCTV						
10/01/25	534142-53901-5000	17911	VENDOR	COMPLETE I.T.	OCT 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
11/01/25	534142-53901-5000	534143 TO 534142	JE		NOV 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
12/01/25	534142-53901-5000	534124 TO 534142	JE		DEC 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
01/01/26	534142-53901-5000	18791	VENDOR	COMPLETE I.T.	JAN 26 EAGLE EYE CAMERA 30 DAY CLOUD	446.50
02/01/26	534142-53901-5000	19053	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH	446.50
05/04/26	534142-53901-5000	19960	VENDOR	COMPLETE I.T.	MAY 26 EAGLE EYE CAMERA 30 DAY CLOUD	484.50
06/01/26	534142-53901-5000	20256	VENDOR	COMPLETE I.T.	JUN 26 EAGLE EYE CAMERA 30 DAY CLOUD	484.50
07/01/26	534142-53901-5000	20579	VENDOR	COMPLETE I.T.	JUL 26 EAGLE EYE CAMERA 30 DAY CLOUD	484.50
YTD Total						3,372.50
Annual Budget						\$8,580.00
<i>Amount Remaining / (Budget overage)</i>						\$5,207.50
<i>% of Budget</i>						39.3%
Account Name: Contracts-Gate Cloud Lift Master						
10/01/25	534143-53901-5000	17912	VENDOR	COMPLETE I.T.	OCT 2025 LIFTMASTER VOIP & CLOUD HOSTING	510.00
11/01/25	534143-53901-5000	18208	VENDOR	COMPLETE I.T.	NOV 2025 LIFTMASTER VOIP & CLOUD HOSTING	510.00
11/01/25	534143-53901-5000	INV 18207 R/C	JE		NOV 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
11/01/25	534143-53901-5000	534143 TO 534142	JE		R/C NOV 25 EAGLE EYE CAMERA 30 DAY CLOUD	(342.00)
12/01/25	534143-53901-5000	18486	VENDOR	COMPLETE I.T.	DEC 2025 LIFTMASTER VOIP & CLOUD HOSTING	510.00
01/01/26	534143-53901-5000	18792	VENDOR	COMPLETE I.T.	JAN 2026 LIFTMASTER VOIP & CLOUD HOSTING	510.00
02/01/26	534143-53901-5000	19054	VENDOR	COMPLETE I.T.	FEB 2026 LIFTMASTER VOIP & CLOUD	510.00
02/04/26	534143-53901-5000	19113	VENDOR	COMPLETE I.T.	GATE RECEIVER	409.99
YTD Total						2,959.99
Annual Budget						\$4,572.00
<i>Amount Remaining / (Budget overage)</i>						\$1,612.01
<i>% of Budget</i>						64.7%
Account Name: Electricity - Streetlights						
10/01/25	543013-53901-5000	JE002226	JE		AJE #1 To Accrue for 12th mon Duke Invoice paid in subsequent to FYE	(7,789.00)
10/16/25	543013-53901-5000	101625-7010-ACH	VENDOR	DUKE ENERGY-ACH	09/04/25-10/08/25 ELECTRIC	7,789.25
11/14/25	543013-53901-5000	111425-7010	VENDOR	DUKE ENERGY-ACH	10/3-11/7/25 Electricity	7,614.66
12/31/25	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH DECEMBER 2025	7,500.00
01/01/26	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH DECEMBER 2025	(7,500.00)
01/01/26	543013-53901-5000	121525-ACH	VENDOR	DUKE ENERGY-ACH	BILL PRD 11/5-12/5/25	7,550.12
01/16/26	543013-53901-5000	011626-7010-ACH	VENDOR	DUKE ENERGY-ACH	BILL PRD 12/3-1/8/26	7,976.24
01/31/26	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH JANUARY 2026	7,500.00
01/31/26	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH JANUARY 2026	(7,500.00)
02/01/26	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH JANUARY 2026	(7,500.00)
02/01/26	543013-53901-5000	ACCRUAL	JE		DUKE ENERGY ACH JANUARY 2026	7,500.00
02/24/26	543013-53901-5000	021326-7010	VENDOR	DUKE ENERGY-ACH	BILL PRD 1/6-2/6/26	7,312.93
02/28/26	543013-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 ELECTRIC	7,000.00
03/01/26	543013-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 ELECTRIC	(7,000.00)
03/16/26	543013-53901-5000	031626-7010-ACH	VENDOR	DUKE ENERGY-ACH	BILL PRD 2/4-3/6/26	6,981.73

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03/31/26	543013-53901-5000	ACCRUAL	JE		ACCRUE MAR 26 ELECTRIC	7,000.00
04/01/26	543013-53901-5000	ACCRUAL	JE		ACCRUE MAR 26 ELECTRIC	(7,000.00)
04/16/26	543013-53901-5000	041626-7010-ACH	VENDOR	DUKE ENERGY-ACH	SVC PRD 3/4-4/8/26	7,173.20
04/30/26	543013-53901-5000	ACCRUAL	JE		ACCRUE APR 26 ELECTRIC	7,000.00
05/01/26	543013-53901-5000	ACCRUAL	JE		ACCRUE APR 26 ELECTRIC	(7,000.00)
05/15/26	543013-53901-5000	051526-7010-ACH	VENDOR	DUKE ENERGY-ACH	SVC PRD 4/3-5/7/26	7,152.29
05/31/26	543013-53901-5000	ACCRUAL	JE		ACCRUE MAY 26 ELECTRIC	7,000.00
06/01/26	543013-53901-5000	ACCRUAL	JE		ACCRUE MAY 26 ELECTRIC	(7,000.00)
06/15/26	543013-53901-5000	061526-7010	VENDOR	DUKE ENERGY-ACH	SVC PRD 5/5-6/5/26	7,057.56
06/30/26	543013-53901-5000	ACCRUAL	JE		ACCRUE JUNE 26 ELECTRIC	7,000.00
07/01/26	543013-53901-5000	ACCRUAL	JE		ACCRUE JUNE 26 ELECTRIC	(7,000.00)
07/28/26	543013-53901-5000	071626-7010-ACH	VENDOR	DUKE ENERGY-ACH	SVC PRD 6/3-7/2/26	6,942.45
07/31/26	543013-53901-5000	ACCRUAL	JE		ACCRUE JULY 26 ELECTRIC	7,000.00

YTD Total	72,761.43
Annual Budget	\$99,000.00
<i>Amount Remaining / (Budget overage)</i>	\$26,238.57
<i>% of Budget</i>	73.5%

Account Name: Utility - Reclaimed Water

10/31/25	543028-53901-5000	110425-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	09/15/25-10/15/25 WATER/RECLAIMED WATER	1,696.80
11/30/25	543028-53901-5000	FY26 STANDING	JE		S/U FY26 STANDING Utility - Reclaimed Water	1,500.00
12/01/25	543028-53901-5000	120225-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	10/15-11/14/25 Water/Reclaimed Water	921.12
12/31/25	543028-53901-5000	ACCRUAL	JE		PASCO CTY UTILITES DECEMBER 2025	1,000.00
01/01/26	543028-53901-5000	ACCRUAL	JE		PASCO CTY UTILITES DECEMBER 2025	(1,000.00)
01/01/26	543028-53901-5000	JE002203	JE		REVERSE S/U FY26 STANDING WATER & SEWER	(800.00)
01/01/26	543028-53901-5000	JE002204	JE		REVERSE S/U FY26 STANDING WATER & SEWER	800.00
01/01/26	543028-53901-5000	JE002205	JE		REVERSE S/U FY26 STANDING RECLAIMED WATER	(1,500.00)
01/01/26	543028-53901-5000	020326-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 12/16-1/14/26	1,718.04
01/06/26	543028-53901-5000	010626-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 11/14-12/16/25	2,092.72
01/31/26	543028-53901-5000	ACCRUAL	JE		PASCO CTY UTILITES JANUARY 2026	2,000.00
02/01/26	543028-53901-5000	ACCRUAL	JE		PASCO CTY UTILITES JANUARY 2026	(2,000.00)
02/04/26	543028-53901-5000	020426-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 12/16-1/14/26	239.37
02/20/26	543028-53901-5000	JE002213	JE		Overpymt on Pymt 300077	(0.03)
02/28/26	543028-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 PASCO CTY UTILITIES	1,000.00
03/01/26	543028-53901-5000	ACCRUAL	JE		ACCRUE FEB 26 PASCO CTY UTILITIES	(1,000.00)
03/05/26	543028-53901-5000	021226-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 1/14-2/12/26	1,998.79
03/31/26	543028-53901-5000	ACCRUAL	JE		ACCRUE MAR 26 PASCO CTY UTILITIES	1,000.00
04/01/26	543028-53901-5000	ACCRUAL	JE		ACCRUE MAR 26 PASCO CTY UTILITIES	(1,000.00)
04/01/26	543028-53901-5000	040126-0575-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	903.95
04/01/26	543028-53901-5000	040126-0570-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	37.37
04/01/26	543028-53901-5000	040126-0560-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	431.27
04/01/26	543028-53901-5000	040126-0550-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	460.56
04/01/26	543028-53901-5000	040126-0555-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	441.37
04/30/26	543028-53901-5000	ACCRUAL	JE		ACCRUE APR 26 PASCO CTY UTILITIES	1,000.00
05/01/26	543028-53901-5000	ACCRUAL	JE		ACCRUE APR 26 PASCO CTY UTILITIES	(1,000.00)

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05/04/26	543028-53901-5000	050426-0570-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	26.26
05/04/26	543028-53901-5000	050426-0560-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	243.41
05/04/26	543028-53901-5000	050426-0555-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	296.94
05/04/26	543028-53901-5000	050426-0550-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	295.93
05/04/26	543028-53901-5000	050426-0575-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	779.72
05/31/26	543028-53901-5000	ACCRUAL	JE		ACCRUE MAY 26 PASCO CTY UTILITIES	1,000.00
06/01/26	543028-53901-5000	ACCRUAL	JE		ACCRUE MAY 26 PASCO CTY UTILITIES	(1,000.00)
06/05/26	543028-53901-5000	24565662	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	svc prd 4/15-5/15/26	276.74
06/05/26	543028-53901-5000	060221-0575-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 4/15-5/15/26	586.81
06/05/26	543028-53901-5000	060226-0570-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 4/15-5/15/26	20.20
06/05/26	543028-53901-5000	060226-0555-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 4/15-5/15/26	330.27
06/30/26	543028-53901-5000	ACCRUAL	JE		ACCRUE JUNE 26 PASCO CTY UTILITIES	1,000.00
07/01/26	543028-53901-5000	ACCRUAL	JE		ACCRUE JUNE 26 PASCO CTY UTILITIES	(1,000.00)
07/08/26	543028-53901-5000	070226-0575-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 5/18-6/16/26	817.09
07/08/26	543028-53901-5000	070226-0555-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 5/15-6/16/26	458.54
07/08/26	543028-53901-5000	24742854	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 5/15-6/16/26	29.29
07/08/26	543028-53901-5000	070226-0550-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 5/15-6/16/26	382.79
07/31/26	543028-53901-5000	ACCRUAL	JE		ACCRUE JULY 26 PASCO CTY UTILITIES	1,000.00

YTD Total	16,485.32
Annual Budget	\$22,920.96
<i>Amount Remaining / (Budget overage)</i>	\$6,435.64
<i>% of Budget</i>	71.9%

Account Name: Insurance - Property

10/01/25	545001-53901-5000	155000 TO 545001	JE	Prepaid-FY26 Property Insurance per policy	56,100.00
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YTD Total	56,100.00
Annual Budget	\$0.00
<i>Amount Remaining / (Budget overage)</i>	(\$56,100.00)
<i>% of Budget</i>	n/a

Account Name: R&M-Electrical

11/03/25	546020-53901-5000	25183	VENDOR	HIMES ELECTRICAL SERVICE, INC.	Service Call Found No Issues	140.00
11/17/25	546020-53901-5000	25205	VENDOR	HIMES ELECTRICAL SERVICE, INC.	Replace GFI North Side of Courtyard	193.00
07/14/26	546020-53901-5000	JE002271	JE		R/C Himes Elect Serv, Inc. Pool Circuit Breaker & Underground Splice	397.74

YTD Total	730.74
Annual Budget	\$1,500.00
<i>Amount Remaining / (Budget overage)</i>	\$769.26
<i>% of Budget</i>	48.7%

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: R&M-Gate						
10/03/25	546034-53901-5000	17960	VENDOR	COMPLETE I.T.	Keswick Ent Gate-Loop Module Adjust Sensativity	330.00
10/09/25	546034-53901-5000	17982	VENDOR	COMPLETE I.T.	10/9/25 Tanglewyld replace touchscreen	1,883.83
10/20/25	546034-53901-5000	18032	VENDOR	COMPLETE I.T.	2 HRS -For onsite diagnosis of Hillington gate. More details in Ticket	330.00
11/13/25	546034-53901-5000	18286	VENDOR	COMPLETE I.T.	Ballastone Display Replacement for Liftmaster CAPXL	1,883.83
11/19/25	546034-53901-5000	18315	VENDOR	COMPLETE I.T.	Brenford Main Board Replacement	2,990.45
02/06/26	546034-53901-5000	JE002217	JE		Complete I.T. Quarterly Gate Maintenance Q1 2026	1,800.00
02/13/26	546034-53901-5000	19151	VENDOR	COMPLETE I.T.	TROUBLESHOOTING KESWICK GATE CALL BOX	330.00
02/19/26	546034-53901-5000	19180	VENDOR	COMPLETE I.T.	Diagnosis of Keswick gate	330.00
02/25/26	546034-53901-5000	JE002218	JE		Complete I.T. Troubleshooting Hillington Call Box and Gate	330.00
02/25/26	546034-53901-5000	JE002219	JE		Complete I.T. Tech Labor & Yelp Siren	450.00
02/25/26	546034-53901-5000	JE002220	JE		Complete I.T. Tech Labor & Yelp Siren	330.00
03/12/26	546034-53901-5000	19445	VENDOR	COMPLETE I.T.	Tech Labor	330.00
03/31/26	546034-53901-5000	JE002235	JE		Complete IT Liftmaster, Tech Labor	1,500.00
04/01/26	546034-53901-5000	0000055646	VENDOR	BEND CORPORATION	GATE LOCK	303.00
04/01/26	546034-53901-5000	JE002241	JE		The Chamberlain Group Inv 7006610584 60 Remotes	521.97
04/16/26	546034-53901-5000	19750	VENDOR	COMPLETE I.T.	2 hours tech service on Office	330.00
04/17/26	546034-53901-5000	0000055913	VENDOR	BEND CORPORATION	Weymouth Pedestrian Gate Lock	295.00
04/21/26	546034-53901-5000	26-9435	VENDOR	MOZART'S ARTISTIC DESIGNS	Weymouth Gate Repair	746.90
05/04/26	546034-53901-5000	19961	VENDOR	COMPLETE I.T.	Liftmaster Community App	510.00
05/14/26	546034-53901-5000	20025	VENDOR	COMPLETE I.T.	Tech Labor Ashmont Exit Gate	330.00
05/20/26	546034-53901-5000	20099	VENDOR	COMPLETE I.T.	Tech Labor Marchmont Gate	330.00
06/01/26	546034-53901-5000	20257	VENDOR	COMPLETE I.T.	Liftmaster Community App	510.00
06/30/26	546034-53901-5000	20440	VENDOR	COMPLETE I.T.	Liftmaster CAPXLV Door Board w/Cover	770.95
07/01/26	546034-53901-5000	20580	VENDOR	COMPLETE I.T.	Liftmaster Community App	510.00
07/06/26	546034-53901-5000	20645	VENDOR	COMPLETE I.T.	Internet Issue Ballastone, Brenford, Strathmore, Weymouth	1,401.13
07/31/26	546034-53901-5000	26-9604	VENDOR	MOZART'S ARTISTIC DESIGNS	7/23/26 Ballastone Gate Repairs	2,095.00

