INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

Chapel Crossings Community Development District

October 19, 2026

Agenda Package

Join Teams Meeting

Meeting ID: 299 352 856 812 149 **Passcode:** hd7mu2Ev

2005 Pan Am Circle, Suite 300
Tampa, FL 33607

CLEAR PARTNERSHIPS



Chapel Crossings
Community Development District

Board of Supervisors
Manny Leon, Chairman
Kevin Lewis, Assistant Secretary
Elvis Garcia, Assistant Secretary
Anthony Henkel, Assistant Secretary
Charles Berry, Assistant Secretary

District Staff
Christina Newsome & Kristee Cole, District Manager
Daniel Lewis, District Counsel
Phillip Chang, District Engineer
Nathaniel Montagna, Field Service Manager
Sandra MacGregor, District Accountant
Diana Kapatsyna, District Admin

Regular Meeting Agenda
Monday, October 19, 2026, at 10:00 a.m.

The Regular Meeting of the **Chapel Crossings Community Development District** will be held on **October 19, 2026 at 10:00 a.m. at the Chapel Crossings Amenity Center, 31438 Steam Coach Way, Wesley Chapel, FL 33545.** Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

Join the Meeting Now

Meeting ID: 299 352 856 812 149 **Passcode:** hd7mu2Ev

THE REGULAR MEETING OF BOARD OF

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. **CONSENT AGENDA**

   A. Consideration of Regular Meeting Minutes of September 17, 2026

   B. Consideration of Workshop Meeting Minutes of September 23, 2026

   C. Review of September 2026 Financial Statements

   D. Consideration of September 2026 Check Register

   E. Review of September 2026 Snapshot
4. **BUSINESS ITEMS**

   A. Consideration of Pool Repair Proposal

   B. Consideration of Resolution 2027-01; FY 2026 Budget Amendment

   C. Consideration of Resolution 2027-02; Setting Landowners Election and Meeting
5. **STAFF REPORTS**

   A. District Accountant

   B. District Counsel

   C. District Engineer Report

   D. District Manager

   E. Landscape Report

   F. Aquatic Report

   G. Amenity Manager's Report

6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

7. ADJOURNMENT

MINUTES OF MEETING
CHAPEL CROSSINGS
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Chapel Crossings Community Development District was held on Monday, September 17, 2026, at 10:00 a.m. at the Chapel Crossings Amenity Center, located at 31438 Steam Coach Way, Wesley Chapel, Florida 33545.

Present and constituting a quorum were:

Manny Leon	Chairperson
Dennis Armstrong	Vice Chairperson
Elvis Garcia	Assistant Secretary
Kevin Lewis	Assistant Secretary
Chuck Berry	Assistant Secretary

Also present in person or via Teams and conference call were:

Kristee Cole	District Manager, Inframark
Daniel Lewis	District Counsel
Magda Ortiz	Amenity Manager
Kent Huerta	District Engineer
Nate Montagna	Field Services
Emalina	Aquatics, Solitude
Residents and Members of the Public	

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**

The meeting was called to order and the roll was called. A quorum was established.

SECOND ORDER OF BUSINESS **Audience Comments**

Discussion regarding the Juniper proposal concerning the area of Godwin Circle.

THIRD ORDER OF BUSINESS **Consent Agenda**

A. Consideration of Workshop Meeting Minutes of August 26, 2026

B. Review of August 2026 Financial Statements

C. Consideration of August 2026 Check Register

D. Review of August 2026 Snapshot

> On MOTION by Ms. Leon, seconded by Ms. Garcia, with all in favor, the motion to approve Consent Agenda, carried.

FOURTH ORDER OF BUSINESS **Business Items**

A. Administer the Oath of Office

> On MOTION by Ms. Leon, seconded by Ms. Garcia, with all in favor, the motion to appoint Anthony Henkel to the vacant seat, with compensation, carried.

B. Consideration of Resolution 2026-14; Designation of Officers

> On MOTION by Ms. Leon, seconded by Ms. Garcia, with all in favor, the motion to approve Resolution 2026-14; Designation of Officers with Ms. Leon as Chair, Mr. Lewis as Vice Chair, carried.

C. Consideration of Parking Lot Restriping Proposal

Ms. Leon instructed that the proposal was not prepared as directed and requested that it be revised to reflect the correct location.

D. Consideration of Pulse Hub Service Agreement Renewal

The Board agreed to move forward with the Pulse proposal and expressed satisfaction with the proposal.

E. Green Space Purchase

> On MOTION by Ms. Leon, seconded by Ms. Garcia, with all in favor, the motion to approve Green Space Purchase, carried. 4-0

F. Lazy River Motor Replacement Update

G. Pool Report

H. SWFWMD - Wetlands and Ponds

I. Consideration of Mulch Proposals

Mr. Montagna provided an update on the pool. He will review emails regarding Cooper Pools' proposals for the pool crack repair.

The Board discussed the sidewalk flooding.

The Board approved a NTE proposal for the mulch work.

J. Update on SIH Claim

K. Update on McDonald's Claim

Staff will obtain proposals for Items J and K.

L. Discussion of District Engineer RFP

> On MOTION by Ms. Leon, seconded by Ms. Garcia, with all in favor, the motion to approve District Engineer RFP, carried. 4-0

Mr. Henkel left the meeting at 11:25 a.m.

FIFTH ORDER OF BUSINESS **Staff Reports**

A. District Accountant

No update at this time.

B. Landscape Report

The Board tabled the proposal for the replacement landscaping. Ms. Cole sent the proposal to other vendors for apples to apples.

C. Aquatics Report

The Solitude gave report and answered Board questions.

D. District Counsel

Mr. Lewis gave report and answered Board questions.

E. District Engineer

i. Engineer's Report

ii. Report on Swale Drainage Concerns behind Jeffries Way

This was discussed earlier in the meeting.

F. District Manager Report

Ms. Cole presented her report and responded to Board questions. Proposals are needed for the McDonal's and SJH irrigation damage

G. Amenity Manager Report

Ms. Ortiz presented her report and responded to Board questions. The Board directed staff to deactivate the fob for 90 days.

SIXTH ORDER OF BUSINESS **Board of Supervisors' Requests and Comments**

None.

SEVENTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Garcia, seconded by Mr. Lewis, with all in favor, the meeting was adjourned at 12:47 p.m. 3-0

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Manny Leon
Chairperson

Chapel Crossings Community Development District

Workshop Meeting Minutes

Date: September 23, 2026 **Time:** 6:30 PM **Location:** Chapel Crossings Amenity Center

1. Call to Order

The meeting was called to order at **6:35 PM** by Chair **Manny**.

2. Roll Call

Supervisors present:

- **Manny**, Chair
- **Kevin**, Vice-Chair
- **Anthony**, Assistant Secretary

Residents were also present.

3. Public Comment / Resident Q&A Session

The Board opened the floor for resident questions.

Budget Discussion

Clarifications to several budget line items were reviewed, and residents' questions regarding the FY 2027 Budget were addressed in detail.

The adopted FY 2027 budget increase is about **$130,000** to sustain the operational demands of managing a **$50 million** community asset. The Board noted the increase will fund long-term maintenance, amenity operations, and infrastructure stewardship appropriate to the District's scale and complexity.

Residents requested an update on the status and process of the Green Space purchase, and the Board members provided a response.

Further details of appraisal report for the Green Space purchase was presented and confirmed to meet the Board's requirement (motion) of **$225,000 or higher**. The CDD attorney authorized the Chair to proceed with executing a purchase contract with the seller, Crown Development.

4. Board Discussion

A general discussion followed on aligning the budget with actual operating conditions and ensuring transparent communication with residents.

5. Maintenance and Landscaping Discussion

The Board discussed ongoing maintenance needs across the community, noting rising landscape **costs**. Supervisors attributed higher annual expenditures to increased material and labor prices and a recent deep freeze that resulted in significant plant loss. The Board emphasized the importance of maintaining consistent service levels to preserve community standards and protect long-term asset value.

6. Lazy River Motor Replacement

The Board provided an update on the Lazy River motor installation. The damaged circulation motor has been replaced at a cost of **$16,000**. The motor volute was found to be cracked and requires replacement at a cost of **over $9,000**; the Board discussed installation logistics and timing.

7. Social Events

The Board briefly discussed upcoming social events and resident engagement activities. Supervisors expressed support for continuing community-building programs and noted that future events would be coordinated with input from resident volunteers and the Advisory Panels.

8. Adjournment

With no further business, the meeting adjourned at approximately **8:05 PM**.

INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

Chapel Crossings Community Development District

Financial Report

September30, 2026

CLEAR PARTNERSHIPS



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CHAPEL CROSSINGS

Community Development District

Financial Statements

(Unaudited)

September 30, 2026

Balance Sheet
September 30, 2026

ACCOUNT DESCRIPTION	GENERAL FUND	DEBT SERVICE FUND - SERIES 2020	TOTAL
ASSETS			
Cash - Checking Account	$ 333,534	$ -	$ 333,534
Investments:			
Reserve Fund	-	316,100	316,100
Revenue Fund	-	368,113	368,113
Prepaid Items	5,450	-	5,450
Prepaid Insurance	29,600	-	29,600
Deposits	8,819	-	8,819
Escrow Deposit	5,000	-	5,000
TOTAL ASSETS	**$ 382,403**	**$ 684,213**	**$ 1,066,616**
LIABILITIES			
Accounts Payable	$ 5,877	$ -	$ 5,877
Accrued Expenses	39,583	-	39,583
TOTAL LIABILITIES	**45,460**	**-**	**45,460**
FUND BALANCES			
Nonspendable:			
Prepaid Items	5,450	-	5,450
Prepaid Insurance	29,600	-	29,600
Deposits	8,819	-	8,819
Restricted for:			
Debt Service	-	684,213	684,213
Unassigned:	293,074	-	293,074
TOTAL FUND BALANCES	**$ 336,943**	**$ 684,213**	**$ 1,021,156**
TOTAL LIABILITIES & FUND BALANCES	**$ 382,403**	**$ 684,213**	**$ 1,066,616**

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 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	$ 15,000	$ 15,000	$ 31,273	$ 16,273	208.49%
Interest - Tax Collector	-	-	2,136	2,136	0.00%
Special Assmnts- Tax Collector	1,517,237	1,517,237	1,459,892	(57,345)	96.22%
Special Assmnts- CDD Collected	24,125	24,125	47,815	23,690	198.20%
Special Assmnts- Discounts	(60,689)	(60,689)	(55,417)	5,272	91.31%
Other Miscellaneous Revenues	10,000	10,000	11,670	1,670	116.70%
TOTAL REVENUES	**1,505,673**	**1,505,673**	**1,497,369**	**(8,304)**	**99.45%**
EXPENDITURES					
Administration					
P/R-Board of Supervisors	12,000	12,000	13,000	(1,000)	108.33%
FICA Taxes	918	918	230	688	25.05%
ProfServ-Arbitrage Rebate	600	600	1,800	(1,200)	300.00%
ProfServ-Engineering	15,000	15,000	35,455	(20,455)	236.37%
ProfServ-Legal Services	15,000	15,000	35,607	(20,607)	237.38%
ProfServ-Mgmt Consulting	40,000	40,000	36,667	3,333	91.67%
ProfServ-Trustee Fees	4,500	4,500	4,256	244	94.58%
ProfServ-Web Site Development	1,500	1,500	1,553	(53)	103.53%
Auditing Services	3,900	3,900	4,000	(100)	102.56%
Website Hosting/Email services	2,741	2,741	1,848	893	67.42%
Postage and Freight	500	500	509	(9)	101.80%
Insurance - Property	26,697	26,697	26,697	-	100.00%
Insurance - General Liability	3,244	3,244	10,107	(6,863)	311.56%
Insurance - Risk Management	2,654	2,654	2,654	-	100.00%
Printing and Binding	500	500	-	500	0.00%
Legal Advertising	2,500	2,500	895	1,605	35.80%
Misc-Assessment Collection Cost	30,345	30,345	28,108	2,237	92.63%
Office Supplies	2,000	2,000	4,654	(2,654)	232.70%
Annual District Filing Fee	175	175	175	-	100.00%
1st Quarter Operating Reserves	300,000	300,000	162,270	137,730	54.09%
Principal Line of Credit/Note	-	-	206,263	(206,263)	0.00%
Interest Expense-Note	19,500	19,500	6,891	12,609	35.34%
Total Administration	484,274	484,274	583,639	(99,365)	120.52%
Field					
Payroll-Other	30,500	30,500	1,912	28,588	6.27%
Contracts-On-Site Management	69,012	69,012	63,261	5,751	91.67%
Contracts-Solid Waste Services	2,833	2,833	2,144	689	75.68%
Contracts-Landscape	319,800	319,800	292,417	27,383	91.44%
Contracts-Pools	25,800	25,800	25,200	600	97.67%
Contracts-Cleaning Services	14,000	14,000	11,686	2,314	83.47%

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Contracts-Ponds	41,000	41,000	41,837	(837)	102.04%
Amenity Center Pest Control	1,200	1,200	-	1,200	0.00%
Telephone/Fax/Internet Services	5,000	5,000	3,057	1,943	61.14%
Electricity - General	115,000	115,000	119,368	(4,368)	103.80%
Utility - Water & Sewer	120,000	120,000	44,535	75,465	37.11%
R&M-Other Landscape	7,500	7,500	23,256	(15,756)	310.08%
R&M-Irrigation	29,000	29,000	52,010	(23,010)	179.34%
R&M-Ponds	25,000	25,000	9,077	15,923	36.31%
R&M-Pools	24,400	24,400	23,845	555	97.73%
Landscape - Annuals	5,000	5,000	-	5,000	0.00%
Landscape - Mulch	17,500	17,500	-	17,500	0.00%
Landscape Maintenance	10,500	10,500	35,685	(25,185)	339.86%
R&M - Amenity Center	10,000	10,000	38,055	(28,055)	380.55%
Misc-Holiday Lighting	10,000	10,000	8,750	1,250	87.50%
Community Activities	10,000	10,000	5,481	4,519	54.81%
Misc-Contingency	40,000	40,000	80,593	(40,593)	201.48%
Total Field	933,045	933,045	882,169	50,876	94.55%
TOTAL EXPENDITURES	**1,417,319**	**1,417,319**	**1,465,808**	**(48,489)**	**103.42%**
Excess (deficiency) of revenues Over (under) expenditures	88,354	88,354	31,561	(56,793)	35.72%
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	88,354	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	**88,354**	**-**	**-**	**-**	**0.00%**
Net change in fund balance	$ 88,354	$ 88,354	$ 31,561	$ (56,793)	35.72%
FUND BALANCE, BEGINNING (OCT 1, 2025)	**305,382**	**305,382**	**305,382**		
FUND BALANCE, ENDING	**$ 393,736**	**$ 393,736**	**$ 336,943**		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending September 30, 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	$ -	$ -	$ 28,423	$ 28,423	0.00%
Special Assmnts- Tax Collector	673,049	673,049	637,800	(35,249)	94.76%
Special Assmnts- Prepayment	-	-	43,636	43,636	0.00%
Special Assmnts- CDD Collected	2,366	2,366	30,926	28,560	1307.10%
Special Assmnts- Discounts	(26,922)	(26,922)	(24,211)	2,711	89.93%
TOTAL REVENUES	**648,493**	**648,493**	**716,574**	**68,081**	**110.50%**
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	13,461	13,461	12,273	1,188	91.17%
Total Administration	13,461	13,461	12,273	1,188	91.17%
Debt Service					
Principal Debt Retirement	245,000	245,000	255,000	(10,000)	104.08%
Principal Prepayments	-	-	40,000	(40,000)	0.00%
Interest Expense	392,800	392,800	392,468	332	99.92%
Interest Arbitrage/Yield Reduction	-	-	1,346	(1,346)	0.00%
Total Debt Service	637,800	637,800	688,814	(51,014)	108.00%
TOTAL EXPENDITURES	**651,261**	**651,261**	**701,087**	**(49,826)**	**107.65%**
Excess (deficiency) of revenues Over (under) expenditures	(2,768)	(2,768)	15,487	18,255	-559.50%
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	(2,768)	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	**(2,768)**	**-**	**-**	**-**	**0.00%**
Net change in fund balance	$ (2,768)	$ (2,768)	$ 15,487	$ 18,255	-559.50%
FUND BALANCE, BEGINNING (OCT 1, 2025)	**668,726**	**668,726**	**668,726**		
FUND BALANCE, ENDING	**$ 665,958**	**$ 665,958**	**$ 684,213**		

CHAPEL CROSSINGS

Community Development District

Supporting Schedules

September 30, 2026

Chapel Crossings
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 Received	**Net Amount Rcv'd**	**Discount / (Penalties) Amount**	**Tax Coll Cost**	**Prop Appr Cost**	**Gross Amount Received**	**General Fund**	**Debt Service Fund**
Assessments Levied FY '26					$2,097,692	$1,459,892	$637,800
Allocation %					100%	70%	30%
11/06/25	$ 17,635	$ 963	$ 360	$ -	$ 18,958	$ 13,194	$ 5,764
11/14/25	$ 55,424	$ 2,356	$ 1,131	$ -	$ 58,911	$ 40,999	$ 17,912
11/20/25	$ 207,404	$ 8,818	$ 4,233	$ -	$ 220,455	$ 153,426	$ 67,029
11/26/25	$ 73,836	$ 3,139	$ 1,507	$ -	$ 78,482	$ 54,620	$ 23,862
12/05/25	$ 1,277,601	$ 54,321	$ 26,073	$ -	$ 1,357,995	$ 945,099	$ 412,896
12/11/25	$ 47,832	$ 2,004	$ 976	$ -	$ 50,812	$ 35,363	$ 15,449
12/18/25	$ 124,610	$ 5,158	$ 2,543	$ -	$ 132,312	$ 92,083	$ 40,229
01/09/26	$ 66,598	$ 2,102	$ 1,359	$ -	$ 70,058	$ 48,757	$ 21,301
02/11/26	$ 23,306	$ 485	$ 476	$ -	$ 24,266	$ 16,888	$ 7,378
03/12/26	$ 24,876	$ 256	$ 508	$ -	$ 25,640	$ 17,844	$ 7,796
04/09/26	$ 44,164	$ 24	$ 901	$ -	$ 45,089	$ 31,380	$ 13,709
05/12/26	$ 5,384	$ -	$ 110	$ -	$ 5,494	$ 3,824	$ 1,671
05/12/26	$ 659	$ -	$ 13	$ -	$ 673	$ 468	$ 205
06/05/26	$ 2,991	$ -	$ 61	$ -	$ 3,052	$ 2,124	$ 928
06/15/26	$ 5,381	$ -	$ 113	$ -	$ 5,494	$ 3,824	$ 1,671
TOTAL	**$ 1,977,700**	**$ 79,627**	**$ 40,365**	**$ -**	**$ 2,097,692**	**$ 1,459,892**	**$ 637,800**
% COLLECTED					100%	100%	100%
TOTAL O/S					**$ -**	**$ -**	**$ -**