	YTD Total	21,472.06
	Annual Budget	\$10,000.00
	<i>Amount Remaining / (Budget overage)</i>	<i>(\$11,472.06)</i>
	<i>% of Budget</i>	<i>214.7%</i>

Account Name: R&M-Other Landscape

10/13/25	546036-53901-5000	361951	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	10/11/25 Tanglewyld tree removal	2,250.00
10/27/25	546036-53901-5000	363353	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Tree Removal on Lake Patience Rd	300.00
10/30/25	546036-53901-5000	363965	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Enhancement Keswick Entrance	954.00
10/30/25	546036-53901-5000	363964	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Enhancement Oakstead Entrance Center	19,764.00
10/30/25	546036-53901-5000	363963	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Enhancement Across Clubhouse & Oakstead Blvd	7,546.50
10/31/25	546036-53901-5000	364141	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	Enhancement Brenford Entrance	2,430.00
11/14/25	546036-53901-5000	367803	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Clubhouse Parking Lot Viburnum Hedges	1,759.50
11/14/25	546036-53901-5000	367804	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Oakstead Blvd Plant Refill	3,780.00
11/19/25	546036-53901-5000	368329	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Enhancement WeyMouth Entrance	3,393.00
01/15/26	546036-53901-5000	377691	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	SOD REPLACEMENT	1,235.00
01/16/26	546036-53901-5000	378078	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	STUMP GRINDING	175.00

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02/23/26	546036-53901-5000	383231	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Oakstead Cdd Second Center Median island Plant removal Sod	2,730.00
03/30/26	546036-53901-5000	388462	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Oakstead Cdd Clubhouse Crotton Plant Replacement	2,090.00
05/01/26	546036-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363965 Enhancement Keswick Entrance	(954.00)
05/01/26	546036-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363964 Enhancement Oakstead Entrance	(19,764.00)
05/01/26	546036-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement across Clubhouse	(7,546.50)
05/01/26	546036-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement Brenford Entrance	(2,430.00)
05/01/26	546036-53901-5000	JE002256	JE		R/C Landscape Maint Prof Inv 363963 Enhancement Weymouth Entranc	(3,393.00)
05/06/26	546036-53901-5000	394185	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Bush Hogging Services	2,307.90
06/30/26	546036-53901-5000	401468	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Enhancements Entrance	2,962.50
06/30/26	546036-53901-5000	401467	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Enhancements Manassas & Oakstead Blvd	378.00
YTD Total						19,967.90
Annual Budget						\$10,000.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$9,967.90)</i>
<i>% of Budget</i>						<i>199.7%</i>

Account Name: R&M-Irrigation

11/13/25	546041-53901-5000	18285	VENDOR	COMPLETE I.T.	Laptop for Irrigation Pressure Testing	1,279.99
12/12/25	546041-53901-5000	373090	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	12/3/25 Clubhouse Sprinkler Repairs	84.75
12/12/25	546041-53901-5000	373091	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	12/3/25 Marchmont Wet Check Repairs	38.31
12/12/25	546041-53901-5000	373092	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	12/2/25 Keswick Entr Irrigation Rprs	718.12
12/22/25	546041-53901-5000	373960	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS	587.06
12/22/25	546041-53901-5000	373961	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS	1,003.24
01/19/26	546041-53901-5000	378222	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRR REPAIRS	250.00
01/19/26	546041-53901-5000	378220	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS	1,205.44
01/19/26	546041-53901-5000	378221	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	6 Irrigation Repair-Keswick/Clubhouse-Valve	978.20
01/19/26	546041-53901-5000	378219	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION	160.84
01/19/26	546041-53901-5000	378218	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Repair-Ballastone-Valve Replacement	623.27
01/26/26	546041-53901-5000	378661	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRR REPAIRS	917.37
02/02/26	546041-53901-5000	380486	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	DEC IRR REPAIRS	411.77
02/02/26	546041-53901-5000	380487	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	DEC IRR REPAIRS	739.99
02/18/26	546041-53901-5000	020226-0316	VENDOR	LOWE'S COMPANIES	R&M CLUBHOUSE	258.68
02/23/26	546041-53901-5000	383217	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	February 2026 Irrigation Repair-Keswick Controller-Valve	644.43
02/23/26	546041-53901-5000	383214	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	January 2026 Completed Wet Check Repairs-Marchmont	94.45
02/23/26	546041-53901-5000	383216	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	January 2026 Irrigation Repair-Weymouth Controller-Diagnostic	390.00
02/23/26	546041-53901-5000	383215	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	January 2026 Completed Wet Check Repairs-Weymouth	288.99
02/27/26	546041-53901-5000	384064	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Backflow System Repair	3,955.00
03/01/26	546041-53901-5000	46917-1	VENDOR	NIAGARA SPRINKLER SYSTEMS INC	IRR REPAIRS	110.00
03/02/26	546041-53901-5000	384985	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	February 2026 Irrigation Repair-Keswick & Club House	2,138.52
03/10/26	546041-53901-5000	JE002236	JE		Lowes	149.27
03/30/26	546041-53901-5000	388477	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	January 2026 Irrigation Repair	1,582.08
03/31/26	546041-53901-5000	JE002252	JE		R/C Juniper Landscaping March 26 Wet Check Repairs	414.20
03/31/26	546041-53901-5000	JE002252	JE		R/C Juniper Landscaping March 26 Wet Check Repairs	(414.20)
04/02/26	546041-53901-5000	JE002253	JE		Juniper Landscaping Inv 391280 March 26 Completed Wet Check Repair	414.20
04/30/26	546041-53901-5000	392698	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS	82.50
04/30/26	546041-53901-5000	392697	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS	163.80

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05/01/26	546041-53901-5000	395532	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Irrigation Repairs	124.14
05/01/26	546041-53901-5000	395531	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Irrigation Repairs	222.35
05/01/26	546041-53901-5000	396015	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Irrigation Repairs	853.53
05/01/26	546041-53901-5000	396016	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Irrigation Repairs	94.06
05/22/26	546041-53901-5000	395530	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	Irrigation Repairs	1,844.16
06/15/26	546041-53901-5000	401640	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Marchmont Cont	152.67
06/30/26	546041-53901-5000	401642	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Keswick	176.91
06/30/26	546041-53901-5000	401638	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Ballastone Cont	92.03
06/30/26	546041-53901-5000	401639	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Keswick Cont	1,498.08
06/30/26	546041-53901-5000	401641	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Weymouth Cont	441.00
06/30/26	546041-53901-5000	401913	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE	504.18
06/30/26	546041-53901-5000	401912	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Clubhouse	274.40
06/30/26	546041-53901-5000	401914	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Weymouth	94.94
06/30/26	546041-53901-5000	401911	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE Marchmont	76.61
07/03/26	546041-53901-5000	406334	VENDOR	JUNIPER LANDSCAPING OF FLORIDA LLC	IRRIGATION REPAIRS JUNE ENTRANCE	92.36

YTD Total 25,811.69

Annual Budget \$22,000.00

Amount Remaining / (Budget overage) **(\$3,811.69)**

% of Budget 117.3%

Account Name: R&M-Other Field

10/12/25	546063-53901-5000	23013	VENDOR	CROSSCREEK ENVIRONMENTAL	PONDS 5A AND 5C MECHANICAL VEGETATION REMOVAL	3,195.00
10/31/25	546063-53901-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	50.65
10/31/25	546063-53901-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	18.98
10/31/25	546063-53901-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	(30.24)
10/31/25	546063-53901-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	71.20
11/01/25	546063-53901-5000	102625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 10/6/25-10/24/25 CC Purchases (Luis)	11.00
11/01/25	546063-53901-5000	102625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 10/6/25-10/24/25 CC Purchases (Luis)	17.12
11/01/25	546063-53901-5000	102625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 10/6/25-10/24/25 CC Purchases (Luis)	11.60
11/01/25	546063-53901-5000	102625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 10/6/25-10/24/25 CC Purchases (Luis)	13.00
11/03/25	546063-53901-5000	1234	VENDOR	dba POP N ART WOODWORKS	Remove Playground & Haul Away	100.00
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	14.46
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	15.31
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	34.99
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	13.50
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	13.00
12/01/25	546063-53901-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	14.00
12/08/25	546063-53901-5000	120225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes 11/6-28/25 CC Purchases	131.26
12/26/25	546063-53901-5000	122625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	DEC PURCHASES	396.99
01/12/26	546063-53901-5000	010226-0316	VENDOR	LOWE'S COMPANIES	Lowes 11/6-28/25 CC Purchases	116.73
01/13/26	546063-53901-5000	011326-	VENDOR	LUIS CHAGUACEDA	Mileage Report	145.00
01/26/26	546063-53901-5000	012626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Truist Bank CC 12/27/25 - 01/26/26	57.73
01/30/26	546063-53901-5000	JE002221	JE		HMJ Services LLC DBA Magic Bubbles - Long Bridge	1,500.00
02/04/26	546063-53901-5000	JE002222	JE		HMJ Services LLC DBA Magic Bubbles - Wooden Bridge cleaning	750.00
02/12/26	546063-53901-5000	24191	VENDOR	CROSSCREEK ENVIRONMENTAL	Mechanical Vegetation Removal	7,455.00

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02/12/26	546063-53901-5000	24652	VENDOR	CROSSCREEK ENVIRONMENTAL	Ponds 5A and 5C Debris Removal	3,800.00
03/09/26	546063-53901-5000	022626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	cardholder activity	51.51
03/10/26	546063-53901-5000	030226-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes	132.54
03/17/26	546063-53901-5000	26-9382	VENDOR	MOZART'S ARTISTIC DESIGNS	Hillinton gate lock box repair	683.83
04/17/26	546063-53901-5000	040226-0316-ACH	VENDOR	LOWE'S COMPANIES	Office Supplies	97.24
04/20/26	546063-53901-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	82.50
05/01/26	546063-53901-5000	042626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Office Supplies	85.75
05/01/26	546063-53901-5000	043026-LT	VENDOR	LYNN TEMPERA	MILEAGE	134.13
05/01/26	546063-53901-5000	043026-LC	VENDOR	LUIS CHAGUACEDA	MILEAGE REIMB	58.00
05/02/26	546063-53901-5000	050226-0316-ACH	VENDOR	LOWE'S COMPANIES	April Charges	445.96
06/03/26	546063-53901-5000	2160-9922	VENDOR	FASTSIGNS	Signs	572.50
06/08/26	546063-53901-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	20.01
06/08/26	546063-53901-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	22.01
06/08/26	546063-53901-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	19.90
06/08/26	546063-53901-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	20.00
06/08/26	546063-53901-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	189.96
06/09/26	546063-53901-5000	060226-0316	VENDOR	LOWE'S COMPANIES	May Charges	221.82
07/01/26	546063-53901-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	90.79
07/13/26	546063-53901-5000	070226-0316	VENDOR	LOWE'S COMPANIES	June Charges	271.03

YTD Total 21,115.76

Annual Budget \$13,812.96

Amount Remaining / (Budget overage) **(\$7,302.80)**

% of Budget 152.9%

Account Name: R&M-Sidewalks

03/20/26	546084-53901-5000	1165918	VENDOR	INFRAMARK LLC	Maintenance services	2,674.00
06/15/26	546084-53901-5000	1347	VENDOR	dba POP N ART WOODWORKS	Remove Sidewalk panels	600.00

YTD Total 3,274.00

Annual Budget \$10,000.00

Amount Remaining / (Budget overage) \$6,726.00

% of Budget 32.7%

Account Name: R&M-Trees and Trimming

10/09/25	546099-53901-5000	361773	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	10/1/25 Palm Tree Debooting	2,160.00
10/20/25	546099-53901-5000	362816	VENDOR	LANDSCAPE MAINTENANCE PROFESSIONALS	10/20/25-11/19/25 -BASKETBALL COURT PALM TREE DEBOOTING	900.00
02/20/26	546099-53901-5000	2465	VENDOR	A-Z TREE SERVICE	Tree removal and grind	900.00

YTD Total 3,960.00

Annual Budget \$16,000.00

Amount Remaining / (Budget overage) \$12,040.00

% of Budget 24.8%

Oakstead Community Development District

Expenditure Report - General Fund
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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: R&M-Landscape Lighting						
12/03/25	546308-53901-5000	122503	VENDOR	DAVID M. BECHTEL	LIIGHTING SVC / CRISTMAS LIGHTS	630.00
01/26/26	546308-53901-5000	012604	VENDOR	DAVID M. BECHTEL	Replace light and transformer	858.00
02/19/26	546308-53901-5000	022611	VENDOR	DAVID M. BECHTEL	Transformer replacement	543.00
03/06/26	546308-53901-5000	022612	VENDOR	DAVID M. BECHTEL	2-wac flood light fixtures	583.00
03/09/26	546308-53901-5000	021926-	VENDOR	DAVID M. BECHTEL	Downtight fixtures	583.00
03/24/26	546308-53901-5000	032610	VENDOR	DAVID M. BECHTEL	Replaced bulbs	837.00
05/13/26	546308-53901-5000	1130	VENDOR	TIMELESS LANDSCAPE CREATIONS	Repair Landscape Lighting	450.00
07/01/26	546308-53901-5000	062605	VENDOR	DAVID M. BECHTEL	Service All Community Landscape Lighting	550.00
07/15/26	546308-53901-5000	070526	VENDOR	DAVID M. BECHTEL	Universal 600-watt 12-22 Volt Tap	399.00
YTD Total						5,433.00
Annual Budget						\$2,000.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$3,433.00)</i>
<i>% of Budget</i>						<i>271.7%</i>
Account Name: Misc-Holiday Lighting						
10/01/25	549028-53901-5000	155000 TO 549028	JE		Prepaid-Decorating Elves Inv I231826542 Deposit pd in August	3,200.38
11/11/25	549028-53901-5000	I231827008	VENDOR	DECORATING ELVES, INC	PIF-HOLIDAY LIGHTING (FY26 Expense)	5,938.57
12/03/25	549028-53901-5000	122503	VENDOR	DAVID M. BECHTEL	LIIGHTING SVC / CRISTMAS LIGHTS	300.00
02/14/26	549028-53901-5000	022601	VENDOR	DAVID M. BECHTEL	CHRISTMAS LIGHTING	340.00
YTD Total						9,778.95
Annual Budget						\$8,500.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$1,278.95)</i>
<i>% of Budget</i>						<i>115.0%</i>
Account Name: Misc-Property Taxes						
11/11/25	549044-53901-5000	111225-0040	VENDOR	MIKE FASANO	County Stormwater Non-Ad Valorem	3,128.16
YTD Total						3,128.16
Annual Budget						\$3,200.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$71.84</i>
<i>% of Budget</i>						<i>97.8%</i>
Account Name: Misc-Contingency						
03/06/26	549900-53901-5000	2160-9574	VENDOR	FASTSIGNS	MEMORIAL	955.00
03/25/26	549900-53901-5000	RX-0324-01	VENDOR	REALEX CONSTRUCTION	Monument Wall Restoration	9,951.63
07/01/26	549900-53901-5000	JE002272	JE		R/C Truist Bank -8900 ACH from #5221 June Purchases	588.50
YTD Total						11,495.13
Annual Budget						\$36,985.00
<i>Amount Remaining / (Budget overage)</i>						<i>\$25,489.87</i>
<i>% of Budget</i>						<i>31.1%</i>

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Reserve - Ponds						
11/01/25	568126-53901-5000	568046 TO 568126	JE		R/C INV 2964-Deposit for O&M Rprs to all Ponds \$51,400	25,700.00
11/14/25	568126-53901-5000	2966	VENDOR	FINN OUTDOOR	PIF- O&M Repairs all Ponds \$51,400.00 Final Payment	25,700.00
YTD Total						51,400.00
Annual Budget						\$0.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$51,400.00)</i>
<i>% of Budget</i>						<i>n/a</i>
Field Department Total:						\$681,910.58

DEPARTMENT NAME: PARKS AND RECREATION

Account Name: Payroll-Salaries

10/07/25	512001-57201-5000	PPE 10/3/25	JE		Payroll-Salary PPE 10/3/25	2,308.00
10/21/25	512001-57201-5000	PPE 10/17/25	JE		Payroll-Salary PPE 10/17/25	2,308.00
10/21/25	512001-57201-5000	PPE 10/17/25	JE		Retro Payroll PPE 10/17/25	30.25
11/05/25	512001-57201-5000	PPE 10/31/25	JE		Payroll-Salaries PPE 10/31/25	2,308.00
11/19/25	512001-57201-5000	PPE 11/14/25	JE		Payroll-Salaries	2,308.00
12/03/25	512001-57201-5000	PPE 11/28/25	JE		Payroll-Salaries	1,154.00
12/03/25	512001-57201-5000	PPE 11/28/25	JE		Vacation	692.40
12/03/25	512001-57201-5000	PPE 11/28/25	JE		Holiday	461.60
12/16/25	512001-57201-5000	STAFF PPE 12/12/25	JE		Payroll-Salary L. Tempera	2,377.60
12/16/25	512001-57201-5000	STAFF PPE 12/12/25	JE		Retro-Lynn Tempera	278.40
12/31/25	512001-57201-5000	STAFF PPE 12/26/25	JE		Payroll-Salary L. Tempera	1,188.80
12/31/25	512001-57201-5000	STAFF PPE 12/26/25	JE		Vacation - L. Tempera	713.28
12/31/25	512001-57201-5000	STAFF PPE 12/26/25	JE		Holiday - L. Tempera	475.52
01/14/26	512001-57201-5000	ADP00084	JE		Payroll-Salary	1,902.08
01/14/26	512001-57201-5000	ADP00084	JE		Vacation	237.76
01/14/26	512001-57201-5000	ADP00084	JE		Holiday	237.76
01/28/26	512001-57201-5000	ADP00085	JE		Payroll-Salary	2,139.84
01/28/26	512001-57201-5000	ADP00085	JE		Holiday	237.76
02/10/26	512001-57201-5000	JE002223	JE		Payroll - Salary	2,377.60
02/24/26	512001-57201-5000	JE002224	JE		Payroll - Salary	2,377.60
03/10/26	512001-57201-5000	JE002231	JE		ADP 00091 PAYROLL SALARY	2,139.84
03/24/26	512001-57201-5000	JE002232	JE		ADP 00092 PAYROLL SALARY	2,377.60
04/07/26	512001-57201-5000	ADP00096	JE		Payroll Salary ADP	2,377.60
04/08/26	512001-57201-5000	ADP00099	JE		Payroll-Salary	2,386.70
04/08/26	512001-57201-5000	ADP00099	JE		Payroll-Salary	(2,386.70)
04/21/26	512001-57201-5000	ADP00097	JE		Payroll-Salaries ADP	2,377.60
05/06/26	512001-57201-5000	ADP00098	JE		Payroll-Salary	2,377.60

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
05/20/26	512001-57201-5000	ADP00102	JE		Payroll-Salary	2,377.60
06/03/26	512001-57201-5000	ADP00103	JE		Payroll-Salary	2,139.84
06/03/26	512001-57201-5000	ADP00103	JE		Holiday	237.76
06/17/26	512001-57201-5000	ADP00106	JE		Payroll-Salary	2,377.60
06/30/26	512001-57201-5000	ADP00109	JE		Payroll-Salaries	2,377.60
07/01/26	512001-57201-5000	ADP00108	JE		Payroll-Salary	2,377.60
07/01/26	512001-57201-5000	ADP00108	JE		Payroll-Salary	(2,377.60)
07/14/26	512001-57201-5000	ADP00111	JE		Payroll-Salary	951.04
07/14/26	512001-57201-5000	ADP00111	JE		Vacation	1,188.80
07/14/26	512001-57201-5000	ADP00111	JE		Holiday	237.76
						YTD Total 49,652.49
						Annual Budget \$68,264.00
						<i>Amount Remaining / (Budget overage)</i> \$18,611.51
						<i>% of Budget</i> 72.7%
Account Name: Payroll-Hourly						
10/07/25	512002-57201-5000	PPE 10/3/25	JE		Payroll- Hourly PPE 10/3/25	3,817.50
10/21/25	512002-57201-5000	PPE 10/17/25	JE		Payroll- Hourly PPE 10/17/25	3,821.35
11/05/25	512002-57201-5000	PPE 10/31/25	JE		Payroll- Hourly	4,086.43
11/19/25	512002-57201-5000	PPE 11/14/25	JE		Payroll- Hourly	3,625.10
12/03/25	512002-57201-5000	PPE 11/28/25	JE		Payroll- Hourly	3,036.50
12/16/25	512002-57201-5000	STAFF PPE 12/12/25	JE		Payroll- Hourly	3,093.55
12/31/25	512002-57201-5000	STAFF PPE 12/26/25	JE		Payroll- Hourly	2,900.21
01/14/26	512002-57201-5000	ADP00084	JE		Payroll- Hourly	2,959.15
01/28/26	512002-57201-5000	ADP00085	JE		Payroll- Hourly	3,370.04
02/10/26	512002-57201-5000	ADP00087	JE		Payroll- Hourly	3,471.23
02/24/26	512002-57201-5000	ADP00088	JE		Payroll- Hourly	3,115.11
03/10/26	512002-57201-5000	ADP00091	JE		Payroll- Hourly	2,975.89
03/10/26	512002-57201-5000	JE002233	JE		ADP00091	237.76
03/24/26	512002-57201-5000	ADP00092	JE		Payroll- Hourly	3,724.20
04/01/26	512002-57201-5000	JE002242	JE		Lynn Tempera Christmas Bonus	400.00
04/07/26	512002-57201-5000	ADP00096	JE		Payroll-Hourly ADP	3,925.45
04/08/26	512002-57201-5000	ADP00099	JE		Vacation	475.52
04/08/26	512002-57201-5000	ADP00099	JE		Payroll- Hourly	3,925.45
04/08/26	512002-57201-5000	ADP00099	JE		Payroll- Hourly	(3,925.45)
04/08/26	512002-57201-5000	ADP00099	JE		Vacation	(475.52)
04/21/26	512002-57201-5000	ADP00097	JE		Payroll-Hourly ADP	3,957.40

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
05/06/26	512002-57201-5000	ADP00098	JE		Payroll- Hourly	4,108.23
05/20/26	512002-57201-5000	ADP00102	JE		Payroll- Hourly	4,390.92
06/03/26	512002-57201-5000	ADP00103	JE		Payroll- Hourly	5,130.56
06/17/26	512002-57201-5000	ADP00106	JE		Payroll- Hourly	4,645.67
06/30/26	512002-57201-5000	ADP00109	JE		Payroll-Hourly	4,324.66
07/01/26	512002-57201-5000	ADP00108	JE		Payroll- Hourly	4,324.66
07/01/26	512002-57201-5000	ADP00108	JE		Payroll- Hourly	(4,324.66)
07/14/26	512002-57201-5000	ADP00111	JE		Payroll- Hourly	4,263.52

YTD Total	79,380.43
Annual Budget	\$72,952.00
<i>Amount Remaining / (Budget overage)</i>	(\$6,428.43)
<i>% of Budget</i>	108.8%

Account Name: FICA Taxes

10/07/25	521001-57201-5000	PPE 10/3/25	JE	ER FICA	468.60
10/21/25	521001-57201-5000	PPE 10/17/25	JE	ER FICA	471.21
11/05/25	521001-57201-5000	PPE 10/31/25	JE	ER FICA	489.17
11/19/25	521001-57201-5000	PPE 11/14/25	JE	ER FICA	453.88
12/03/25	521001-57201-5000	PPE 11/28/25	JE	ER FICA	408.85
12/16/25	521001-57201-5000	STAFF PPE 12/12/25	JE	ER FICA	439.84
12/31/25	521001-57201-5000	STAFF PPE 12/26/25	JE	ER FICA	403.75
01/14/26	521001-57201-5000	ADP00084	JE	ER FICA	408.26
01/28/26	521001-57201-5000	ADP00085	JE	ER FICA	439.69
02/10/26	521001-57201-5000	ADP00087	JE	ER FICA	447.44
02/24/26	521001-57201-5000	ADP00088	JE	ER FICA	420.19
03/10/26	521001-57201-5000	ADP00091	JE	ER FICA	409.54
03/24/26	521001-57201-5000	ADP00092	JE	ER FICA	466.79
04/07/26	521001-57201-5000	ADP00096	JE	FICA Taxes	482.18
04/08/26	521001-57201-5000	ADP00099	JE	ER FICA	482.18
04/08/26	521001-57201-5000	ADP00099	JE	ER FICA	(482.18)
04/21/26	521001-57201-5000	ADP00097	JE	FICA Taxes	484.62
05/06/26	521001-57201-5000	ADP00098	JE	ER FICA	496.17
05/20/26	521001-57201-5000	ADP00102	JE	ER FICA	517.79
06/03/26	521001-57201-5000	ADP00103	JE	ER FICA	574.37
06/17/26	521001-57201-5000	ADP00106	JE	ER FICA	537.28
06/30/26	521001-57201-5000	ADP00109	JE	ER FICA	512.72
07/01/26	521001-57201-5000	ADP00108	JE	ER FICA	512.72
07/01/26	521001-57201-5000	ADP00108	JE	ER FICA	(512.72)
07/14/26	521001-57201-5000	ADP00111	JE	ER FICA	508.05

YTD Total	9,840.39
Annual Budget	\$10,803.00
<i>Amount Remaining / (Budget overage)</i>	\$962.61
<i>% of Budget</i>	91.1%

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Workers' Compensation						
10/01/25	524001-57201-5000	155000 TO 524001	JE		Prepaid-FY26 Workers' Comp Inv 29467 WC100125940	1,500.00
						YTD Total 1,500.00
						Annual Budget \$4,500.00
						<i>Amount Remaining / (Budget overage)</i> \$3,000.00
						<i>% of Budget</i> 33.3%
Account Name: Contracts-Security Services						
10/01/25	534037-57201-5000	17910	VENDOR	COMPLETE I.T.	OCT 25 MONITORED BURGLAR ALARM SYSTEM	65.00
11/01/25	534037-57201-5000	18206	VENDOR	COMPLETE I.T.	NOV 25 MONITORED BURGLAR ALARM SYSTEM	65.00
12/01/25	534037-57201-5000	18484	VENDOR	COMPLETE I.T.	DEC 25 MONITORED BURGLAR ALARM SYSTEM	65.00
01/01/26	534037-57201-5000	18790	VENDOR	COMPLETE I.T.	JAN 26 MONITORED BURGLAR ALARM SYSTEM	65.00
02/01/26	534037-57201-5000	19052	VENDOR	COMPLETE I.T.	FEB 26 MONITORED BURGLAR ALARM SYSTEM	65.00
03/01/26	534037-57201-5000	19369	VENDOR	COMPLETE I.T.	Monitored Burglar Alarm System	65.00
04/01/26	534037-57201-5000	19654	VENDOR	COMPLETE I.T.	Monitored Burglar	65.00
05/04/26	534037-57201-5000	19959	VENDOR	COMPLETE I.T.	MAY 25 MONITORED BURGLAR ALARM SYSTEM	65.00
06/01/26	534037-57201-5000	20255	VENDOR	COMPLETE I.T.	JUN 26 MONITORED BURGLAR ALARM SYSTEM	65.00
07/01/26	534037-57201-5000	20578	VENDOR	COMPLETE I.T.	JUL 26 MONITORED BURGLAR ALARM SYSTEM	65.00
						YTD Total 650.00
						Annual Budget \$480.00
						<i>Amount Remaining / (Budget overage)</i> (\$170.00)
						<i>% of Budget</i> 135.4%
Account Name: Contracts-Pools						
10/01/25	534078-57201-5000	2025-1260	VENDOR	COOPER POOLS, INC.	OCT 25 Pool Maintenance	3,940.00
11/02/25	534078-57201-5000	2025-1378	VENDOR	COOPER POOLS, INC.	NOV 25 Pool Maintenance	3,940.00
12/01/25	534078-57201-5000	2025-1498	VENDOR	COOPER POOLS, INC.	DEC 25 Pool Maintenance	3,940.00
01/01/26	534078-57201-5000	2026-1032	VENDOR	COOPER POOLS, INC.	JAN 26 Pool Maintenance	3,940.00
02/02/26	534078-57201-5000	2026-1128	VENDOR	COOPER POOLS, INC.	MONTHLY CLEANING CONTRACT	3,940.00
03/01/26	534078-57201-5000	2026-1226	VENDOR	COOPER POOLS, INC.	Monthly Commercial Maintenance	3,940.00
04/01/26	534078-57201-5000	2026-1313	VENDOR	COOPER POOLS, INC.	Monthly Commercial Maintenance	3,940.00
05/05/26	534078-57201-5000	2026-1405	VENDOR	COOPER POOLS, INC.	MAY 26 POOL MAINT	3,940.00
06/01/26	534078-57201-5000	2026-1506	VENDOR	COOPER POOLS, INC.	JUN 26 POOL MAINT	3,940.00
07/01/26	534078-57201-5000	2026-1593	VENDOR	COOPER POOLS, INC.	JUL 26 POOL MAINT	3,940.00
						YTD Total 39,400.00
						Annual Budget \$17,820.00
						<i>Amount Remaining / (Budget overage)</i> (\$21,580.00)
						<i>% of Budget</i> 221.1%