CHAPEL CROSSINGS
Community Development District

Cash and Investment Balances
September 30, 2026

ACCOUNT NAME	BANK NAME	MATURITY	YIELD	BALANCE
GENERAL FUND				
Operating Account - Business Checking	Valley Nat'l Bank		3.56%	$333,534
			Subtotal Total GF	**$333,534**
Series 2020 Reserve Account	US Bank		3.50%	$316,100
Series 2020 Revenue Account	US Bank		3.50%	$368,113
			Subtotal Total DS	**$684,213**
			Grand Total	**$1,017,747**

Bank Account Statement

Chapel Crossings CDD

Bank Account No.	0639		
Statement No.	09-26	**Statement Date**	09/30/2026

G/L Account No. 101001 Balance	333,534.18	**Statement Balance**	369,712.53
		Outstanding Deposits	0.00
Positive Adjustments	0.00	**Subtotal**	369,712.53
Subtotal	333,534.18	**Outstanding Checks**	-36,178.35
Negative Adjustments	0.00	**Ending Balance**	333,534.18
Ending G/L Balance	333,534.18		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Outstanding Checks							
08/26/2026	Payment	100339	DOODY CALLS	Inv: INV-14093016202606			-83.00
09/16/2026	Payment	100355	COMPLETE IT	Inv: 21175			-115.50
09/22/2026	Payment	100360	EGIS INSURANCE ADVISORS	Inv: 33939			-29,600.00
09/25/2026	Payment	100361	ILLUMINATIONS HOLIDAY LIGHTING	Inv: HL-2026-013-D01			-4,375.00
09/29/2026	Payment	300316	PASCO COUNTY UTILITIES ACH	Inv: 25229224			-272.70
09/29/2026	Payment	300317	PASCO COUNTY UTILITIES ACH	Inv: 25229223			-195.94
09/29/2026	Payment	300318	PASCO COUNTY UTILITIES ACH	Inv: 25228765			-8.08
09/29/2026	Payment	300319	PASCO COUNTY UTILITIES ACH	Inv: 25228766			-707.00
09/29/2026	Payment	300320	PASCO COUNTY UTILITIES ACH	Inv: 25229750			-87.87
09/29/2026	Payment	300321	PASCO COUNTY UTILITIES ACH	Inv: 25229261			-22.22
09/29/2026	Payment	300322	PASCO COUNTY UTILITIES ACH	Inv: 25228764			-471.67
09/29/2026	Payment	300323	PASCO COUNTY UTILITIES ACH	Inv: 25229259			-94.94
09/29/2026	Payment	300324	PASCO COUNTY UTILITIES ACH	Inv: 25229226			-72.72
09/29/2026	Payment	300325	PASCO COUNTY UTILITIES ACH	Inv: 25229225			-71.71
Total Outstanding Checks							-36,178.35
Outstanding Deposits							
Total Outstanding Deposits							

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001							
CHECK # 100342							
001	09/01/26	ENTREKEN ASSOCIATES, INC.	082726	REAL ESTATE APPRAISAL SERVICES	Misc-Contingency	549900-53901	$2,600.00
						Check Total	*$2,600.00*
CHECK # 100343							
001	09/09/26	FIRST PLACE FITNESS EQUIPMENT, INC.	WO-50395	Fitness Equipment Repair	R&M - Amenity Center	546516-53901	$149.95
						Check Total	*$149.95*
CHECK # 100344							
001	09/09/26	BGE, INC	52388	Engineer services Aug 2026	ProfServ-Engineering	531013-51301	$9,557.85
						Check Total	*$9,557.85*
CHECK # 100345							
001	09/09/26	SOLITUDE LAKE MANAGEMENT	PSI297791	SEPT 26 POND MAINT	Contracts-Ponds	534089-53901	$3,532.55
						Check Total	*$3,532.55*
CHECK # 100346							
001	09/09/26	INFRAMARK LLC	1170074	General Maintenance & Repairs	Misc-Contingency	549900-53901	$2,050.00
001	09/09/26	INFRAMARK LLC	1170085	General Maintenance & Repairs	Misc-Contingency	549900-53901	$1,100.00
						Check Total	*$3,150.00*
CHECK # 100347							
001	09/09/26	PERSSON, COHEN, MOONEY	7335	LEGAL SERVICES THRU AUG 26	ProfServ-Legal Services	531023-51301	$6,352.50
						Check Total	*$6,352.50*
CHECK # 100348							
001	09/09/26	SOLITUDE LAKE MANAGEMENT	WO-01039175	Shoreline Restoration Repair (Site 18) - Deposit	1st Quarter Operating Reserves	568014-51301	$162,270.00
						Check Total	*$162,270.00*
CHECK # 100349							
001	09/10/26	ALL 4-U-CLEANING INC	44	SEPT 25 CLEANING SERVICE	Contracts-Cleaning Services	534082-53901	$800.00
						Check Total	*$800.00*
CHECK # 100350							
001	09/10/26	INFRAMARK LLC	188573	SEPT 26 MGMT FEES	ProfServ-Mgmt Consulting	531027-51201	$3,333.33
001	09/10/26	INFRAMARK LLC	188573	SEPT 26 MGMT FEES	Contracts-On-Site Management	534029-53901	$5,751.00
						Check Total	*$9,084.33*
CHECK # 100351							
001	09/11/26	COOPER POOLS, INC.	2284	Pool Repairs IPS-M820 Standard 16 x 12 Board Dual ORP and pHController	R&M-Pools	546074-53901	$2,344.37
001	09/11/26	COOPER POOLS, INC.	2291	Pool Repairs EEQK100010HP 230 460V3PH 213JMZODPEQ SERIES MOTOR	R&M-Pools	546074-53901	$180.00
						Check Total	*$2,524.37*
CHECK # 100352							
001	09/16/26	DCSI, INC	35778	Service Call	Misc-Contingency	549900-53901	$145.00
						Check Total	*$145.00*
CHECK # 100353							
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415109	Irrigation Repairs	R&M-Irrigation	546041-53901	$107.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415107	Irrigation Repairs	R&M-Irrigation	546041-53901	$97.32
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415108	Irrigation Repairs	R&M-Irrigation	546041-53901	$72.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415106	Irrigation Repairs	R&M-Irrigation	546041-53901	$222.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415105	Irrigation Repairs	R&M-Irrigation	546041-53901	$485.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	409917	AUG 26 GROUNDS MAINT	Contracts-Landscape	534050-53901	$26,583.34
						Check Total	*$27,568.66*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 100354							
001	09/16/26	LOUIS SMITH ELECTRIC, INC.	4504	Service Call	R&M - Amenity Center	546516-53901	$895.00
						Check Total	*$895.00*
CHECK # 100355							
001	09/16/26	COMPLETE IT	21175	CDD Google Email w/ Vault	Website Hosting/Email services	534369-51301	$115.50
						Check Total	*$115.50*
CHECK # 100356							
001	09/22/26	INFRAMARK LLC	1169977	General Maintenance	Misc-Contingency	549900-53901	$1,410.00
						Check Total	*$1,410.00*
CHECK # 100357							
001	09/22/26	DCSI, INC	35701	Service Call	R&M - Amenity Center	546516-53901	$145.00
001	09/22/26	DCSI, INC	35726	Cloud Cover Music Server Subscription	R&M - Amenity Center	546516-53901	$24.99
						Check Total	*$169.99*
CHECK # 100358							
001	09/22/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	414018	Irrigation Repairs	R&M-Irrigation	546041-53901	$954.92
						Check Total	*$954.92*
CHECK # 100359							
001	09/22/26	BUSINESS OBSERVER, INC.	26-02360P	Legal Advertisement Notice of Meeting Dates	Legal Advertising	548002-51301	$107.19
						Check Total	*$107.19*
CHECK # 100360							
001	09/22/26	EGIS INSURANCE ADVISORS	33939	Insurance Policy #100126955 10/01/2026-10/01/2027	Prepaid Insurance	155100	$29,600.00
						Check Total	*$29,600.00*
CHECK # 100361							
001	09/25/26	ILLUMINATIONS HOLIDAY LIGHTING	HL-2026-013-D01	Holiday Decoration Deposit	Prepaid Items	155000	$4,375.00
						Check Total	*$4,375.00*
CHECK # 100362							
001	09/29/26	INFRAMARK LLC	1170537	SEPT 26 POOL SERVICE	Contracts-Pools	534078-53901	$2,050.00
						Check Total	*$2,050.00*
CHECK # 300274							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059147	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$91.91
						Check Total	*$91.91*
CHECK # 300275							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059148	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$30.30
						Check Total	*$30.30*
CHECK # 300276							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058651	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$846.38
						Check Total	*$846.38*
CHECK # 300277							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058650	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$461.57
						Check Total	*$461.57*
CHECK # 300278							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058649	BILL PRD 07/10 - 08/11/2026	Utility - Water	543018-53901	$105.04
						Check Total	*$105.04*
CHECK # 300279							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059638	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$66.66
						Check Total	*$66.66*