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Contracts-Computer Support						
10/01/25	534124-57201-5000	17893	VENDOR	COMPLETE I.T.	OCT 25 MSP PLAN, CLOUD BACKUP & MICROSOFT O365 SUBSCRIF	182.95
10/01/25	534124-57201-5000	17894	VENDOR	COMPLETE I.T.	OCT 25 GOOGLE EMAIL (10) WITH VAULT	165.00
11/01/25	534124-57201-5000	18188	VENDOR	COMPLETE I.T.	NOV 25 MSP PLAN CLOUD BACKUP & MS OFFICE 365	182.95
11/01/25	534124-57201-5000	18189	VENDOR	COMPLETE I.T.	NOV 25 GOOGLE EMAIL (10) WITH VAULT	165.00
11/01/25	534124-57201-5000	18207	VENDOR	COMPLETE I.T.	NOV 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
11/01/25	534124-57201-5000	INV 18207 R/C	JE		R/C NOV 25 EAGLE EYE CAMERA 30 DAY CLOUD	(342.00)
12/01/25	534124-57201-5000	18467	VENDOR	COMPLETE I.T.	DEC 25 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
12/01/25	534124-57201-5000	18468	VENDOR	COMPLETE I.T.	DEC 25 GOOGLE EMAIL (10) WITH VAULT	165.00
12/01/25	534124-57201-5000	18485	VENDOR	COMPLETE I.T.	DEC 25 EAGLE EYE CAMERA 30 DAY CLOUD	342.00
12/01/25	534124-57201-5000	534124 TO 534142	JE		R/C DEC 25 EAGLE EYE CAMERA 30 DAY CLOUD	(342.00)
01/01/26	534124-57201-5000	18773	VENDOR	COMPLETE I.T.	JAN 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
01/01/26	534124-57201-5000	18774	VENDOR	COMPLETE I.T.	JAN 26 GOOGLE EMAIL (10) WITH VAULT	165.00
02/01/26	534124-57201-5000	19035	VENDOR	COMPLETE I.T.	FEB 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
02/01/26	534124-57201-5000	19036	VENDOR	COMPLETE I.T.	JAN 26 GOOGLE EMAIL (10) WITH VAULT	165.00
03/01/26	534124-57201-5000	19409	VENDOR	COMPLETE I.T.	Brivo	35.00
03/01/26	534124-57201-5000	19353	VENDOR	COMPLETE I.T.	Email account 30GB	165.00
03/01/26	534124-57201-5000	19352	VENDOR	COMPLETE I.T.	Cloud Data, Microsoft	12.95
03/01/26	534124-57201-5000	19352	VENDOR	COMPLETE I.T.	Cloud Data, Microsoft	30.00
03/01/26	534124-57201-5000	19352	VENDOR	COMPLETE I.T.	Cloud Data, Microsoft	150.00
03/01/26	534124-57201-5000	19370	VENDOR	COMPLETE I.T.	Eagle Eye	142.50
03/01/26	534124-57201-5000	19370	VENDOR	COMPLETE I.T.	Eagle Eye	135.00
03/01/26	534124-57201-5000	19370	VENDOR	COMPLETE I.T.	Eagle Eye	207.00
04/01/26	534124-57201-5000	19637	VENDOR	COMPLETE I.T.	Microsoft Office 365	12.95
04/01/26	534124-57201-5000	19637	VENDOR	COMPLETE I.T.	Microsoft Office 365	30.00
04/01/26	534124-57201-5000	19637	VENDOR	COMPLETE I.T.	Microsoft Office 365	150.00
04/01/26	534124-57201-5000	19638	VENDOR	COMPLETE I.T.	Email w/ Vault Email account 30GB	165.00
04/01/26	534124-57201-5000	19655	VENDOR	COMPLETE I.T.	Eagle Eye Camera+	142.50
04/01/26	534124-57201-5000	19655	VENDOR	COMPLETE I.T.	Eagle Eye Camera+	135.00
04/01/26	534124-57201-5000	19655	VENDOR	COMPLETE I.T.	Eagle Eye Camera+	207.00
04/01/26	534124-57201-5000	19693	VENDOR	COMPLETE I.T.	Brivo Access	35.00

Oakstead Community Development District

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
04/01/26	534124-57201-5000	JE002244	JE		Complete I.T Laptop Charger & Labor for onsite restoration	403.99
05/04/26	534124-57201-5000	19814	VENDOR	COMPLETE I.T.	1 Year Domain Registry	195.00
05/04/26	534124-57201-5000	19941	VENDOR	COMPLETE I.T.	MAY 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
05/04/26	534124-57201-5000	19942	VENDOR	COMPLETE I.T.	MAY 26 GOOGLE EMAIL (10) WITH VAULT	165.00
06/01/26	534124-57201-5000	20239	VENDOR	COMPLETE I.T.	JUN 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
06/01/26	534124-57201-5000	20240	VENDOR	COMPLETE I.T.	JUN 26 GOOGLE EMAIL (10) WITH VAULT	165.00
07/01/26	534124-57201-5000	20562	VENDOR	COMPLETE I.T.	JUL 26 MSP PLAN CLOUD BACKUP & MS OFFICE 365	192.95
07/01/26	534124-57201-5000	20563	VENDOR	COMPLETE I.T.	JUL 26 GOOGLE EMAIL (10) WITH VAULT	165.00
07/01/26	534124-57201-5000	20617	VENDOR	COMPLETE I.T.	Brivo Access	35.00
07/20/26	534124-57201-5000	20293	VENDOR	COMPLETE I.T.	Brivo Access	35.00

YTD Total 5,267.49

Annual Budget \$3,000.00

Amount Remaining / (Budget overage) (\$2,267.49)

% of Budget 175.6%

Account Name: Contracts-Pest Control

10/07/25	534125-57201-5000	79-549	VENDOR	PHOENIX SERVICE SYSTEMS, INC	10/07/25 Pest & Rodent Control	255.00
11/04/25	534125-57201-5000	79-550	VENDOR	PHOENIX SERVICE SYSTEMS, INC	11/04/25 Pest & Rodent Control	255.00
12/02/25	534125-57201-5000	21646	VENDOR	PHOENIX SERVICE SYSTEMS, INC	12/02/25 Pest & Rodent Control	255.00
01/22/26	534125-57201-5000	23835	VENDOR	PHOENIX SERVICE SYSTEMS, INC	01/01/2026 Pest & Rodent Control	255.00
02/26/26	534125-57201-5000	25336	VENDOR	PHOENIX SERVICE SYSTEMS, INC	PEST & RODENT CONTROL	255.00
02/28/26	534125-57201-5000	ACCRUAL	JE		ACCRUE FEB 26 PEST & RODENT CONTROL	255.00
03/01/26	534125-57201-5000	ACCRUAL	JE		ACCRUE FEB 26 PEST & RODENT CONTROL	(255.00)
03/18/26	534125-57201-5000	26153	VENDOR	PHOENIX SERVICE SYSTEMS, INC	MAR 26 PEST & RODENT CONTROL	255.00
04/01/26	534125-57201-5000	JE002243	JE		Phoenix Service Systems Inv 21646 12/02/25 Pest & Rodent Control	25.00
04/16/26	534125-57201-5000	27331	VENDOR	PHOENIX SERVICE SYSTEMS, INC	APR 26 PEST & RODENT CONTROL	255.00
05/20/26	534125-57201-5000	28842	VENDOR	PHOENIX SERVICE SYSTEMS, INC	MAY 26 PEST & RODENT CONTROL	255.00
06/02/26	534125-57201-5000	29371	VENDOR	PHOENIX SERVICE SYSTEMS, INC	JUN 26 PEST & RODENT CONTROL	255.00
07/07/26	534125-57201-5000	30924	VENDOR	PHOENIX SERVICE SYSTEMS, INC	JUL26 PEST & RODENT CONTROL	255.00

YTD Total 2,575.00

Annual Budget \$3,060.00

Amount Remaining / (Budget overage) \$485.00

% of Budget 84.2%

Account Name: Communication - Telephone

10/01/25	541003-57201-5000	F98A9F41-0016	VENDOR	COMPLETE I.T.	OCT 25 VOIP SEATS, PHONE #, PHONE RENTALS	209.06
11/01/25	541003-57201-5000	F98A9F41-0017	VENDOR	COMPLETE I.T.	NOV 25 VOIP SEATS, PHONE #, PHONE RENTALS	209.06
12/01/25	541003-57201-5000	F98A9F41-0018	VENDOR	COMPLETE I.T.	DEC 25 VOIP SEATS, PHONE #, PHONE RENTALS	209.06
01/01/26	541003-57201-5000	F98A9F41-0019	VENDOR	COMPLETE I.T.	JAN 26 VOIP SEATS, PHONE #, PHONE RENTALS	208.71
01/19/26	541003-57201-5000	F98A9F1-0010	VENDOR	COMPLETE I.T.	APR 25 VOIP SEATS, PHONE #, PHONE RENTALS	175.90
02/01/26	541003-57201-5000	F98A9F41-0020	VENDOR	COMPLETE I.T.	FEB 26 VOIP SEATS, PHONE, PHONE RENTALS	208.71
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	0.15
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	0.33
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	0.01

Oakstead Community Development District

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03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	25.42
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	2.80
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	75.00
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	5.00
03/01/26	541003-57201-5000	F98A9F41-0021	VENDOR	COMPLETE I.T.	MISC SRVCS-TECH LABOR	100.00
04/13/26	541003-57201-5000	F98A9F41-0022	VENDOR	COMPLETE I.T.	MAR 26 VOIP SEATS, PHONE, PHONE RENTALS	208.29
05/04/26	541003-57201-5000	F98A9F41-0023	VENDOR	COMPLETE I.T.	MAY 26 VOIP SEATS, PHONE, PHONE RENTALS	208.29
06/01/26	541003-57201-5000	F98A9F41-0024	VENDOR	COMPLETE I.T.	JUN 26 VOIP SEATS, PHONE, PHONE RENTALS	208.29
07/01/26	541003-57201-5000	F98A9F41-0025	VENDOR	COMPLETE I.T.	JUL 26 VOIP SEATS, PHONE, PHONE RENTALS	209.54

YTD Total	2,263.62
Annual Budget	\$3,420.00
<i>Amount Remaining / (Budget overage)</i>	\$1,156.38
<i>% of Budget</i>	66.2%

Account Name: Utility - Gas

10/01/25	543019-57201-5000	100125-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	8/30-9/26/25 Gas Utility Services (accrued)	44.21
10/01/25	543019-57201-5000	STANDING ACCRUAL	JE		S/U STANDING ACCRUAL FOR GAS UTILITY	46.00
10/01/25	543019-57201-5000	STANDING ACCRUAL	JE		S/U STANDING ACCRUAL FOR GAS UTILITY	(46.00)
11/03/25	543019-57201-5000	110325-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	9/27-10/27/25 Gas Utility	46.08
12/03/25	543019-57201-5000	120325-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	BILL PRD 10/28-12/1/25	46.08
12/31/25	543019-57201-5000	ACCRUAL	JE		TECO PEOPLE GAS DECEMBER 2025	46.00
01/01/26	543019-57201-5000	ACCRUAL	JE		TECO PEOPLE GAS DECEMBER 2025	(46.00)
01/05/26	543019-57201-5000	010526-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	BILL PRD 12/2-12/31/26	65.91
01/31/26	543019-57201-5000	ACCRUAL	JE		TECO PEOPLE GAS JANUARY 2026	65.00
02/01/26	543019-57201-5000	ACCRUAL	JE		TECO PEOPLE GAS JANUARY 2026	(65.00)
02/03/26	543019-57201-5000	020326-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	TECO GAS 1/1-1/29/26	67.41
03/04/26	543019-57201-5000	030426-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	SVCS PRD 1/30-2/27/26	67.41
03/31/26	543019-57201-5000	ACCRUAL	JE		ACCRUE MAR 26 TECO UTILITY GAS	67.00
04/01/26	543019-57201-5000	ACCRUAL	JE		ACCRUE MAR 26 TECO UTILITY GAS	(67.00)
04/02/26	543019-57201-5000	040226-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	SVC PRD 2/28-3/30/26	67.41
04/30/26	543019-57201-5000	ACCRUAL	JE		ACCRUE APR 26 TECO UTILITY GAS	67.00
05/01/26	543019-57201-5000	ACCRUAL	JE		ACCRUE APR 26 TECO UTILITY GAS	(67.00)
05/04/26	543019-57201-5000	050426-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	SVC PRD 3/31-4/30/26	69.03
05/31/26	543019-57201-5000	ACCRUAL	JE		ACCRUE MAY 26 TECO UTILITY GAS	70.00
06/01/26	543019-57201-5000	ACCRUAL	JE		ACCRUE MAY 26 TECO UTILITY GAS	(70.00)
06/03/26	543019-57201-5000	060326-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	SVC PRD 5/1-6/1/26	72.10
06/30/26	543019-57201-5000	ACCRUAL	JE		ACCRUE JUNE 26 TECO UTILITY GAS	70.00
07/01/26	543019-57201-5000	ACCRUAL	JE		ACCRUE JUNE 26 TECO UTILITY GAS	(70.00)
07/01/26	543019-57201-5000	070226-2101-ACH	VENDOR	TECO PEOPLES GAS - ACH	SVC PRD 6/2-6/30/26	70.59
07/31/26	543019-57201-5000	ACCRUAL	JE		ACCRUE JULY 26 TECO UTILITY GAS	70.00

YTD Total	686.23
Annual Budget	\$528.00
<i>Amount Remaining / (Budget overage)</i>	(\$158.23)
<i>% of Budget</i>	130.0%

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
Account Name: Utility - Refuse Removal						
10/20/25	543020-57201-5000	8480513W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	OCT 2025 -TRASH PICKUP	284.70
11/30/25	543020-57201-5000	ACCRUE NOV	JE		Accrue Nov Garbage Pickup	283.51
12/01/25	543020-57201-5000	8539040W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP	283.51
12/01/25	543020-57201-5000	ACCRUE NOV	JE		Accrue Nov Garbage Pickup	(283.51)
12/31/25	543020-57201-5000	ACCRUAL	JE		WASTE CONNECTIONS OF FL DECEMBER 2025	280.00
01/01/26	543020-57201-5000	8598005W425	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP JAN 26	315.36
01/01/26	543020-57201-5000	ACCRUAL	JE		WASTE CONNECTIONS OF FL DECEMBER 2025	(280.00)
01/01/26	543020-57201-5000	8653964W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP	312.97
01/01/26	543020-57201-5000	JE002271	JE		WASTE CONNECTIONS FEB PYMT	(312.97)
01/01/26	543020-57201-5000	JE002271	JE		WASTE CONNECTIONS FEB PYMT	312.97
01/31/26	543020-57201-5000	ACCRUAL	JE		WASTE CONNECTIONS OF FL FEBRUARY 2026	(312.97)
01/31/26	543020-57201-5000	ACCRUAL	JE		WASTE CONNECTIONS OF FL FEBRUARY 2026	312.97
02/20/26	543020-57201-5000	8711494W425	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP	307.94
03/20/26	543020-57201-5000	8769115W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP - APR 2026	314.04
03/20/26	543020-57201-5000	JE002234	JE		Reclass Waste Connections Apr 2026	(314.04)
04/01/26	543020-57201-5000	JE002255	JE		Reclass Waste Connections Apr 2026	314.04
04/25/26	543020-57201-5000	8823187W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP - MAY 2026	348.29
05/20/26	543020-57201-5000	8880824W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	TRASH PICKUP - JUN 2026	353.96
05/31/26	543020-57201-5000	JE002260	JE		Prepaid Waste Connections June 2026	(353.96)
06/01/26	543020-57201-5000	JE002261	JE		REVERSE Prepaid Waste Connections June 2026	353.96
06/20/26	543020-57201-5000	8937621W425-ACH	VENDOR	WASTE CONNECTIONS OF FL - ACH	SVC PRD 7/1-7/31/26	388.02
YTD Total						2,908.79
Annual Budget						\$2,760.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$148.79)</i>
<i>% of Budget</i>						<i>105.4%</i>

Account Name: Utility - Water & Sewer

10/31/25	543021-57201-5000	110425-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	09/15/25-10/15/25 WATER/RECLAIMED WATER	807.68
11/30/25	543021-57201-5000	FY26 STANDING	JE		S/U FY26 STANDING Utility - Water & Sewer	800.00
12/01/25	543021-57201-5000	120225-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	10/15-11/14/25 Water/Reclaimed Water	1,138.88
12/31/25	543021-57201-5000	ACCRUAL	JE		PASCO CTY UTILITIES SVC RECLAIMED DEC 25	1,000.00
01/01/26	543021-57201-5000	ACCRUAL	JE		PASCO CTY UTILITIES SVC RECLAIMED DEC 25	(1,000.00)
01/01/26	543021-57201-5000	JE002203	JE		REVERSE S/U FY26 STANDING RECLAIMED WATER	(1,500.00)
01/01/26	543021-57201-5000	JE002204	JE		REVERSE S/U FY26 STANDING WATER & SEWER	(800.00)
01/01/26	543021-57201-5000	JE002205	JE		REVERSE S/U FY26 STANDING RECLAIMED WATER	1,500.00
01/01/26	543021-57201-5000	020326-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 12/16-1/14/26	642.08
01/06/26	543021-57201-5000	010626-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 11/14-12/16/25	708.32
01/31/26	543021-57201-5000	ACCRUAL	JE		PASCO CTY UTILITIES SVC RECLAIMED JAN 26	800.00
02/01/26	543021-57201-5000	ACCRUAL	JE		PASCO CTY UTILITIES SVC RECLAIMED JAN 26	(800.00)
02/28/26	543021-57201-5000	ACCRUAL	JE		ACCRUE FEB 26 PASCO CTY UTILITIES	700.00
03/01/26	543021-57201-5000	ACCRUAL	JE		ACCRUE FEB 26 PASCO CTY UTILITIES	(700.00)
03/05/26	543021-57201-5000	021226-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	BILL PRD 1/14-2/12/26	559.28
03/31/26	543021-57201-5000	ACCRUAL	JE		ACCRUE MAR 26 PASCO CTY UTILITIES	700.00

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04/01/26	543021-57201-5000	ACCRUAL	JE		ACCRUE MAR 26 PASCO CTY UTILITIES	(700.00)
04/01/26	543021-57201-5000	040126-9650-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 2/12-3/16/26	1,022.96
05/04/26	543021-57201-5000	050426-9650-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 3/16-4/15/26	658.64
05/31/26	543021-57201-5000	ACCRUAL	JE		ACCRUE MAY 26 PASCO CTY UTILITIES	700.00
06/01/26	543021-57201-5000	ACCRUAL	JE		ACCRUE MAY 26 PASCO CTY UTILITIES	(700.00)
06/05/26	543021-57201-5000	060226-9650-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 4/15-5/15/26	1,039.52
06/30/26	543021-57201-5000	ACCRUAL	JE		ACCRUE JUNE 26 PASCO CTY UTILITIES	700.00
07/01/26	543021-57201-5000	ACCRUAL	JE		ACCRUE JUNE 26 PASCO CTY UTILITIES	(700.00)
07/08/26	543021-57201-5000	070226-9650-ACH	VENDOR	PASCO COUNTY UTILITIES SERVICE - ACH	SVC PRD 5/15-6/16/26	1,089.20
07/31/26	543021-57201-5000	ACCRUAL	JE		ACCRUE JULY 26 PASCO CTY UTILITIES	1,000.00
YTD Total						8,666.56
Annual Budget						\$7,000.00
<i>Amount Remaining / (Budget overage)</i>						<i>(\$1,666.56)</i>
<i>% of Budget</i>						<i>123.8%</i>

Account Name: R&M-Clubhouse

10/03/25	546015-57201-5000	093025-8315-ACH	VENDOR	SPECTRUM - ACH	09/30/25-10/29/25 TV & Internet	38.77
10/21/25	546015-57201-5000	18036 DEPOSIT	VENDOR	COMPLETE I.T.	CLUBHOUSE CAMERAS - DEPOSIT	2,794.00
10/26/25	546015-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	327.25
10/26/25	546015-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	494.86
10/31/25	546015-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	26.58
11/17/25	546015-57201-5000	103025-8315-ACH	VENDOR	SPECTRUM - ACH	10/30-11/29/25 TV & Internet	38.77
12/01/25	546015-57201-5000	113025-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 11/30-12/29/25	38.77
12/01/25	546015-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	10.57
12/01/25	546015-57201-5000	JE002261	JE		Truist Bank CC Nov Purchases	29.94
12/22/25	546015-57201-5000	18037	VENDOR	COMPLETE I.T.	CLUBHOUSE CAMERAS - Final	2,794.00
12/22/25	546015-57201-5000	17010	VENDOR	COMPLETE I.T.	Clubhouse Entry System	2,032.50
12/22/25	546015-57201-5000	18618	VENDOR	COMPLETE I.T.	Brivo Access Standard Edition	53.00
12/26/25	546015-57201-5000	122625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	DEC PURCHASES	645.79
01/01/26	546015-57201-5000	18830	VENDOR	COMPLETE I.T.	Brivo Access Standard Edition	53.00
01/01/26	546015-57201-5000	JE002270	JE		SAMS PYMT 12/29/25	126.02
01/05/26	546015-57201-5000	123025-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 12/30-1/29/26	38.77
01/12/26	546015-57201-5000	15945	VENDOR	FLORIDA FLAG AND PENNANT	8X12 FLAG	243.77
01/12/26	546015-57201-5000	O-911-25	VENDOR	ZACH HORL'S PAINTING SVC, LLC	KIDDIE PLAYGROUND	495.00
01/12/26	546015-57201-5000	O-910-25	VENDOR	ZACH HORL'S PAINTING SVC, LLC	PLAYGROUND MAINT	820.00
01/12/26	546015-57201-5000	O-909-25	VENDOR	ZACH HORL'S PAINTING SVC, LLC	CLUBHOUSE EXIT DOOR	570.00
01/13/26	546015-57201-5000	011326-	VENDOR	LYNN TEMPERA	Various office supplies and decorations	143.75
02/01/26	546015-57201-5000	19092	VENDOR	COMPLETE I.T.	Brivo Access Standard Edition	53.00
02/01/26	546015-57201-5000	013026-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 01/30 - 02/28/26	44.77
02/05/26	546015-57201-5000	JE002216	JE		Complete I.T. Eagle Eye Camera	2,200.00
03/01/26	546015-57201-5000	19409	VENDOR	COMPLETE I.T.	Brivo	18.00
03/16/26	546015-57201-5000	JE002248	JE		Spectrum TV & Internet	44.77
04/01/26	546015-57201-5000	19693	VENDOR	COMPLETE I.T.	Brivo Access	18.00
04/01/26	546015-57201-5000	030726-2879-ACH	VENDOR	SAM'S CLUB - ACH	SAM'S MEMBER DUE	50.00
04/01/26	546015-57201-5000	JE002251	JE		Complete I.T. Inv 19656 Liftmaster Community App	270.00

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Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
04/01/26	546015-57201-5000	JE002251	JE		Complete I.T. Inv 19656 Liftmaster Community App	180.00
04/01/26	546015-57201-5000	JE0022	JE		Complete I.T. Liftmaster Community App	60.00
04/17/26	546015-57201-5000	040226-0316-ACH	VENDOR	LOWE'S COMPANIES	Office Supplies	72.69
04/20/26	546015-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	(327.24)
04/20/26	546015-57201-5000	JE002247	JE		Spectrum TV & Internet	44.77
05/01/26	546015-57201-5000	040326-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 4/30-5/29/26	44.77
05/01/26	546015-57201-5000	033026-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 3/30-4/29/26	44.77
05/04/26	546015-57201-5000	19998	VENDOR	COMPLETE I.T.	Brivo Access	53.00
06/01/26	546015-57201-5000	053026-8315-ACH	VENDOR	SPECTRUM - ACH	BILL PRD 5/30-6/29/26	44.77
06/08/26	546015-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	629.02
06/08/26	546015-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	1,364.28
06/08/26	546015-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	1,157.25
06/09/26	546015-57201-5000	JE002262	JE		Reverse Spectrum Pymt 033026-8315-ACH	(44.77)
06/15/26	546015-57201-5000	245836772	VENDOR	IERNAS HEATING, COOLING & PLMBG	AC Annual Indoor Unit Billing	257.88
06/29/26	546015-57201-5000	JE002267	JE		Sams Club Credit	(16.05)
07/01/26	546015-57201-5000	20617	VENDOR	COMPLETE I.T.	Brivo Access	18.00
07/01/26	546015-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	211.89
07/01/26	546015-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	(814.41)
07/01/26	546015-57201-5000	063026-8315-ACH	VENDOR	SPECTRUM - ACH	SVC PRD 6/30-7/29/26	44.77
07/13/26	546015-57201-5000	070226-0316	VENDOR	LOWE'S COMPANIES	June Charges	145.22
07/14/26	546015-57201-5000	39430	VENDOR	FIT REV	Need Precor Left Crank & StarTrac Shrouds	175.00
07/20/26	546015-57201-5000	20293	VENDOR	COMPLETE I.T.	Brivo Access	18.00
07/22/26	546015-57201-5000	934594160	VENDOR	BSN SPORTS	PICKLEBALL NETS (2)	1,179.98
07/31/26	546015-57201-5000	20724	VENDOR	COMPLETE I.T.	2GIG Door Window Magnetic Wireless Sensor	128.50

YTD Total	19,185.74
Annual Budget	\$30,000.00
<i>Amount Remaining / (Budget overage)</i>	\$10,814.26
<i>% of Budget</i>	64.0%

Account Name: R&M-Pools

10/26/25	546074-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	85.49
11/18/25	546074-57201-5000	2025-1441	VENDOR	COOPER POOLS, INC.	ADA Housing Cover Assembly	527.68
01/25/26	546074-57201-5000	1131	VENDOR	COOPER POOLS, INC.	Black Rubber Top Insert for Elite Stainless Steel Ladder	102.80
02/04/26	546074-57201-1000	203376	VENDOR	HMJ SERVICES LLC DBA MAGIC BUBBLES	Pool Deck & 8 Canopies	1,650.00
02/20/26	546074-57201-5000	498 - DEPOSIT	VENDOR	COOPER POOLS, INC.	Feb power wash and repaint water features	1,440.00
03/02/26	546074-57201-5000	1349	VENDOR	COOPER POOLS, INC.	C119-37S DURA GLAS TANK BODY	185.55
03/05/26	546074-57201-5000	544-FINAL	VENDOR	COOPER POOLS, INC.	KIDDIE POOL MAINT	1,440.00
03/16/26	546074-57201-5000	577	VENDOR	COOPER POOLS, INC.	POOL REPAIRS	214.62
03/16/26	546074-57201-5000	575	VENDOR	COOPER POOLS, INC.	GO-KIT38-9 STA-RITE MAX-E-GLAS II PUMP SEAL KIT	320.78
04/03/26	546074-57201-5000	25428	VENDOR	HIMES ELECTRICAL SERVICE, INC.	POOL RPRS	163.75
04/25/26	546074-57201-5000	51-BID-8201359	VENDOR	FLORIDA DEPT OF HEALTH	Pool Permit 51-60-00719 (Zero Entry Activity Pool)	145.00
04/30/26	546074-57201-5000	51-BID-8200853	VENDOR	FLORIDA DEPT OF HEALTH	Pool Permit 51-60-00566 (Main Pool)	280.00
05/01/26	546074-57201-5000	724	VENDOR	COOPER POOLS, INC.	Flange, Gasket, Bolt Kit and Plumbing	567.71
05/01/26	546074-57201-5000	732	VENDOR	COOPER POOLS, INC.	Flange, Gasket, Bolt Kit and Plumbing	297.11
05/21/26	546074-57201-5000	699	VENDOR	COOPER POOLS, INC.	Pressure Test Lines	250.00

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06/08/26	546074-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	34.99
06/08/26	546074-57201-5000	748	VENDOR	COOPER POOLS, INC.	Plumbing for Pool Equipment	1,233.17
06/25/26	546074-57201-5000	892	VENDOR	COOPER POOLS, INC.	19 inch DE Spin Grid Filter Disc	7,080.00
07/01/26	546074-57201-5000	905	VENDOR	COOPER POOLS, INC.	Main Drain Recertification x 3	1,485.00
07/01/26	546074-57201-5000	906	VENDOR	COOPER POOLS, INC.	Main Drain Recertification	495.00
07/20/26	546074-57201-5000	1989	VENDOR	COOPER POOLS, INC.	Stenner Pump 45M5 Series	727.31
07/21/26	546074-57201-5000	1991	VENDOR	COOPER POOLS, INC.	Pipe Repairs Due to Wall Failure	284.02

YTD Total	19,009.98
Annual Budget	\$9,000.00
<i>Amount Remaining / (Budget overage)</i>	(\$10,009.98)
<i>% of Budget</i>	211.2%

Account Name: Miscellaneous Services

10/26/25	549001-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	34.36
10/27/25	549001-57201-5000	18054	VENDOR	COMPLETE I.T.	Laptop Charger & Labor for onsite restoration	403.99
10/31/25	549001-57201-5000	7006610584	VENDOR	THE CHAMBERLAIN GROUP	60 Remotes	521.97
12/02/25	549001-57201-5000	21646	VENDOR	PHOENIX SERVICE SYSTEMS, INC	12/02/25 Pest & Rodent Control	25.00
12/03/25	549001-57201-5000	120325	VENDOR	LYNN TEMPERA	CHRISTMAS BONUSES	400.00
01/13/26	549001-57201-5000	7006796130	VENDOR	THE CHAMBERLAIN GROUP	Chamberlain@ Single-Button Remote Control	23.29
01/26/26	549001-57201-5000	JE002268	JE		Reclass Truist Bank CC 12/27/25-01/26/26	260.81
03/01/26	549001-57201-5000	7006796130-1	VENDOR	THE CHAMBERLAIN GROUP	SINGLE BUTTON REMOTE CONTROL	500.00
03/06/26	549001-57201-5000	2160-9574	VENDOR	FASTSIGNS OF WESLEY CHAPEL	SIGNAGE	955.00
04/01/26	549001-57201-5000	JE002241	JE		Reclass The Chamberlain Group Inv 7006610584 60 Remotes	(521.97)
04/01/26	549001-57201-5000	JE002242	JE		Reclass Lynn Tempera Christmas Bonus	(400.00)
04/01/26	549001-57201-5000	JE002243	JE		Reclass Phoenix Service Systems Inv 21646 12/02/25 Pest & Rodent Co	(25.00)
04/01/26	549001-57201-5000	JE002244	JE		Reclass Complete I.T Laptop Charger & Labor for onsite restoration	(403.99)
04/20/26	549001-57201-5000	JE002250	JE		Truist Bank ACH March Purchases	16.65
05/04/26	549001-57201-5000	2160-9791	VENDOR	FASTSIGNS OF WESLEY CHAPEL	ETCHED ALUMINUM	602.00
05/14/26	549001-57201-5000	7006974682	VENDOR	THE CHAMBERLAIN GROUP	SINGLE BUTTON REMOTE CONTROL	543.09
06/01/26	549001-57201-5000	JE002269	JE		R/C Credit Memo 000258	(0.01)
06/01/26	549001-57201-5000	JE002269	JE		R/C Credit Memo 000259	(0.01)
06/08/26	549001-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	62.24
06/09/26	549001-57201-5000	20335	VENDOR	COMPLETE I.T.	CIT ACS Prox Key Fobs - Blue	350.00
06/15/26	549001-57201-5000	20383	VENDOR	COMPLETE I.T.	.5 hours Remote Remediation	82.50
06/17/26	549001-57201-5000	20399	VENDOR	COMPLETE I.T.	Keswick Unifi 2 Wire Retrofit	746.52
06/25/26	549001-57201-5000	7007073164	VENDOR	THE CHAMBERLAIN GROUP	SINGLE BUTTON REMOTE CONTROL	543.09