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Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300280							
001	09/08/26	VALLEY BANK	083126-7175	CC PAYMENT	Office Supplies	551002-51301	$336.36
001	09/08/26	VALLEY BANK	083126-7175	CC PAYMENT	R&M - Amenity Center	546516-53901	$280.16
						Check Total	*$616.52*
CHECK # 300281							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059636	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$376.73
						Check Total	*$376.73*
CHECK # 300282							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059646	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$152.51
						Check Total	*$152.51*
CHECK # 300283							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059647	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$6.06
						Check Total	*$6.06*
CHECK # 300284							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059648	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$68.68
						Check Total	*$68.68*
CHECK # 300285							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059645	BILLING PERIOD 07/14/26-08/12/26	Utility - Water & Sewer	543021-53901	$141.40
						Check Total	*$141.40*
CHECK # 300286							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059110	BILLING PERIOD 07/10-08/11/26	Utility - Water & Sewer	543021-53901	$274.72
						Check Total	*$274.72*
CHECK # 300287							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059111	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$306.03
						Check Total	*$306.03*
CHECK # 300288							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059113	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$116.15
						Check Total	*$116.15*
CHECK # 300289							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059112	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$150.49
						Check Total	*$150.49*
CHECK # 300290							
001	09/11/26	CHARTER COMMUNICATIONS ACH	1320282082426	SERVICE FROM 08/24/26-09/23/26	Telephone/Fax/Internet Services	541009-53901	$299.83
						Check Total	*$299.83*
CHECK # 300291							
001	09/15/26	WREC ACH	091026-3808	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.28
						Check Total	*$40.28*
CHECK # 300292							
001	09/15/26	WREC ACH	091026-3813	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$46.76
						Check Total	*$46.76*
CHECK # 300293							
001	09/15/26	WREC ACH	091026-6566	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$589.19
						Check Total	*$589.19*
CHECK # 300294							
001	09/15/26	WREC ACH	091026-6571	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$1,685.69
						Check Total	*$1,685.69*

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CHECK # 300295							
001	09/15/26	WREC ACH	091026-7272	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$44.37
						Check Total	*$44.37*
CHECK # 300296							
001	09/15/26	WREC ACH	091026-0604	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$2,897.13
						Check Total	*$2,897.13*
CHECK # 300297							
001	09/15/26	WREC ACH	091026-3689	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$58.59
						Check Total	*$58.59*
CHECK # 300298							
001	09/15/26	WREC ACH	091026-3730	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$43.47
						Check Total	*$43.47*
CHECK # 300299							
001	09/15/26	WREC ACH	091026-3793	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300300							
001	09/15/26	WREC ACH	091026-3796	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$45.97
						Check Total	*$45.97*
CHECK # 300301							
001	09/15/26	WREC ACH	091026-7818	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$66.44
						Check Total	*$66.44*
CHECK # 300302							
001	09/15/26	WREC ACH	091026-3798	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.85
						Check Total	*$40.85*
CHECK # 300303							
001	09/15/26	WREC ACH	091026-3801	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.73
						Check Total	*$40.73*
CHECK # 300304							
001	09/15/26	WREC ACH	091026-3802	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$45.73
						Check Total	*$45.73*
CHECK # 300305							
001	09/15/26	WREC ACH	091026-8772	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300306							
001	09/15/26	WREC ACH	091026-8777	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300307							
001	09/15/26	WREC ACH	091026-8780	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.61
						Check Total	*$40.61*
CHECK # 300308							
001	09/15/26	WREC ACH	091026-3512	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$46.98
						Check Total	*$46.98*
CHECK # 300309							
001	09/15/26	WREC ACH	091026-3522	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$41.41
						Check Total	*$41.41*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

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Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300310							
001	09/15/26	WREC ACH	091026-8978	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$41.41
						Check Total	*$41.41*
CHECK # 300311							
001	09/15/26	WREC ACH	091026-8981	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$51.76
						Check Total	*$51.76*
CHECK # 300312							
001	09/15/26	WREC ACH	091026-8982	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.28
						Check Total	*$40.28*
CHECK # 300313							
001	09/15/26	WREC ACH	091026-8983	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$52.90
						Check Total	*$52.90*
CHECK # 300314							
001	09/18/26	WREC ACH	090226-9214	ELECTRIC	Electricity - General	543006-53901	$4,013.25
						Check Total	*$4,013.25*
CHECK # 300315							
001	09/25/26	WASTE CONNECTIONS OF FLORIDA	2279918W426	OCT 26 WASTE SERVICES	Prepaid Items	155000	$215.41
						Check Total	*$215.41*
CHECK # 300316							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229224	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$272.70
						Check Total	*$272.70*
CHECK # 300317							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229223	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$195.94
						Check Total	*$195.94*
CHECK # 300318							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228765	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$8.08
						Check Total	*$8.08*
CHECK # 300319							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228766	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$707.00
						Check Total	*$707.00*
CHECK # 300320							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229750	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$87.87
						Check Total	*$87.87*
CHECK # 300321							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229261	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$22.22
						Check Total	*$22.22*
CHECK # 300322							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228764	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$471.67
						Check Total	*$471.67*
CHECK # 300323							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229259	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$94.94
						Check Total	*$94.94*
CHECK # 300324							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229226	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$72.72
						Check Total	*$72.72*

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Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300325							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229225	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$71.71
						Check Total	*$71.71*
						Fund Total	**$283,839.35**
						Total Checks Paid	**$283,839.35**

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Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001							
CHECK # 100342							
001	09/01/26	ENTREKEN ASSOCIATES, INC.	082726	REAL ESTATE APPRAISAL SERVICES	Misc-Contingency	549900-53901	$2,600.00
						Check Total	*$2,600.00*
CHECK # 100343							
001	09/09/26	FIRST PLACE FITNESS EQUIPMENT, INC.	WO-50395	Fitness Equipment Repair	R&M - Amenity Center	546516-53901	$149.95
						Check Total	*$149.95*
CHECK # 100344							
001	09/09/26	BGE, INC	52388	Engineer services Aug 2026	ProfServ-Engineering	531013-51301	$9,557.85
						Check Total	*$9,557.85*
CHECK # 100345							
001	09/09/26	SOLITUDE LAKE MANAGEMENT	PSI297791	SEPT 26 POND MAINT	Contracts-Ponds	534089-53901	$3,532.55
						Check Total	*$3,532.55*
CHECK # 100346							
001	09/09/26	INFRAMARK LLC	1170074	General Maintenance & Repairs	Misc-Contingency	549900-53901	$2,050.00
001	09/09/26	INFRAMARK LLC	1170085	General Maintenance & Repairs	Misc-Contingency	549900-53901	$1,100.00
						Check Total	*$3,150.00*
CHECK # 100347							
001	09/09/26	PERSSON, COHEN, MOONEY	7335	LEGAL SERVICES THRU AUG 26	ProfServ-Legal Services	531023-51301	$6,352.50
						Check Total	*$6,352.50*
CHECK # 100348							
001	09/09/26	SOLITUDE LAKE MANAGEMENT	WO-01039175	Shoreline Restoration Repair (Site 18) - Deposit	1st Quarter Operating Reserves	568014-51301	$162,270.00
						Check Total	*$162,270.00*
CHECK # 100349							
001	09/10/26	ALL 4-U-CLEANING INC	44	SEPT 25 CLEANING SERVICE	Contracts-Cleaning Services	534082-53901	$800.00
						Check Total	*$800.00*
CHECK # 100350							
001	09/10/26	INFRAMARK LLC	188573	SEPT 26 MGMT FEES	ProfServ-Mgmt Consulting	531027-51201	$3,333.33
001	09/10/26	INFRAMARK LLC	188573	SEPT 26 MGMT FEES	Contracts-On-Site Management	534029-53901	$5,751.00
						Check Total	*$9,084.33*
CHECK # 100351							
001	09/11/26	COOPER POOLS, INC.	2284	Pool Repairs IPS-M820 Standard 16 x 12 Board Dual ORP and pHController	R&M-Pools	546074-53901	$2,344.37
001	09/11/26	COOPER POOLS, INC.	2291	Pool Repairs EEQK100010HP 230 460V3PH 213JMZODPEQ SERIES MOTOR	R&M-Pools	546074-53901	$180.00
						Check Total	*$2,524.37*
CHECK # 100352							
001	09/16/26	DCSI, INC	35778	Service Call	Misc-Contingency	549900-53901	$145.00
						Check Total	*$145.00*
CHECK # 100353							
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415109	Irrigation Repairs	R&M-Irrigation	546041-53901	$107.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415107	Irrigation Repairs	R&M-Irrigation	546041-53901	$97.32
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415108	Irrigation Repairs	R&M-Irrigation	546041-53901	$72.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415106	Irrigation Repairs	R&M-Irrigation	546041-53901	$222.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	415105	Irrigation Repairs	R&M-Irrigation	546041-53901	$485.50
001	09/16/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	409917	AUG 26 GROUNDS MAINT	Contracts-Landscape	534050-53901	$26,583.34
						Check Total	*$27,568.66*