YTD Total	4,719.53
Annual Budget	\$279.96
<i>Amount Remaining / (Budget overage)</i>	(\$4,439.57)
<i>% of Budget</i>	1685.8%

Account Name: Misc-Public Relations

10/01/25	549046-57201-5000	102525	VENDOR	BOUNCE A LOT INFLATABLES	Inflatable for 10/25/25 Fall Festival	392.40
10/01/25	549046-57201-5000	102525	VENDOR	dba PANCHO THE GREAT	Pancho The Great for 10/25/25 Fall Festival	175.00

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10/01/25	549046-57201-5000	155000 TO 549046	JE		Prepaid-Pancho the Great Inv 101 10/25/25 Magic show	50.00
10/24/25	549046-57201-5000	JM-102425	VENDOR	JOELL MILLER	FALL FESTIVAL	300.00
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	18.99
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	8.69
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	81.89
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	33.95
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	95.98
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	21.92
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	9.83
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	3.59
10/26/25	549046-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	35.64
11/07/25	549046-57201-5000	110725	VENDOR	STACY CURRAN	Holiday Light Contest Gifts-Reimbursement	236.16
11/10/25	549046-57201-5000	25-1107	VENDOR	NOEL LeBLANC	DJ SRVCS FIRST FRIDAY NOV 2025	150.00
11/10/25	549046-57201-5000	25-1003	VENDOR	NOEL LeBLANC	DJ SRVCS FIRST FRIDAY OCT 2025	150.00
12/01/25	549046-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	81.94
12/01/25	549046-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	6.48
12/03/25	549046-57201-5000	120325-ACH	VENDOR	SAM'S CLUB - ACH	PUBLIC RELATIONS	126.02
12/15/25	549046-57201-5000	121625	VENDOR	IN MOTION BILLBOARDS INC	Exclusive Movie Night	350.00
12/26/25	549046-57201-5000	122625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	DEC PURCHASES	15.76
01/26/26	549046-57201-5000	012626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Truist Bank CC 12/27/25 - 01/26/26	295.19
02/03/26	549046-57201-5000	HT-041826	VENDOR	HUNT TALENT, LLC	SPECIAL EVENTS	40.00
02/09/26	549046-57201-5000	26-0109	VENDOR	NOEL LeBLANC	1/2/26 DJ service	150.00
02/09/26	549046-57201-5000	26-0123	VENDOR	NOEL LeBLANC	1/2/26 DJ service	150.00
02/09/26	549046-57201-5000	26-0206	VENDOR	NOEL LeBLANC	DJ SRVCS FOR FIRST FRIDAY	150.00
02/23/26	549046-57201-5000	26-0220	VENDOR	NOEL LeBLANC	DJ Service for Friday 2 of 2 February 2026	150.00
02/27/26	549046-57201-5000	120325-ACH	VENDOR	SAM'S CLUB - ACH	Credit Memo 000252	(126.02)
03/09/26	549046-57201-5000	022626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	cardholder activity	34.10
03/21/26	549046-57201-5000	26-0306	VENDOR	NOEL LeBLANC	DJ Service for Friday 2 of 2 February 2026	150.00
03/23/26	549046-57201-5000	26-0320	VENDOR	NOEL LeBLANC	DJ SRVCS	150.00
04/18/26	549046-57201-5000	041826-HT	VENDOR	HUNT TALENT, LLC	Hunt Talent	360.00
04/20/26	549046-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	213.84
04/20/26	549046-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	246.59
05/01/26	549046-57201-5000	26-0403	VENDOR	NOEL LeBLANC	DJ Service April 17 2026 1 of 2	150.00
05/01/26	549046-57201-5000	26-0501	VENDOR	NOEL LeBLANC	DJ Service May 2026	150.00
05/01/26	549046-57201-5000	042626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Office Supplies	210.50
05/02/26	549046-57201-5000	26-0417	VENDOR	NOEL LeBLANC	DJ Service April 2026	150.00
05/14/26	549046-57201-5000	050626	VENDOR	BOUNCE A LOT INFLATABLES	Inflatable for 5/25/26 Memorial BBQ	1,184.90
05/25/26	549046-57201-5000	26-0525	VENDOR	NOEL LeBLANC	DJ Service Memorial Day May 25 2026	400.00
06/07/26	549046-57201-5000	060726-2879-ACH	VENDOR	SAM'S CLUB - ACH	APRIL / MAY PURCHASES	925.44
06/08/26	549046-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	30.54
06/08/26	549046-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	23.50
06/08/26	549046-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	6.99
07/01/26	549046-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	8.96
07/01/26	549046-57201-5000	JE002270	JE		R/C Truist Bank -8900 ACH From #5221 June Purchases	239.98
YTD Total						7,788.75

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						Annual Budget \$10,000.00 <i>Amount Remaining / (Budget overage)</i> \$2,211.25 <i>% of Budget</i> 77.9%
Account Name: Solid Waste Disposal Assessm.						
11/17/25	549094-57201-5000	110525-00100-0040	VENDOR	MIKE FASANO	2025 Solid Waste Assessment	2,143.26
						YTD Total 2,143.26 Annual Budget \$1,920.00 <i>Amount Remaining / (Budget overage)</i> (\$223.26) <i>% of Budget</i> 111.6%
Account Name: Newsletter Printing/Supplies						
10/26/25	549924-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	1,485.48
11/30/25	549924-57201-5000	FY26 STANDING	JE		S/U FY26 STANDING Newsletter Printing	1,485.48
12/01/25	549924-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	1,485.48
12/26/25	549924-57201-5000	122625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	DEC PURCHASES	1,485.48
01/01/26	549924-57201-5000	JE002203	JE		REVERSE S/U FY26 STANDING NEWSLETTER PRINTING	(1,485.48)
01/26/26	549924-57201-5000	012626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Truist Bank CC 12/27/25 - 01/26/26	1,485.48
03/09/26	549924-57201-5000	022626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	cardholder activity	1,485.48
04/20/26	549924-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	1,485.48
05/01/26	549924-57201-5000	042626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Office Supplies	1,485.48
06/08/26	549924-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	1,485.48
07/01/26	549924-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	1,485.48
						YTD Total 13,369.32 Annual Budget \$17,826.00 <i>Amount Remaining / (Budget overage)</i> \$4,456.68 <i>% of Budget</i> 75.0%
Account Name: Office Supplies						
10/26/25	551002-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	6.79
10/26/25	551002-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	10.44
10/26/25	551002-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	(6.98)
10/26/25	551002-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	9.96
10/26/25	551002-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	76.56
11/01/25	551002-57201-5000	102625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 10/6/25-10/24/25 CC Purchases (Luis)	32.09
12/01/25	551002-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	101.14
12/01/25	551002-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	49.98
12/26/25	551002-57201-5000	122625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	DEC PURCHASES	321.35
01/12/26	551002-57201-5000	010226-0316	VENDOR	LOWE'S COMPANIES	Lowe's 11/6-28/25 CC Purchases	111.65
01/26/26	551002-57201-5000	012626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Truist Bank CC 12/27/25 - 01/26/26	816.27
03/09/26	551002-57201-5000	022626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	cardholder activity	546.50
04/17/26	551002-57201-5000	040226-0316-ACH	VENDOR	LOWE'S COMPANIES	Office Supplies	28.46
04/20/26	551002-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	11.36
05/01/26	551002-57201-5000	042626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Office Supplies	191.79

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06/08/26	551002-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	(4.99)
07/01/26	551002-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	456.77

YTD Total	2,759.14
Annual Budget	\$1,900.00
<i>Amount Remaining / (Budget overage)</i>	(\$859.14)
<i>% of Budget</i>	145.2%

Account Name: Cleaning Supplies

10/26/25	551003-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	23.46
10/26/25	551003-57201-5000	102625-3771-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	TRUIST 9/27/25-10/26/25 CC Purchases	105.98
10/29/25	551003-57201-5000	14653	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Multifold Towels	31.25
12/01/25	551003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	11.52
12/01/25	551003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	52.45
01/26/26	551003-57201-5000	012626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Truist Bank CC 12/27/25 - 01/26/26	113.53
02/04/26	551003-57201-5000	15473	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Cleaning supplies	67.85
03/09/26	551003-57201-5000	022626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	cardholder activity	111.54
03/10/26	551003-57201-5000	15813	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Bathroom Supplies	173.70
04/17/26	551003-57201-5000	040226-0316-ACH	VENDOR	LOWE'S COMPANIES	Office Supplies	61.88
04/20/26	551003-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	176.20
05/01/26	551003-57201-5000	042626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	Office Supplies	194.10
05/05/26	551003-57201-5000	16254	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Bathroom Supplies	140.70
05/29/26	551003-57201-5000	16399	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Bathroom Supplies	193.90
06/08/26	551003-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	25.90
06/08/26	551003-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	14.99
06/08/26	551003-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	(10.94)
06/09/26	551003-57201-5000	060226-0316	VENDOR	LOWE'S COMPANIES	May Charges	55.04
06/30/26	551003-57201-5000	16601	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Bathroom Supplies	62.50
07/01/26	551003-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	366.34
07/15/26	551003-57201-5000	16819	VENDOR	CLEAN SWEEP SUPPLY CO., INC.	Bathroom Supplies	62.50

YTD Total	2,034.39
Annual Budget	\$1,700.00
<i>Amount Remaining / (Budget overage)</i>	(\$334.39)
<i>% of Budget</i>	119.7%

Account Name: Op Supplies - Clubhouse

10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	31.24
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	(27.85)
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	27.85
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	26.03
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	76.72
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	21.13
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	36.84
10/31/25	552003-57201-5000	110225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes: 10/13/25-10/31/25 CC Purchases	21.51
11/10/25	552003-57201-5000	43425TO	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER BOTTLES & SLEEVES CUPS	90.60

Oakstead Community Development District

Expenditure Report - General Fund

For the Period(s) from Oct 01, 2025 to Jul 31, 2026

(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
11/10/25	552003-57201-5000	1004288	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Cooler Rental Fee	7.00
11/10/25	552003-57201-5000	40610TO	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Bottled Water	78.40
11/10/25	552003-57201-5000	1004156	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Cooler Rental Fee	7.00
11/10/25	552003-57201-5000	37950TO	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Bottled Water	54.00
11/10/25	552003-57201-5000	1004030	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Cooler Rental Fee	7.00
11/17/25	552003-57201-5000	LT-111725	VENDOR	LYNN TEMPERA	5/26/25-11/14/25 REPLENISH PETTY CASH	206.31
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	17.99
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	32.28
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	32.28
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	35.98
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	55.76
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	105.30
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	39.99
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	35.98
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	71.96
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	16.92
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	325.35
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	142.99
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	44.98
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	155.98
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	99.26
12/01/25	552003-57201-5000	112625-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	NOV PURCHASES	109.99
12/08/25	552003-57201-5000	120225-0316-ACH	VENDOR	LOWE'S COMPANIES	Lowes 11/6-28/25 CC Purchases	57.67
12/13/25	552003-57201-5000	3976	VENDOR	NELSON'S CPR & FIRST AID	Infant/Child SMART Pads Cartridge, HS1	212.00
01/01/26	552003-57201-5000	1004414	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
01/01/26	552003-57201-5000	1004552	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
01/03/26	552003-57201-5000	46289TO	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	Bottled Water	36.00
01/06/26	552003-57201-5000	3982	VENDOR	NELSON'S CPR & FIRST AID	Philips OnSite & FRx AED Battery	312.60
04/20/26	552003-57201-5000	032626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	MARCH PURCHASES	24.65
05/01/26	552003-57201-5000	51413TP	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	105.40
05/01/26	552003-57201-5000	1005145	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
05/01/26	552003-57201-5000	1004993	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
05/01/26	552003-57201-5000	1004845	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
05/01/26	552003-57201-5000	54155TP	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	45.00
05/01/26	552003-57201-5000	1004701	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
05/21/26	552003-57201-5000	62122TP	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	117.00

Oakstead Community Development District

Expenditure Report - General Fund

For the Period(s) from Oct 01, 2025 to Jul 31, 2026

(Sorted by Department)

Posting Date	Account #	Document #	Trans. Type	Vendor Name	Description	Amount
05/26/26	552003-57201-5000	LT-052626	VENDOR	LYNN TEMPERA	11/21/25-4/18/26 REPLENISH PETTY CASH	220.00
06/01/26	552003-57201-5000	1005306	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
06/05/26	552003-57201-5000	7056	VENDOR	ADMAZING IMPRINTS, INC	Staff Shirts (13 qty)	310.90
06/07/26	552003-57201-5000	BW00650	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	27.00
06/18/26	552003-57201-5000	64802TP	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	107.00
07/01/26	552003-57201-5000	1005466	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	COOLER RENTAL	7.00
07/01/26	552003-57201-5000	062626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	JUNE PURCHASES	23.67
07/17/26	552003-57201-5000	67173TP	VENDOR	CULLIGAN GULF COAST WATER CONDITIONING, INC	WATER DELIVERY	78.50

YTD Total 3,720.16

Annual Budget \$1,700.00

Amount Remaining / (Budget overage) **(\$2,020.16)**

% of Budget 218.8%

Account Name: Op Supplies - Pool Chemicals

06/08/26	552009-57201-5000	052626-8900-ACH	VENDOR	TRUIST BANK-8900 ACH from #5221	APRIL/MAY PURCHASES	26.94
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YTD Total 26.94

Annual Budget \$7,000.00

Amount Remaining / (Budget overage) \$6,973.06

% of Budget 0.4%

Account Name: Reserve - Clubhouse

11/01/25	568046-57201-5000	2964	VENDOR	FINN OUTDOOR	O&M Repairs all Ponds \$51,400.00 Deposit	25,700.00
11/01/25	568046-57201-5000	568046 TO 568126	JE		R/C INV 2964-Deposit for O&M Rprs to all Ponds \$51,400	(25,700.00)
06/26/26	568046-57201-5000	2160-9763	VENDOR	FASTSIGNS OF WESLEY CHAPEL	Wall Mural Replacement	7,587.00
07/28/26	568046-57201-5000	072426-1024825	VENDOR	GABLES MOTORSPORTS WESLEY CHAPEL	Polaris Ranger SP 570	21,083.81

YTD Total 28,670.81

Annual Budget \$6,525.00

Amount Remaining / (Budget overage) **(\$22,145.81)**

% of Budget 439.4%

Parks And Recreation Department Total:	\$306,219.02
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TOTAL EXPENDITURES & OTHER FINANCING USES:	\$ 1,268,134.68
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OAKSTEAD COMMUNITY DEVELOPMENT DISTRICT

Financial Snapshot August 31, 2026

- **Current Cash Balances:**

- Hancock Whitney Operating: \$331,236.
- BankUnited MM: \$599,595 (minimum to keep account open is \$2,500)

- **Assessment collections:**

- Oakstead is 100% collected on the tax roll.