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CHECK # 100354							
001	09/16/26	LOUIS SMITH ELECTRIC, INC.	4504	Service Call	R&M - Amenity Center	546516-53901	$895.00
						Check Total	*$895.00*
CHECK # 100355							
001	09/16/26	COMPLETE IT	21175	CDD Google Email w/ Vault	Website Hosting/Email services	534369-51301	$115.50
						Check Total	*$115.50*
CHECK # 100356							
001	09/22/26	INFRAMARK LLC	1169977	General Maintenance	Misc-Contingency	549900-53901	$1,410.00
						Check Total	*$1,410.00*
CHECK # 100357							
001	09/22/26	DCSI, INC	35701	Service Call	R&M - Amenity Center	546516-53901	$145.00
001	09/22/26	DCSI, INC	35726	Cloud Cover Music Server Subscription	R&M - Amenity Center	546516-53901	$24.99
						Check Total	*$169.99*
CHECK # 100358							
001	09/22/26	JUNIPER LANDSCAPING OF FLORIDA, LLC	414018	Irrigation Repairs	R&M-Irrigation	546041-53901	$954.92
						Check Total	*$954.92*
CHECK # 100359							
001	09/22/26	BUSINESS OBSERVER, INC.	26-02360P	Legal Advertisement Notice of Meeting Dates	Legal Advertising	548002-51301	$107.19
						Check Total	*$107.19*
CHECK # 100360							
001	09/22/26	EGIS INSURANCE ADVISORS	33939	Insurance Policy #100126955 10/01/2026-10/01/2027	Prepaid Insurance	155100	$29,600.00
						Check Total	*$29,600.00*
CHECK # 100361							
001	09/25/26	ILLUMINATIONS HOLIDAY LIGHTING	HL-2026-013-D01	Holiday Decoration Deposit	Prepaid Items	155000	$4,375.00
						Check Total	*$4,375.00*
CHECK # 100362							
001	09/29/26	INFRAMARK LLC	1170537	SEPT 26 POOL SERVICE	Contracts-Pools	534078-53901	$2,050.00
						Check Total	*$2,050.00*
CHECK # 300274							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059147	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$91.91
						Check Total	*$91.91*
CHECK # 300275							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059148	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$30.30
						Check Total	*$30.30*
CHECK # 300276							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058651	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$846.38
						Check Total	*$846.38*
CHECK # 300277							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058650	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$461.57
						Check Total	*$461.57*
CHECK # 300278							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25058649	BILL PRD 07/10 - 08/11/2026	Utility - Water	543018-53901	$105.04
						Check Total	*$105.04*
CHECK # 300279							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059638	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$66.66
						Check Total	*$66.66*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300280							
001	09/08/26	VALLEY BANK	083126-7175	CC PAYMENT	Office Supplies	551002-51301	$336.36
001	09/08/26	VALLEY BANK	083126-7175	CC PAYMENT	R&M - Amenity Center	546516-53901	$280.16
						Check Total	*$616.52*
CHECK # 300281							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059636	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$376.73
						Check Total	*$376.73*
CHECK # 300282							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059646	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$152.51
						Check Total	*$152.51*
CHECK # 300283							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059647	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$6.06
						Check Total	*$6.06*
CHECK # 300284							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059648	BILLING PERIOD 07/10/26-08/11/26	Utility - Water & Sewer	543021-53901	$68.68
						Check Total	*$68.68*
CHECK # 300285							
001	09/08/26	PASCO COUNTY UTILITIES ACH	25059645	BILLING PERIOD 07/14/26-08/12/26	Utility - Water & Sewer	543021-53901	$141.40
						Check Total	*$141.40*
CHECK # 300286							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059110	BILLING PERIOD 07/10-08/11/26	Utility - Water & Sewer	543021-53901	$274.72
						Check Total	*$274.72*
CHECK # 300287							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059111	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$306.03
						Check Total	*$306.03*
CHECK # 300288							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059113	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$116.15
						Check Total	*$116.15*
CHECK # 300289							
001	09/01/26	PASCO COUNTY UTILITIES ACH	25059112	BILL PRD 07/10 - 08/11/2026	Utility - Water & Sewer	543021-53901	$150.49
						Check Total	*$150.49*
CHECK # 300290							
001	09/11/26	CHARTER COMMUNICATIONS ACH	1320282082426	SERVICE FROM 08/24/26-09/23/26	Telephone/Fax/Internet Services	541009-53901	$299.83
						Check Total	*$299.83*
CHECK # 300291							
001	09/15/26	WREC ACH	091026-3808	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.28
						Check Total	*$40.28*
CHECK # 300292							
001	09/15/26	WREC ACH	091026-3813	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$46.76
						Check Total	*$46.76*
CHECK # 300293							
001	09/15/26	WREC ACH	091026-6566	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$589.19
						Check Total	*$589.19*
CHECK # 300294							
001	09/15/26	WREC ACH	091026-6571	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$1,685.69
						Check Total	*$1,685.69*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300295							
001	09/15/26	WREC ACH	091026-7272	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$44.37
						Check Total	*$44.37*
CHECK # 300296							
001	09/15/26	WREC ACH	091026-0604	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$2,897.13
						Check Total	*$2,897.13*
CHECK # 300297							
001	09/15/26	WREC ACH	091026-3689	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$58.59
						Check Total	*$58.59*
CHECK # 300298							
001	09/15/26	WREC ACH	091026-3730	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$43.47
						Check Total	*$43.47*
CHECK # 300299							
001	09/15/26	WREC ACH	091026-3793	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300300							
001	09/15/26	WREC ACH	091026-3796	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$45.97
						Check Total	*$45.97*
CHECK # 300301							
001	09/15/26	WREC ACH	091026-7818	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$66.44
						Check Total	*$66.44*
CHECK # 300302							
001	09/15/26	WREC ACH	091026-3798	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.85
						Check Total	*$40.85*
CHECK # 300303							
001	09/15/26	WREC ACH	091026-3801	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.73
						Check Total	*$40.73*
CHECK # 300304							
001	09/15/26	WREC ACH	091026-3802	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$45.73
						Check Total	*$45.73*
CHECK # 300305							
001	09/15/26	WREC ACH	091026-8772	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300306							
001	09/15/26	WREC ACH	091026-8777	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.50
						Check Total	*$40.50*
CHECK # 300307							
001	09/15/26	WREC ACH	091026-8780	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.61
						Check Total	*$40.61*
CHECK # 300308							
001	09/15/26	WREC ACH	091026-3512	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$46.98
						Check Total	*$46.98*
CHECK # 300309							
001	09/15/26	WREC ACH	091026-3522	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$41.41
						Check Total	*$41.41*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300310							
001	09/15/26	WREC ACH	091026-8978	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$41.41
						Check Total	*$41.41*
CHECK # 300311							
001	09/15/26	WREC ACH	091026-8981	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$51.76
						Check Total	*$51.76*
CHECK # 300312							
001	09/15/26	WREC ACH	091026-8982	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$40.28
						Check Total	*$40.28*
CHECK # 300313							
001	09/15/26	WREC ACH	091026-8983	SVC PRD 8/6-9/4/26	Electricity - General	543006-53901	$52.90
						Check Total	*$52.90*
CHECK # 300314							
001	09/18/26	WREC ACH	090226-9214	ELECTRIC	Electricity - General	543006-53901	$4,013.25
						Check Total	*$4,013.25*
CHECK # 300315							
001	09/25/26	WASTE CONNECTIONS OF FLORIDA	2279918W426	OCT 26 WASTE SERVICES	Prepaid Items	155000	$215.41
						Check Total	*$215.41*
CHECK # 300316							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229224	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$272.70
						Check Total	*$272.70*
CHECK # 300317							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229223	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$195.94
						Check Total	*$195.94*
CHECK # 300318							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228765	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$8.08
						Check Total	*$8.08*
CHECK # 300319							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228766	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$707.00
						Check Total	*$707.00*
CHECK # 300320							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229750	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$87.87
						Check Total	*$87.87*
CHECK # 300321							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229261	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$22.22
						Check Total	*$22.22*
CHECK # 300322							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25228764	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$471.67
						Check Total	*$471.67*
CHECK # 300323							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229259	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$94.94
						Check Total	*$94.94*
CHECK # 300324							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229226	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$72.72
						Check Total	*$72.72*

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 09/01/2026 to 09/30/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 300325							
001	09/29/26	PASCO COUNTY UTILITIES ACH	25229225	BILL PRD 8/11/2026 - 9/9/2026	Utility - Water	543018-53901	$71.71
						Check Total	*$71.71*
						Fund Total	**$283,839.35**
						Total Checks Paid	**$283,839.35**

CHAPEL CROSSINGS
COMMUNITY DEVELOPMENT DISTRICT

Financial Snapshot
September 30, 2026

- **Current Cash Balances:**
  - Valley National Bank Operating Acct: $333,534
  - Valley Line of Credit: $300,000 (Available on a as need basis)

- **Assessment collections:**
  - Chapel Crossings is 100% collected on the tax roll.

- **Expenses:**
  - Current expenses make up 103.42% of the annual budget through September 30, 2026.

    Total expenses for the first 11 months are $1,465,808. Chapel Crossings is over budget, a budget amendment will be needed for FY26. The budget amendment will be presented at the next meeting for the boards approval.

Review quote and press Approve or Reject below

Cooper Pools Inc

4850 Allen Rd PMB 13
Zephyrhills, FL 33541
(844) 766-5256
info@cooperpoolsinc.com
https://cooperpoolsinc.com/

QUOTE

Quote Number
1192

Quote Total
$9,372.00

Bill To:

Chapel Crossing
802 E Whiting St
Tampa, FL 33602

Quote Date
September 25, 2026

Expiration Date
October 25, 2026

LOCATION: 31438 Steam Coach Way, Wesley Chapel

Item	Description	Qty	Rate	Amount
Pentair Aurora 3801 Volute	Pentair Aurora 3801 Volute	1	8,772.00	8,772.00
Installation / Labor	Installation / Labor	3	200.00	600.00

Attachments

aurora-3800-series-single-stage-end-suction-pumps-family.png.thumb.1280.1280.png

Subtotal	$9,372.00
Tax	$0.00
Quote Total	$9,372.00
Deposit	$4,686.00

Required

Pay after quote is approved.

Name & Signature

Date



Cooper Pools

844-766-5256

RESOLUTION 2027-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT AMENDING THE FISCAL YEAR 2025/2026 GENERAL FUND BUDGET; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Chapel Crossings Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida; and

WHEREAS, the Board of Supervisors of the District (hereinafter the "Board") adopted a General Fund Budget for Fiscal Year 2025-2026 ("FY25-26 Budget"); and

WHEREAS, the Board desires to amend the FY25-26 Budget to reflect changes to budgeted revenues and expenses approved during Fiscal Year 2025-2026; and

WHEREAS, pursuant to Chapters 189 and 190, *Florida Statutes*, the Board is authorized to amend the FY25-26 Budget within sixty (60) days following the end of the Fiscal Year 2025-2026; and

WHEREAS, the Board finds that it is in the best interest of the District and its landowners to amend the FY25-26 Budget to reflect the actual appropriations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET AMENDMENT.

a. The Board has reviewed the proposed amended Budget, copies of which are on file with the office of the District Manager and at the District's Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

b. The amended Budget attached hereto as **Exhibit A** and incorporated herein by reference as further amended by the Board is hereby adopted in accordance with the provisions of Sections 190.008(2)(a) and 189.016(6), *Florida Statutes*; provided, however, that the comparative figures contained in the amended Budget as adopted by the Board (together, "Adopted Annual Budget") may be further revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2025-2026.

c. The Adopted Annual Budget shall be maintained in the office of the District Manager and the District Records Office and identified as "The Adopted Annual Budget for the Chapel Crossings Community Development District for the Fiscal Year Ending September 30, 2026, as amended and adopted by the Board of Supervisors effective October 19, 2026."

SECTION 2. APPROPRIATIONS. There is hereby appropriated out of the revenues of the District, for the fiscal year beginning October 1, 2025, and ending September 30, 2026, the sums set forth below, to be raised by special assessments or otherwise, which sums are deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	$_____
DEBT SERVICE FUND, SERIES _____	$_____
DEBT SERVICE FUND, SERIES _____	$_____
TOTAL ALL FUNDS	$_____

SECTION 3. CONFLICTS. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

SECTION 4. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 5. EFFECTIVE DATE. This Resolution shall take effect as of October 19, 2026.

PASSED AND ADOPTED this 19th day of October 2026.

ATTEST:

Secretary/Assistant Secretary

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Chairperson, Board of Supervisors

Exhibit A: Amended General Fund Budget FY 2025/2026

EXHIBIT A
AMENDED FISCAL YEAR 2025-2026 GENERAL FUND BUDGET

Proposed Budget Amendment
For the Period Ending September 30, 2026

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)
REVENUES					
Interest - Investments	$ 15,000	$ -	$ 15,000	$ 31,271	$ 16,271
Interest - Tax Collector	-	-	-	2,136	2,136
Special Assmnts- Tax Collector	1,517,237	-	1,517,237	1,459,892	(57,345)
Special Assmnts- CDD Collected	24,125	-	24,125	47,815	23,690
Special Assmnts- Discounts	(60,689)	-	(60,689)	(55,417)	5,272
Other Miscellaneous Revenues	10,000	-	10,000	11,670	1,670
TOTAL REVENUES	**1,505,673**	**-**	**1,505,673**	**1,497,367**	**(8,306)**
EXPENDITURES					
Administration					
P/R-Board of Supervisors	12,000	-	12,000	13,000	(1,000)
FICA Taxes	918	-	918	230	688
ProfServ-Arbitrage Rebate	600	-	600	1,800	(1,200)
ProfServ-Engineering	15,000	-	15,000	35,455	(20,455)
ProfServ-Legal Services	15,000	-	15,000	35,607	(20,607)
ProfServ-Mgmt Consulting	40,000	-	40,000	36,667	3,333
ProfServ-Trustee Fees	4,500	-	4,500	4,256	244
ProfServ-Web Site Development	1,500	-	1,500	1,553	(53)
Auditing Services	3,900	-	3,900	4,000	(100)
Website Hosting/Email services	2,741	-	2,741	1,848	893
Postage and Freight	500	-	500	509	(9)
Insurance - Property	26,697	-	26,697	26,697	-
Insurance - General Liability	3,244	-	3,244	10,107	(6,863)
Insurance - Risk Management	2,654	-	2,654	2,654	-
Printing and Binding	500	-	500	-	500
Legal Advertising	2,500	-	2,500	895	1,605
Misc-Assessment Collection Cost	30,345	-	30,345	28,108	2,237
Office Supplies	2,000	-	2,000	4,654	(2,654)
Annual District Filing Fee	175	-	175	175	-
1st Quarter Operating Reserves	300,000	-	300,000	162,270	137,730
Principal Line of Credit/Note	-	-	-	206,263	(206,263)
Interest Expense-Note	19,500	-	19,500	6,891	12,609
Total Administration	484,274	-	484,274	583,639	(99,365)
Field					
Payroll-Other	30,500	-	30,500	1,912	28,588
Contracts-On-Site Management	69,012	-	69,012	63,261	5,751
Contracts-Solid Waste Services	2,833	-	2,833	2,144	689
Contracts-Landscape	319,800	-	319,800	292,417	27,383
Contracts-Pools	25,800	-	25,800	25,200	600

Proposed Budget Amendment
For the Period Ending September 30, 2026

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)
Contracts-Cleaning Services	14,000	-	14,000	11,686	2,314
Contracts-Ponds	41,000	-	41,000	41,837	(837)
Amenity Center Pest Control	1,200	-	1,200	-	1,200
Telephone/Fax/Internet Services	5,000	-	5,000	3,057	1,943
Electricity - General	115,000	-	115,000	119,368	(4,368)
Utility - Water & Sewer	120,000	-	120,000	44,535	75,465
R&M-Other Landscape	7,500	-	7,500	23,256	(15,756)
R&M-Irrigation	29,000	23,010	52,010	52,010	-
R&M-Ponds	25,000	-	25,000	9,077	15,923
R&M-Pools	24,400	-	24,400	21,345	3,055
Landscape - Annuals	5,000	-	5,000	-	5,000
Landscape - Mulch	17,500	-	17,500	-	17,500
Landscape Maintenance	10,500	-	10,500	35,685	(25,185)
R&M - Amenity Center	10,000	-	10,000	40,790	(30,790)
Misc-Holiday Lighting	10,000	-	10,000	8,750	1,250
Community Activities	10,000	-	10,000	5,481	4,519
Misc-Contingency	40,000	40,593	80,593	80,593	-
Total Field	933,045	63,603	996,648	882,404	114,244
TOTAL EXPENDITURES	**1,417,319**	**63,603**	**1,480,922**	**1,466,043**	**14,879**
Excess (deficiency) of revenues Over (under) expenditures	88,354	(63,603)	24,751	31,324	6,573
Net change in fund balance	88,354	(63,603)	24,751	31,324	6,573
FUND BALANCE, BEGINNING (OCT 1, 2025)	**305,382**	**-**	**305,382**	**305,382**	**-**
FUND BALANCE, ENDING	**$ 393,736**	**$ (63,603)**	**$ 330,133**	**$ 336,706**	**$ 6,573**

Proposed Budget Amendment
For the Period Ending September 30, 2026

ACCOUNT DESCRIPTION	CURRENT BUDGET	PROPOSED AMENDMENT	FINAL BUDGET	YEAR TO DATE ACTUAL	VARIANCE ($) FAV(UNFAV)
REVENUES					
Interest - Investments	$ -	$ -	$ -	$ 28,421	$ 28,421
Special Assmnts- Tax Collector	673,049	-	673,049	637,800	(35,249)
Special Assmnts- Prepayment	-	-	-	43,636	43,636
Special Assmnts- CDD Collected	2,366	-	2,366	30,926	28,560
Special Assmnts- Discounts	(26,922)	-	(26,922)	(24,211)	2,711
TOTAL REVENUES	**648,493**	**-**	**648,493**	**716,572**	**68,079**
EXPENDITURES					
Administration					
Misc-Assessment Collection Cost	13,461	-	13,461	12,273	1,188
Total Administration	13,461	-	13,461	12,273	1,188
Debt Service					
Principal Debt Retirement	245,000	10,000	255,000	255,000	-
Principal Prepayments	-	40,000	40,000	40,000	-
Interest Expense	392,800	-	392,800	392,468	332
Interest Arbitrage/Yield Reduction	-	1,346	1,346	1,346	-
Total Debt Service	637,800	51,346	689,146	688,814	332
TOTAL EXPENDITURES	**651,261**	**51,346**	**702,607**	**701,087**	**1,520**
Excess (deficiency) of revenues Over (under) expenditures	(2,768)	(51,346)	(54,114)	15,485	69,599
Net change in fund balance	(2,768)	(51,346)	(54,114)	15,485	69,599
FUND BALANCE, BEGINNING (OCT 1, 2025)	**668,726**	**-**	**668,726**	**668,726**	**-**
FUND BALANCE, ENDING	**$ 665,958**	**$ (51,346)**	**$ 614,612**	**$ 684,211**	**$ 69,599**

RESOLUTION 2027-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNER ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, Chapel Crossings Community Development District **("District")** is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes,* being situated entirely within Pasco County, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes,* the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to [Chapter 190, *Florida Statutes*]," and the Board shall consist of five members; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date established by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes.*

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT:

1. **EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.** The Board is currently made up of the following individuals:

Seat Number	Supervisor	Term Expiration Date
3	Kevin Lewis	2026

This year, Seat 3, currently held by Kevin Lewis, is subject to election by landowners in January 2026. The candidate receiving the highest number of votes shall be elected for a term of four (4) years. The term of office for each successful candidate shall commence upon election.

2. **LANDOWNER'S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the 11th day of January, 2027, at 10:00 a.m., and located at Chapel Crossings Amenity Center, 31438 Steam Coach Way, Wesley Chapel, FL 33545.

3. **PUBLICATION.** The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes.*

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its October 19, 2026 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal

business hours at the office of the District Manager, /co Inframark, 2005 Pan Am Circle, Suite 300 Tampa, Florida 33607.

5. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

6. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED THIS 19th DAY OF October 2026.