- **Expenses:**

- Current expenses make up 116.72% of the annual budget through the end of August 31, 2026. Total expenses for the first 11 months are approximately \$1,342,853. There is 1 month left in the fiscal year.

- **Over Budget:**

- As of 09/30/2026, Oakstead will be over budget, and a budget amendment will be needed at the end of the fiscal year. A preliminary budget amendment will be provided at the end of the fiscal year for the board to discuss and approve.

CDD Labor Rates

(October 1, 2026 – September 30, 2027)

<u>Classification</u>	<u>Rates</u>
Principal	\$245
Project Manager I	\$215
Project Manager II	\$185
Senior Engineer	\$195
Project Engineer	\$155
Engineer	\$125
Senior Environmental Scientist	\$155
Environmental Scientist	\$115
Senior Designer	\$125
Designer	\$105
Senior Engineering Technician	\$95
Engineering Technician	\$75
Field Manager	\$140
Senior Inspector	\$125
Inspector	\$85
Clerical	\$50

LR CONTRACTORS LLC

VALUE PROPOSAL

Four-Bridge Structural Engineering Assessment

Project	Bridge Repair Investigation and Restoration Support
Proposal Date	August 26, 2026
Location	Approx. 3038 Oakstead Blvd, Land O' Lakes, FL 34638
Construction Type	Structural Engineering Assessment / Repair Design Support
Prepared By	LR Contractors LLC
Pricing Basis	Lump Sum Engineering Services

EXECUTIVE SUMMARY

LR Contractors LLC proposes to provide professional structural engineering assessment, investigation, documentation, and repair-design support for four existing pedestrian bridges. The engineering investigation will be coordinated with the non-structural restoration work so concealed framing, connections, and deterioration can be observed as components are opened or removed, minimizing duplicate access work and providing the engineer improved visibility of structural conditions.

This proposal is for assessment, documentation, and repair design only. It is not a certification of structural adequacy, a load rating, or a statement that any bridge is safe for unrestricted use before the engineer completes the investigation.

ENGINEERING SERVICES & PRICING

Service	Engineering Scope	Subtotal
Bridge 1	Investigation and repair details	\$14,500.00
Bridge 2	Investigation and repair details	\$9,500.00
Bridge 3	Exploratory structural assessment	\$5,500.00
Bridge 4	Investigation and repair details	\$6,500.00
CONSOLIDATED REPORT	Sealed report and permit coordination	\$3,500.00
TOTAL ENGINEERING PROPOSAL	Four-bridge engineering assessment and deliverables	\$39,500.00

Pricing note: The engineering fee is structured from the source estimate by bridge plus a consolidated sealed report / permit-coordination service. Any services beyond the stated scope require written authorization.

SCOPE OF ENGINEERING SERVICES

General Conditions: Coordinate professional engineering investigation with the restoration contractor's access activities so concealed structural components can be observed with minimal duplicate removal and reinstatement work.

BASE SCOPE OF ENGINEERING SERVICES

- Review the owner's notes, available photographs, and accessible existing conditions for Bridges 1 through 4.
- Conduct one coordinated site visit by a Florida-licensed professional engineer, with contractor access assistance.
- Observe piles, pile-to-beam connections, beams, joists, blocking, deck framing, railing-post attachments, and accessible fasteners.
- Direct limited exploratory openings during non-structural restoration to evaluate concealed member loss, decay, cracking, splitting, twisting, and connection deficiencies.
- Document observed conditions with field notes and photographs and identify locations requiring temporary restriction or stabilization, if encountered.
- Prepare a written assessment identifying recommended repairs, connection upgrades, replacement priorities, and additional testing, if required.
- Prepare typical repair details for pile-to-beam, beam-to-joist, blocking, railing-post, and post-cap conditions within the defined base scope.
- Provide one coordination meeting and one consolidated response to reasonable permit-review comments.

BRIDGE 1 - ENGINEERING FEE \$14,500.00

- Investigate cracked or deteriorated beams and joists; determine whether sistering or replacement is appropriate.
- Review pile condition, beam-to-pile straps, joist connections, blocking, drainage, erosion, and wood-to-soil/sand contact.
- Evaluate railing-post and cap conditions exposed during removal of deteriorated rail components.

BRIDGE 2 - ENGINEERING FEE \$9,500.00

- Investigate apparent member loss and deficient pile-to-beam, framing, and railing connections.
- Evaluate the long-span walkway framing and connections where access becomes available during railing work.

BRIDGE 3 - ENGINEERING FEE \$5,500.00

- Perform confirmatory exploratory review of representative structural elements despite the limited visible distress noted during the initial walk-through.

BRIDGE 4 - ENGINEERING FEE \$6,500.00

- Investigate warped or displaced components, end conditions, runoff-related cavity/soil loss, and concealed deterioration.
- Confirm repair requirements before rail replacement and fill/restoration at the approach.

DELIVERABLES

- Sealed structural assessment report for the four bridges.
- Annotated condition photographs and bridge-by-bridge repair recommendations.
- Typical structural repair and connection details suitable for contractor pricing and permit support.
- Final marked-up observations after one contractor coordination review.

ASSUMPTIONS

- Fee assumes one mobilization/site visit and coordinated exploratory access by the restoration contractor. Additional visits are billed only after authorization.
- Contractor provides safe access, temporary barriers, selective removal, replacement of finishes, and any lift, boat, scaffold, or confined-access equipment.
- Schedule is subject to site access and jurisdictional review.
- Existing bridge use should remain subject to owner controls and any recommendations issued by the engineer or Authority Having Jurisdiction.

EXCLUSIONS

- Destructive testing, laboratory testing, surveying, geotechnical services, underwater inspection, load testing, environmental permitting, and specialty diving unless added by written amendment.
- Construction costs and structural repair work. Structural repairs discovered during investigation will be priced separately by Change Order after engineering details are issued.
- Permit and agency fees; these are excluded and paid by the Owner.
- Services beyond the assessment, documentation, repair details, coordination meeting, and permit-review response specifically identified in this proposal.

SCHEDULE & COMMERCIAL TERMS

Schedule	To be coordinated with the non-structural restoration schedule, site access, exploratory openings, and jurisdictional review.
Payment Schedule	50% mobilization/deposit upon authorization; 50% upon completion and delivery of the contracted engineering services, unless otherwise agreed in writing.
Additional Services	Additional site visits, testing, specialty inspections, expanded design, or services outside the stated scope require written authorization before proceeding.
Structural Repairs	Construction and structural repair costs are excluded. Repairs identified by the engineer will be separately priced after repair direction/details are issued.
Proposal Validity	Pricing valid for 30 days, subject to site access and coordination requirements.

AUTHORIZATION

By signing below, Client authorizes LR Contractors LLC to schedule and perform the structural engineering services described above. Work outside this scope requires written approval.

Client / Authorized Representative:

LR Contractors LLC: _____

Signature: _____

Signature: _____

Date: _____

Date: _____

AGENOR & CAMPBELL STRUCTURAL ENGINEERS, LLC

670 ISLAND WAY, SUITE 301, CLEARWATER, FL. 33767 | WWW.AC-STRUCTURAL.COM

June 25, 2026

Oakstead CDD
C/o Inframark IMS
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607

RE: Oakstead Timber Boardwalk Evaluation

Thank you for the opportunity to provide structural services for this project. Below is the proposed anticipated scope and fee for the evaluation of the timber boardwalks.

Anticipated Scope, Rates, & Fee:

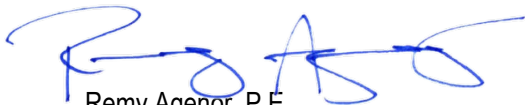
Condition Evaluation Report

The scope involves a condition evaluation report of the existing boardwalks including:

- Findings of the field inspection
- Description of the existing conditions/construction
- Documentation of any structural defects observed in the boardwalk system
- Recommendations including any repairs needed to bring the boardwalk system within structural engineering standards and code requirements.
- Recommended time frames to complete repairs or new construction will be provided.
- Estimated useful life remaining in the existing boardwalk system and/or with any repairs as needed
- Estimated cost for completion of any repairs or new construction
- Photos of areas of concern

Task	Classification	Field/Home	Rate	Anticipated Hours	Total
Field Review/Data Collection	Engineering Intern	Field	\$92.00	8	\$736.00
	Senior Engineer	Field	\$154.00	8	\$1,232.00
Condition Evaluation Report	Engineering Intern	Home	\$115.50	30	\$3,465.00
	Senior Engineer	Home	\$192.50	5	\$962.50
Total =					\$6,395.50

Respectfully,



Remy Agenor, P.E.
Agenor & Campbell Structural Engineers, LLC
Remy@AC-Structural.com
Phone: 813-770-9464

LR CONTRACTORS LLC

VALUE PROPOSAL

Four-Bridge Non-Structural Restoration

Project	Four-Bridge Non-Structural Restoration
Proposal Date	August 26, 2026
Location	Approx. 3038 Oakstead Blvd, Land O' Lakes, FL 34638
Construction Type	Non-Structural Assembly Restoration
Prepared By	LR Contractors LLC
Pricing Basis	Budgetary / Preliminary Field Verification

EXECUTIVE SUMMARY

LR Contractors LLC proposes to perform the non-structural restoration work identified for four pedestrian bridges based on our field visit with engineer, preliminary engineering assessments, onsite project notes, photographs, and budgetary quantities. The proposal is intentionally structured per bridge so the Client may award all four bridges as one project or select individual bridges for restoration.

Each bridge price includes its own applicable mobilization, access control, restoration work, cleanup, contingency, and contractor overhead and profit. Final quantities and material selections are to be confirmed before construction.

CLIENT SELECTION & PRICING

Bridge	Primary Restoration Scope	Subtotal	Select
Bridge 1	Railing system replacement, caps, retained wood finish restoration, minor erosion/access work and sign coordination	\$134,241.80	_____
Bridge 2	Handrail/rail restoration, fastening, isolated decking adjustments, bench repairs and finish restoration	\$36,368.75	_____
Bridge 3	Selective rail repairs, representative exploratory access allowance, finish restoration and cleanup	\$18,026.25	_____
Bridge 4	Handrail replacement, isolated warped-component repairs, runoff-cavity restoration and finish restoration	\$23,845.25	_____
ALL FOUR BRIDGES	Combined project total if all four bridge scopes are awarded	\$212,482.05	_____

Selection note: Client may contract one, multiple, or all bridge restoration scopes. Any requested scope revision, quantity change, or concealed-condition repair will be evaluated separately and may require a written Change Order.

SCOPE OF WORK

General Conditions: Mobilization, equipment rental, small tools and general requirements needed for onsite LR Contractors personnel at the working area, following safety DOT protocols.

BRIDGE 1 - SUBTOTAL \$134,241.80

- Mobilization, barricades, pedestrian routing, protection, cleanup and access control.
- Selectively remove and dispose of deteriorated wood rails, braces, mesh and caps as required (budget allowance: approximately 360 LF).
- Provide and install approximately 360 LF of commercial-grade powder-coated aluminum picket pedestrian railing, field measured and code compliant; final profile subject to Owner/Engineer direction.
- Replace approximately 18 exposed deteriorated caps with fitted FRP/composite caps.
- Clean, prepare and apply compatible exterior finish to retained non-structural wood components and bridge composite deck boards.
- Perform limited restoration of disturbed approach areas and minor erosion-control measures under both bridge entrance points.
- Temporarily remove and reinstall two existing regulatory signs as required.
- Final debris removal, disposal and cleaning.

BRIDGE 2 - SUBTOTAL \$36,368.75

- Mobilization, barricades, protection, cleanup and access control.
- Replace or rebolt deteriorated handrail and horizontal rail members with ground-contact pressure-treated lumber (budget allowance: approximately 160 LF).
- Replace accessible non-structural rail fasteners with corrosion-resistant hardware (allowance: approximately 24 locations).
- Reset or replace isolated composite deck boards and correct excessive gaps at observed locations (allowance: approximately 120 SF).
- Re-fasten / repair or replace integrated bench components.
- Clean and refinish repaired wood components.
- Final debris removal, disposal and cleaning.

BRIDGE 3 - SUBTOTAL \$18,026.25

- Mobilization, barricades, protection, cleanup and access control.
- Rebolt, replace isolated rails and restore loose non-structural components (budget allowance: approximately 90 LF).
- Provide contractor labor for representative exploratory openings and reinstatement if directed to support the separately contracted engineer's investigation. Engineering services are not included in this proposal.
- Clean and refinish repaired rail components.
- Final debris removal, disposal and cleaning.

BRIDGE 4 - SUBTOTAL \$23,845.25

- Mobilization, barricades, protection, cleanup and access control.
- Replace deteriorated horizontal handrail members with ground-contact pressure-treated lumber (budget allowance: approximately 70 LF).
- Replace isolated warped non-structural deck/edge components where accessible and approved.
- Clean the observed runoff cavity, place compacted compatible fill, and stabilize the disturbed approach area as a non-engineered restoration allowance.
- Clean and refinish repaired rail components.
- Final debris removal, disposal and cleaning.

STRUCTURAL ENGINEERING - SEPARATE PROPOSAL / EXCLUDED

Structural engineering, structural analysis, testing, design, signed/sealed engineering documents, and engineered structural repairs are specifically excluded from this restoration proposal and will be addressed under a separate proposal.

LR Contractors recommends that the Client authorize the separate investigative structural engineering and testing services during the early restoration/construction stages. This timing provides the engineer improved access to structural components that are not readily accessible under normal conditions, including joists beneath the bridge deck, piles located in the water, concealed connections, and other framing exposed as restoration work progresses.

If the engineer identifies structural deterioration or required upgrades, any structural repair work - including pile, beam, joist, post, framing, or connection replacement/strengthening - will be priced separately after engineered direction and details are issued.