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

ATTEST:

CHAIRMAN / VICE CHAIRMAN

SECRETARY / ASST. SECRETARY

EXHIBIT A

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Chapel Crossings Community Development District **("District")** advising that a meeting of landowners will be held for the purpose of electing one (1) person to the District's Board of Supervisors ("**Board**", and individually, "**Supervisor**"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: _____
TIME: _____
PLACE: _____
_____
_____

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o Inframark, 2005 Pan Am Circle, Suite 300 Tampa, Florida 33607 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Christina Newsome
District Manager
Run Date(s): _____ & _____

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT

INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT FOR THE ELECTION OF SUPERVISORS

DATE OF LANDOWNERS' MEETING: **_____, January __, 2027**

TIME: _____

LOCATION:

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District **("District")** has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors **("Board")** every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

A proxy is available upon request. To be valid, each proxy must be signed by <u>one</u> of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT
PASCO COUNTY, FLORIDA
LANDOWNERS' MEETING – [DATE]

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ **("Proxy Holder")** for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Chapel Crossings Community Development District to be held at _____, on _____, at _____ a/p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners' meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners' meeting prior to the Proxy Holder's exercising the voting rights conferred herein.

_____
Printed Name of Legal Owner

_____ _____
Signature of Legal Owner Date

Parcel Description	**Acreage**	**Authorized Votes**
_____	_____	_____
_____	_____	_____
_____	_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes: _____

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2026), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT
CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT
PASCO COUNTY, FLORIDA
LANDOWNERS' MEETING - January __, 2027

For Election (1 Supervisor): The one (1) candidate receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidates commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Chapel Crossings Community Development District and described as follows:

Description	**Acreage**
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

Attach Proxy.

I, _____, as Landowner, or as the proxy holder of _____ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		

Date: _____

Signed: _____
Printed Name: _____

Memorandum

To: Christina Newsome, District Manager, Chapel Crossings CDD

From: Phil Chang, P.E., District Engineer
Kent Huerta, Engineer I

Date: October 8, 2026

Subject: Monthly District Engineer's Report

The following is a brief summary of services that have been provided/completed by BGE from August 22 through September 25, 2026:

- Coordinated wetland mitigation reporting in response to SWFWMD notice including calls with SWFWMD.
- Requested quotes from multiple firms to perform/complete wetland mitigation monitoring report.
- Submitted time extension to SWFWMD
- Provided updates to District Manager and Chair regarding wetland mitigation reporting quotes and correspondence with SWFWMD.
- Submitted Statement of Inspection and Checklist to SWFWMD for Parcels 3 and 5.
- Assessed Jeffries Way swale operation/issues and prepared memo summarizing observations, etc.
- Obtained quotes and clarification(s) for pavement marking replacement from multiple contractors. Provide to District Manager and Chair.
- Requested revised quotes for pavement marking replacement following monthly meeting based on Board input.
- Prepared for and attended the monthly CDD meeting held on September 21, 2026.

Please let me know if you have any questions or if you require any clarification.

SOLITUDE
LAKE MANAGEMENT



Chapel Crossings CDD
Waterway Inspection Report

Reason for Inspection: Scheduled-recurring

Inspection Date: 2026-10-02

Prepared for:
District Manager

Prepared by:

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

TABLE OF CONTENTS

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SITE ASSESSMENTS

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SITE MAP 8

9A

Comments:

Site looks good

Site is looking well.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

9B

Comments:

Site looks good

Shorelines are free of nuisance growth.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

10A

Comments:

Site looks good

Site is looking well. Flow structures are in good condition. Erosion seen between sites (Right photo for reference).





Action Required:

Routine maintenance next visit

Target:

Species non-specific

10B

Comments:

Site looks good

Site is in good shape. No concerns to note within site.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

11

Comments:

Normal growth observed

Site is doing well, although there is some minor algae starting around shoreline that will be treated.





Action Required:

Routine maintenance next visit

Target:

Surface algae

12A

Comments:

Site looks good

Site is doing well. Very little surface algae noted.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 12B

Comments:

Normal growth observed

Water levels are still lower within site. Minor algae surfacing.





Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: 13

Comments:

Site looks good

Overall no concerns regarding growth. GSR is looking great.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 14

Comments:

Site looks good

Site is in good condition overall. Water levels are low. Flow structure has no blockages.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

Site: 18

Comments:

Site looks good

Site is looking well and SOX repair is still in progress. PA presence has been low.





Action Required:

Routine maintenance next visit

Target:

Species non-specific

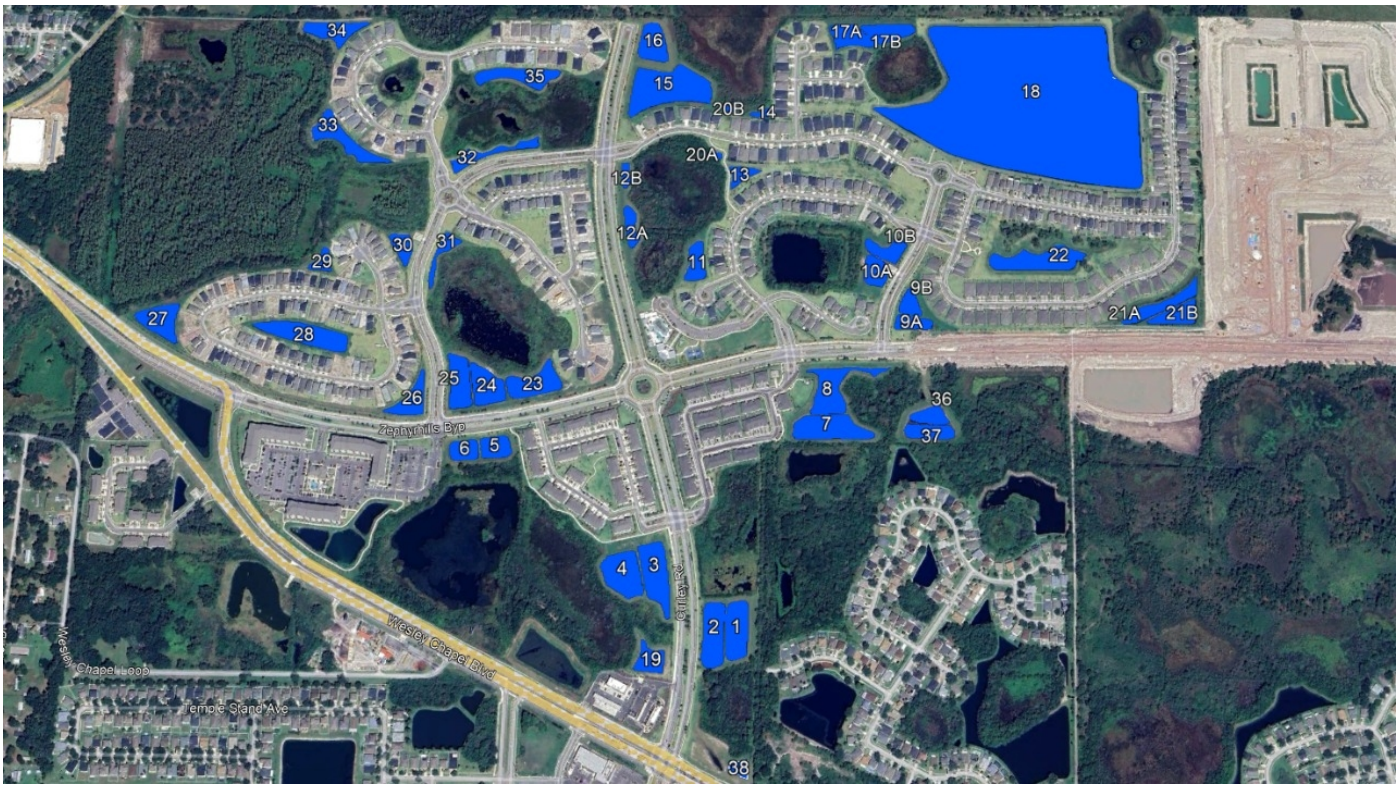
Management Summary

This October we inspected sites #9A - #18. Overall sites are looking great. We have received lots of rain this month, therefore water levels have increased. We continue to check weirs and flow structures during each monthly report. I noticed some mild erosion within site 10B on the corner of site and in the middle where 10A connects. Sites 11 and 12B have some minor algae growth that we will treat on routine maintenance. Site #18 is doing well and the SOX repair for phase #1 is currently in progress and going well. We are staying on top of the site and monitoring it closely as we are getting lots of rain and working to keep PA from blooming.

Overall ponds are looking good and we will continue working on keeping pond algae free.

As always please reach out to me with any questions or concerns you may have- emalina.robinson@solitudelake.com
Thank you for choosing SOLitude Lake Management!

Site	Comments	Target	Action Required
9A	Site looks good	Species non-specific	Routine maintenance next visit
9B	Site looks good	Species non-specific	Routine maintenance next visit
10A	Site looks good	Species non-specific	Routine maintenance next visit
10B	Site looks good	Species non-specific	Routine maintenance next visit
11	Normal growth observed	Surface algae	Routine maintenance next visit
12A	Site looks good	Species non-specific	Routine maintenance next visit
12B	Normal growth observed	Surface algae	Routine maintenance next visit
13	Site looks good	Species non-specific	Routine maintenance next visit
14	Site looks good	Species non-specific	Routine maintenance next visit
18	Site looks good	Species non-specific	Routine maintenance next visit


34
16
17A
17B
35
15
18
33
20B
14
32
20A
12B
13
12A
10B
30
31
29
11
10A
22
9B
27
9A
21A
21B
28
25
24
23
8
36
26
7
37
Zephyrhills Bypass
6
5
4
3
Wesley Chapel Blvd
2
1
19
38

Chapel Crossing CDD
Monthly Manager's Report

Amenities & Entertainment
31438 Steam Coach Way
Wesley Chapel, Fl 33545

Operations /Maintenance Updates: October 07th, 2026

1. Daily Operations Overview

Staff continued to oversee daily Amenity Center and clubhouse operations, with a focus on maintaining a safe, clean, welcoming, and enjoyable environment for residents.

Ongoing Responsibilities

- Oversaw daily clubhouse operations and resident services.
- Conducted daily inspections of restrooms, pool areas, playgrounds, and surrounding amenities and complete checklist to ensure amenities remain clean, safe and property maintained.
- Monitored security cameras for potential CDD rule violations and issued courtesy notices when appropriate.
- Responded to clubhouse and Inframark emails, retrieved voicemail messages, and returned resident calls.
- Scheduled resident access card appointments and processed walk-in, email, and telephone requests.
- Issued temporary guest passes and parking permits.
- Coordinated private rental reservations received in person, by phone, and by email.
- Provided on-call support for weekend emergencies.
- Managed amenity staff schedules and reviewed and approved employee timesheets.
- Trained and supervised amenity staff to ensure consistent operations during regular business hours and private events.
- Issued violation notices related to resident and renter access card misuse.
- Prepare monthly Amenity Center Reports for monthly Board Meetings
- Prepare monthly and quarterly Repair and Maintenance Report for the Board
- Maintain an Excel tracking log of access cards issued to Story Apartment residents, including the date issued, card number, resident information, and the date each access card is returned.
- Purchase materials for all quarterly CDD Sponsored Events
- Respond to resident private rental inquiries in person and via email; coordinate the rental process, including providing required information, processing Facility Rental Contracts and Rental Agreements, collecting applicable rental fees and deposits, and ensuring all required paperwork is completed and submitted.

---

2. Resident Verification & Records

- Verified residency documentation for new residents before issuing amenity access cards:
    - Homeowners: Verified property ownership through recorded deeds.
    - Renters: Verified lease agreements and receipt of the required Property Owners Association (POA) approval letter.

- Continued updating resident and renter records to identify properties lacking required POA approval.
- Maintained resident files, including deeds, leases, photo identification, required forms, and supporting documentation.
- Contacted residents whose residency could not be verified through the Property Appraiser's Office and provided deadlines for submitting outstanding documentation.
- Coordinated with POA staff to verify renter approvals before issuing amenity access cards.
- Maintained an Excel spreadsheet for Story Apartment residents to track access card issuance, returns, and associated fees.
- Created new access tracking forms for Story residents to document the issuance and return of amenity access cards which will help us maintain accurate records and ensure proper documentation of each card's issuance and return.

---

3. Administrative Operations

- Reconcile the monthly Credit Card Expense Report with the credit card statements and supporting receipts, ensuring all transactions are accurate and properly documented before submitting the report to the Accounting Department.
- Prepared and submitted monthly Square reports documenting fees collected and refunds issued.
- Updated vendor files with required W-9 forms and Certificates of Insurance (COIs) for new and existing vendors. Followed up with vendors regarding expired COIs.
- Ordered clubhouse operational supplies weekly.
- Purchased tools and maintenance equipment needed for clubhouse and pool operations.
- Maintained an updated Amenity Center vendor list, including contract expiration dates, budgets, contract terms, and COI dates.
- Created new Amenity Center Access Card Return Form for Story Apartment Renters.
- Process checks requests in advance of CDD Sponsored Events, purchase materials, set up and breakdown during events.

---

4. Facility Operations & Maintenance Updates

Staff continued to focus on facility upkeep, cleanliness, and resident safety.

General Maintenance

- Amenity Staff complete Daily Checklist to ensure amenities remain clean, safe, and properly maintained. .
- Monitored cleaning contractor staff to ensure established cleanliness standards are maintained. Purchase two small plastic shelving units for the clubhouse storage closet and outdoor cleaning closet to organize supplies purchased in advance for future activities and improve inventory management.

Pool & Amenity Equipment

- Identified loose or missing screws securing the wood at the front of the lanai near the clubhouse. Repairs are needed.

Clubhouse Equipment

- First Place Fitness Equipment – Gym Bench and Treadmill Repairs:
  First Place Fitness Equipment has ordered replacement bolts for both gym benches to replace the missing hardware. Additionally, the previously received replacement parts for one treadmill's incline feature were defective, so another set of parts has been ordered. Once all outstanding parts are received, a follow-up service visit will be scheduled to complete the necessary repairs.

---

5. Maintenance & Safety Concerns

Facility Maintenance & Security

- Hinges on the main Amenity Center entry gate, parking lot-to-pool gate, and dog park gate were adjusted. Remaining gates require inspection and may need additional adjustments or hinge replacement to ensure proper closure.
- Affordable Locks needs to be called in for a follow- up to inspect doors because we continue to experiencing ongoing operational issues.
- One gym door remains open to provide resident access while repairs are completed.

Pool Operations

- Inframark pool maintenance staff clean the pool three times per week—Monday, Wednesday, and Friday.
- Cooper Pools submitted a proposal and is waiting on a part that was discovered to be cracked for final installation to restore full functionality to all Lazy River features
- The handicap-accessible pool chair is cracked. There is another chair stored in the outdoor furniture closet.

Upcoming Maintenance Needs

The following items require follow-up:

- Repair the playground gate, which is not secure and presents a safety concern.
- Repair or replace the diaper-changing station hinge in the men's bathhouse.
- Restore full functionality to all Lazy River features.
- Repair or replace faucets in the men's and women's bathhouse restrooms.
- Repair/replace faucets in the men's bathroom and two in the women's bathrooms.
- Obtain pricing for replacement commercial-grade pool umbrellas. Purchase is postponed until the new budget is approved.
- Address holes in the concrete walkway in the children's park.
- The tree behind the rear veranda was previously secured but has become loose again. Juniper Landscaping is aware and needs to address the issue.
- Replace the corroded water heater tank connection inside the clubhouse storage closet, as identified by the electrician.

- Repaint the rusted center pool canopy support pole and consider installing a protective rim at the base to help prevent future corrosion.
- Address ongoing water pooling in the children's playground near the train and walkway. Juniper inspected the area and identified a cracked pipe. A proposal for the necessary repairs is pending.
- Pressure washing is needed in the poolside cabanas and the entire pool deck.
- Repair the continuously running toilet tank in the third stall of the women's bathroom.
- Repair/replace metal edge on floor tiles near pool entrance gate near gym
- Install a bike rack near the pool area to provide a designated location for bicycles and scooters.

---

6. Rental, Access Cards Issued/Replacements & Event Fee Summary

Reporting Period: Sept 5, 2026 –Oct 6, 2026 Access Cards Issued: 28
Fees Collected: $150.00

Single Family Homes	Total Cards	Complimentary Cards	Renter	Lost	Au Pair	Guest	Ages 16-20	Fees Collected
Asbury	0	0						
Maydale	1	1						
Newberry	2	1		1				$25.00
Pendleton	7	7						
Riverston	7	7						
Westbury	3	2					1	$25.00

VILLAS	Total Cards	Complimentary Cards	Renter	Lost	Au Pair	Guest	Ages 16-20	Fees Collected
Timberdale	0	0						

TOWNHOMES	Total Cards	Complimentary Cards	Renter	Lost	Au Pair	Guest	Ages 16-20	Fees Collected
Wesley Reserve	0	0						
Twin Creek	1			1				$25.00

STORY APARTMENTS	Total Cards	New Renters	Lease Renewals	Lost	Au Pair	Guest	Ages 16-20	Fees Collected
	3	3						$75.00

OTHER	Total Cards	POA	Contractor	Vendor
	2	2		

7. Resident Private Event Rentals

Current Reservations & Future Inquiries

Event	Date	Reservation Status	Duration	Group Size	Rental Space	Status	Fees
Baby Shower	Oct 10, 2026	Reserved	5 hrs	35	Clubhouse and rear veranda	Paid in full	$ 425.00
Birthday	Oct 11, 2026	Reserved	5 hrs	15	Pool Lanai	Paid in full	$175.00
Wedding Reception	Dec 18, 2026	Reserved	7 hrs	50	Clubhouse and rear veranda	Pain in full	$525.00

Total Private Rental Fees Collected $1125.00

Deposit Refunds Issued: $875.00

---

8. CDD-Sponsored Events

Food Truck Program

Food Truck Thursdays and now Saturdays continues to receive positive resident participation. Food truck vendors have reported strong participation despite occasional weather-related cancellations, rescheduling, and early closures.

October Food Truck Lineup

1. October 8 – Better Together BBQ -Cancelled due to increment weather
2. October 15 – Smash and Grab
3. October 22 – The Friendly Greek
4. October 24 – Mi Islita Treats
5. October 29– El Indio Tacos

---

9. Resident Concerns & Requests & Violations

1. We have been experiencing repeated incidents involving young children entering the playground area without adult supervision. Rather than using their own access cards to enter the facility, these children are being allowed access by other residents. Staff have observed multiple instances of unsafe behavior that pose a significant risk to the children's safety.

One particular child has been involved in several of these incidents. While I was working late last week, I observed him standing at the playground gate waiting for someone to let him in. When I went outside to the playground, I found that a resident had already granted him access. I instructed the child to return home and bring an adult with him. As I was leaving, I observed him riding his bicycle back toward the clubhouse while his grandfather was walking in the same direction. However, Tamara later reported that the grandfather may not have an access card, as the grandfather and child have reportedly been waiting outside the facility for other residents to let them into the playground.

Tamara has also observed this child climbing to the top of the swing set, where he subsequently fell. Additionally, he has been seen climbing to the very top of the playground structure. This behavior is extremely dangerous and could result in serious injury.

These repeated incidents raise significant concerns regarding child safety, adequate adult supervision, and compliance with the community's amenity access rules. Please see the attached photographs for documentation of these concerns.

2. Mrs. Selena Brown, a Chapel Crossings resident, has submitted a proposal to offer free community Zumba classes for residents, beginning in November 2026. She proposes holding a 45-minute class once a month on a Saturday at 9:00 a.m. The classes would be held outdoors and offered at no cost to residents, pending Board review and approval.