ASSUMPTIONS

- Pricing is budgetary and based on preliminary engineering assessment, field visit, photographs, and quantity allowances; final field measurements, accessible-condition verification and final finish selections are required before construction.
- Existing components designated to remain are assumed suitable for the proposed non-structural restoration unless concealed deterioration is discovered.
- Normal daytime site access, reasonable material staging, and pedestrian control are assumed.
- Bridge-specific pricing is structured to allow independent award of each bridge.
- Permit requirements and fees, if applicable, will be confirmed with the Authority Having Jurisdiction before commencement. Any fees, documents, plans, reports, etc. determined necessary by the AHJ may result in scope, time and cost changes.

EXCLUSIONS

- Structural engineering, structural testing, structural calculations, signed/sealed drawings, and permit engineering.
- Structural repairs or replacement of piles, beams, joists, structural posts, framing, or engineered connections.
- Engineered bank stabilization, engineered drainage systems, or major civil/site reconstruction.
- Lead, mold, asbestos, hazardous-material testing or abatement.
- New signage, full deck replacement, or work outside the bridge-specific scopes above.
- Unforeseen concealed conditions not reasonably visible from the site visit or normal preconstruction observation.

SCHEDULE, WARRANTY & COMMERCIAL TERMS

Schedule	To be coordinated after Client selection of bridge(s), field verification, material availability, and any required permitting. Work sequencing may be adjusted to maintain safe pedestrian/site operations.
Warranty	One-year LR Contractors labor warranty from substantial completion for the contracted restoration work. Excludes normal wear, abuse, pre-existing conditions, structural movement/failure, water-related deterioration, external/mechanical damage, and acts of nature.
Payment Schedule	50% mobilization/deposit upon authorization; 50% upon substantial completion of the selected bridge scope(s), unless otherwise agreed in writing.
Change Orders	Work outside the stated scope, quantity allowances, or conditions revealed after demolition/access will require written authorization before proceeding.
Proposal Validity	Pricing valid for 30 days and subject to material availability and final field verification.

AUTHORIZATION

By signing below, Client authorizes LR Contractors LLC to proceed with the bridge scope(s) selected above, subject to final field verification and the terms of this proposal.

Client / Authorized Representative:

LR Contractors LLC: _____

Signature:

Signature: _____

Date: _____

Date: _____

TOTAL COST



OAKSTEAD - RIGHT OF WAY ASSESSMENT

All Subdivisions

Total Costs

Total Construction Cost Breakdown for Recommendation

Concrete				
Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	5634.85	SYS	\$81.80	\$460,953.27
Curb & Gutter	3264.15	LFT	\$43.34	\$141,481.32
Curb Ramp	4.15	SYS	\$81.80	\$339.49
Driveway	1541.58	SYS	\$81.80	\$126,107.05
Asphalt				
Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	251.40	TON	\$167.12	\$42,014.58
Storm Sewer				
Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	3.00	EACH	\$8,586.16	\$25,758.47
Landscaping/Earthwork				
Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	397.00	EACH	\$385.32	\$152,972.04
Performance Turf Sod	7554.22	SYS	\$5.38	\$40,611.47
Clearing & Grubbing	3.35	ACRE	\$63,567.02	\$213,054.21
Total Cost				\$1,203,291.89

Types of Issues

	Total		Total
Sidewalk	524	Sidewalk Cracking	105
Curb	186	Sidewalk Heave	503
Driveway	101	Curb Cracking	63
Storm STR.	16	Curb Heave	131
Curb Ramp	3	Driveway Cracking	48
		Driveway Heave	90
		Drainage Issue	58
		ADA Deficiency	1
		Storm STR. Damage	8
		Total Issues	1007



COST BY SUBDIVISION



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Ashmonte

Total Costs

Construction Cost Breakdown for Recommendation

Concrete				
Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	500.90	SYS	\$81.80	\$40,975.62
Curb & Gutter	357.75	LFT	\$43.34	\$15,506.32
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	66.67	SYS	\$81.80	\$5,453.60
Asphalt				
Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	26.24	TON	\$167.12	\$4,384.50
Storm Sewer				
Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00
Landscaping/Earthwork				
Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	34.00	EACH	\$385.32	\$13,100.88
Performance Turf Sod	671.46	SYS	\$5.38	\$3,609.78
Clearing & Grubbing	0.29	ACRE	\$63,567.02	\$18,361.26
			Total Cost	\$101,391.95

Types of Issues

	Total		Total
Sidewalk	49	Sidewalk Cracking	8
Curb	17	Sidewalk Heave	49
Driveway	5	Curb Cracking	4
Storm STR.	1	Curb Heave	13
Curb Ramp	0	Driveway Cracking	2
		Driveway Heave	4
		Drainage Issue	4
		ADA Deficiency	0
		Storm STR. Damage	1
		Total Issues	85

OAKSTEAD - RIGHT OF WAY ASSESSMENT

Ballastone

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	356.50	SYS	\$81.80	\$29,163.13
Curb & Gutter	345.15	LFT	\$43.34	\$14,960.18
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	24.89	SYS	\$81.80	\$2,036.01

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	25.31	TON	\$167.12	\$4,230.08

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	25.00	EACH	\$385.32	\$9,633.00
Performance Turf Sod	499.14	SYS	\$5.38	\$2,683.40
Clearing & Grubbing	0.21	ACRE	\$63,567.02	\$13,579.35

Total Cost

\$76,285.15

Types of Issues

	Total		Total
Sidewalk	34	Sidewalk Cracking	16
Curb	17	Sidewalk Heave	28
Driveway	1	Curb Cracking	12
Storm STR.	0	Curb Heave	11
Curb Ramp	0	Driveway Cracking	1
		Driveway Heave	1
		Drainage Issue	6
		ADA Deficiency	0
		Storm STR. Damage	0
		Total Issues	75



AMERICAN
STRUCTUREPOINT
INC.

OAKSTEAD - RIGHT OF WAY ASSESSMENT

Brenford

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	863.50	SYS	\$81.80	\$70,637.75
Curb & Gutter	256.25	LFT	\$43.34	\$11,106.90
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	262.44	SYS	\$81.80	\$21,469.01

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	18.79	TON	\$167.12	\$3,140.54

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	44.00	EACH	\$385.32	\$16,954.08
Performance Turf Sod	1053.28	SYS	\$5.38	\$5,662.42
Clearing & Grubbing	0.47	ACRE	\$63,567.02	\$30,116.99

Total Cost	\$159,087.69
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Types of Issues

	Total		Total
Sidewalk	79	Sidewalk Cracking	18
Curb	14	Sidewalk Heave	74
Driveway	20	Curb Cracking	3
Storm STR.	0	Curb Heave	9
Curb Ramp	1	Driveway Cracking	14
		Driveway Heave	16
		Drainage Issue	5
		ADA Deficiency	0
		Storm STR. Damage	0
		Total Issues	139



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Hillington

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	662.30	SYS	\$81.80	\$54,178.79
Curb & Gutter	287.00	LFT	\$43.34	\$12,439.73
Curb Ramp	1.85	SYS	\$81.80	\$151.34
Driveway	157.77	SYS	\$81.80	\$12,906.22

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	21.05	TON	\$167.12	\$3,517.40

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	73.00	EACH	\$385.32	\$28,128.36
Performance Turf Sod	943.22	SYS	\$5.38	\$5,070.76
Clearing & Grubbing	0.39	ACRE	\$63,567.02	\$24,858.09

Total Cost \$141,250.69

Types of Issues

	Total		Total
Sidewalk	85	Sidewalk Cracking	12
Curb	28	Sidewalk Heave	83
Driveway	10	Curb Cracking	6
Storm STR.	1	Curb Heave	17
Curb Ramp	1	Driveway Cracking	6
		Driveway Heave	11
		Drainage Issue	10
		ADA Deficiency	1
		Storm STR. Damage	0
		Total Issues	146



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Keswick

Total Costs

Construction Cost Breakdown for Recommendation

Concrete				
Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	708.40	SYS	\$81.80	\$57,949.95
Curb & Gutter	943.00	LFT	\$43.34	\$40,873.39
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	208.89	SYS	\$81.80	\$17,087.95
Asphalt				
Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	69.15	TON	\$167.12	\$11,557.18
Storm Sewer				
Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00
Landscaping/Earthwork				
Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	48.00	EACH	\$385.32	\$18,495.36
Performance Turf Sod	1059.00	SYS	\$5.38	\$5,693.18
Clearing & Grubbing	0.49	ACRE	\$63,567.02	\$31,460.42
Total Cost				\$183,117.44

Types of Issues

Total		Total	
Sidewalk	60	Sidewalk Cracking	22
Curb	36	Sidewalk Heave	58
Driveway	6	Curb Cracking	22
Storm STR.	3	Curb Heave	33
Curb Ramp	0	Driveway Cracking	3
		Driveway Heave	6
		Drainage Issue	5
		ADA Deficiency	0
		Storm STR. Damage	2
		Total Issues	151

OAKSTEAD - RIGHT OF WAY ASSESSMENT

Marchmont

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	1416.25	SYS	\$81.80	\$115,854.92
Curb & Gutter	645.75	LFT	\$43.34	\$27,989.39
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	108.22	SYS	\$81.80	\$8,853.01

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	47.36	TON	\$167.12	\$7,914.16

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	1.00	EACH	\$8,586.16	\$8,586.16

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	86.00	EACH	\$385.32	\$33,137.52
Performance Turf Sod	1789.83	SYS	\$5.38	\$9,622.14
Clearing & Grubbing	0.74	ACRE	\$63,567.02	\$47,298.40

Total Cost \$259,255.69

Types of Issues

	Total		Total
Sidewalk	100	Sidewalk Cracking	14
Curb	47	Sidewalk Heave	99
Driveway	8	Curb Cracking	6
Storm STR.	7	Curb Heave	30
Curb Ramp	0	Driveway Cracking	6
		Driveway Heave	8
		Drainage Issue	16
		ADA Deficiency	0
		Storm STR. Damage	3
		Total Issues	182



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Strathmore

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	308.20	SYS	\$81.80	\$25,211.99
Curb & Gutter	101.25	LFT	\$43.34	\$4,388.58
Curb Ramp	2.30	SYS	\$81.80	\$188.15
Driveway	33.78	SYS	\$81.80	\$2,763.16

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	7.43	TON	\$167.12	\$1,240.90

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	1.00	EACH	\$8,586.16	\$8,586.16

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	18.00	EACH	\$385.32	\$6,935.76
Performance Turf Sod	380.28	SYS	\$5.38	\$2,044.37
Clearing & Grubbing	0.16	ACRE	\$63,567.02	\$10,107.10

Total Cost \$61,466.16

Types of Issues

	Total		Total
Sidewalk	28	Sidewalk Cracking	12
Curb	7	Sidewalk Heave	23
Driveway	1	Curb Cracking	2
Storm STR.	1	Curb Heave	5
Curb Ramp	1	Driveway Cracking	0
		Driveway Heave	1
		Drainage Issue	4
		ADA Deficiency	0
		Storm STR. Damage	1
		Total Issues	48



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Tanglewyld

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	110.40	SYS	\$81.80	\$9,031.16
Curb & Gutter	10.25	LFT	\$43.34	\$444.28
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	23.11	SYS	\$81.80	\$1,890.58

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	0.75	TON	\$167.12	\$125.62

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	0.00	EACH	\$8,586.16	\$0.00

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	4.00	EACH	\$385.32	\$1,541.28
Performance Turf Sod	123.94	SYS	\$5.38	\$666.33
Clearing & Grubbing	0.05	ACRE	\$63,567.02	\$3,441.17

Total Cost **\$17,140.42**

Types of Issues

	Total		Total
Sidewalk	15	Sidewalk Cracking	1
Curb	1	Sidewalk Heave	15
Driveway	1	Curb Cracking	1
Storm STR.	0	Curb Heave	0
Curb Ramp	0	Driveway Cracking	1
		Driveway Heave	1
		Drainage Issue	0
		ADA Deficiency	0
		Storm STR. Damage	0
		Total Issues	19



OAKSTEAD - RIGHT OF WAY ASSESSMENT

Weymouth

Total Costs

Construction Cost Breakdown for Recommendation

Concrete

Pay Item	Quantity	Units	Unit Price	Cost
Sidewalk	708.40	SYS	\$81.80	\$57,949.95
Curb & Gutter	317.75	LFT	\$43.34	\$13,772.56
Curb Ramp	0.00	SYS	\$81.80	\$0.00
Driveway	655.81	SYS	\$81.80	\$53,647.52

Asphalt

Pay Item	Quantity	Units	Unit Price	Cost
Superpave Asphalt	35.33	TON	\$167.12	\$5,904.21

Storm Sewer

Pay Item	Quantity	Units	Unit Price	Cost
Inlet Top, Repair	1.00	EACH	\$8,586.16	\$8,586.16

Landscaping/Earthwork

Pay Item	Quantity	Units	Unit Price	Cost
Tree Removal	65.00	EACH	\$385.32	\$25,045.80
Performance Turf Sod	1034.06	SYS	\$5.38	\$5,559.08
Clearing & Grubbing	0.53	ACRE	\$63,567.02	\$33,831.42

Total Cost

\$204,296.70

Types of Issues

	Total		Total
Sidewalk	74	Sidewalk Cracking	2
Curb	19	Sidewalk Heave	74
Driveway	49	Curb Cracking	7
Storm STR.	3	Curb Heave	13
Curb Ramp	0	Driveway Cracking	15
		Driveway Heave	42
		Drainage Issue	8
		ADA Deficiency	0
		Storm STR. Damage	1
		Total Issues	162



Exhibit A

Notice of Meetings Fiscal Year 2026/2027 Oakstead Community Development District

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2026/2027 Regular Meetings of the Board of Supervisors of the Oakstead Community Development District shall be held on the fourth Tuesday at **12:00 p.m. at the Oakstead Clubhouse located at 3038 Oakstead Boulevard, Land O'Lakes, Florida 34638**. The meeting dates are as follows:

Tuesday, October 27, 2026 at 6:30 p.m.
Tuesday, November 24, 2026
Tuesday, December 22, 2026
Tuesday, January 26, 2027
Tuesday, February 23, 2027 at 6:30 p.m.
Tuesday, March 23, 2027
Tuesday, April 27, 2027 at 6:30 p.m.
Tuesday, May 25, 2027
Tuesday, June 22, 2027 at 6:30 p.m.
Tuesday, July 27, 2027
Tuesday, August 24, 2027 at 6:30 p.m.
Tuesday, September 28, 2027

The Board of Supervisors of the Oakstead Community Development District will hold **workshops** for Fiscal Year 2027 to discuss various District matters **at the Oakstead Clubhouse located at 3038 Oakstead Boulevard, Land O'Lakes, Florida 34638. on the second Tuesday of each month at 10:00 a.m.** as indicated below:

October 13, 2026
November 10, 2026
December 8, 2026
January 12, 2027
February 9, 2027
March 9, 2027
April 13, 2027
May 11, 2027
June 8, 2027
July 13, 2027
August 10, 2027
September 14, 2027

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. Any meeting may be continued with no additional notice to a date, time and place to be specified on the record at a meeting. A copy of the agenda for the meetings listed above may be obtained from the District's website at <https://www.oaksteadcdd.org/> or by contacting the District Manager via email at mark.vega@inframark.com, seven (7) days prior to the meeting.

There may be occasions when one or more supervisors will participate by telephone or other remote device.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (954) 603-0033, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

Each person who decides to appeal any action taken at the meetings is advised that the person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Inframark,
District Management
Mark Vega