



Rizzetta & Company

Prosperity Lakes Community Development District

Board of Supervisors' Meeting June 26, 2025

**District Office:
5020 W. Linebaugh Avenue Suite 200
Tampa, Florida 33624
813.933-55721**

prosperitylakescdd.org

Prosperity Lakes Community Development District
Harrison Ranch Clubhouse, located at 5755 Harrison Ranch Boulevard, Parrish, FL 34219
www.prosperitylakescdd.com

Board of Supervisors	Kelly Evans Lori Campagna Charlie Peterson Chris Hall Ben Gainer	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Scott Brizendine	Rizzetta & Company
District Counsel	John Vericker	Straley, Robin, & Vericker, P.A.
Interim Engineer	Strickland T. Smith, PE	Heidt Design

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY), or 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that 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.

PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT

District Office – Tampa, Florida (813) 933-5571
Mailing Address – 3434 Colwell Avenue Suite 200, Tampa, Florida 33614
www.prosperitylakescdd.org

**Board of Supervisors
Prosperity Lakes Community
Development District**

June 18, 2025

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Prosperity Lakes Community Development District will be held on **Thursday, June 26, 2025, at 11:00 a.m.**, at the Harrison Ranch Clubhouse, located at 5755 Harrison Ranch Boulevard, Parrish, FL 34219. The following is the agenda for the meeting:

BOS MEETING:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on May 22, 2025..... Tab 1
 - B. Consideration of Operations & Maintenance Expenditures for May 2025 Tab 2
- 4. BUSINESS ITEMS**
 - A. Consideration of GIG Fiber Solar Street Addendum Regarding Insurance Terms (under separate cover)
 - B. Ratification of Steadfast Solenoid Repair Proposal Tab 3
 - C. Consideration of Steadfast Fence Proposal (under separate cover)
 - D. Consideration of Sidewalk Repairs Proposal (under separate cover)
 - E. Consideration of Resolution 2025-05; Replacing an Assistant Secretary Tab 4
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. Sitex Aquatics Report Tab 5
 - D. Landscape Maintenance Update
 - E. District Manager..... Tab 6
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

Scott Brizendine

Scott Brizendine
District Manager

Tab 1

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT

The Regular meeting of the Board of Supervisors of Prosperity Lakes Community Development District was held on **Thursday, May 22, 2025, at 11:00 a.m.**, at the Harrison Ranch Clubhouse, located at 5755 Harrison Ranch Boulevard, Parrish, FL 34219.

Present and constituting a quorum were:

Kelly Evans	Chairman
Lori Campagna	Vice Chairman
Chris Hall	Assistant Secretary
Ben Gainer	Assistant Secretary
Charlie Peterson	Assistant Secretary

Also present were:

Debby Wallace	District Manager, Rizzetta & Company. Inc
KC. Hopkinson	District Counsel, Straley, Robin & Vericker
Jeb Mulock	District Engineer, ZNS Engineering (via phone)

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Wallace called the meeting to order and conducted roll call, confirming that a quorum was present.

SECOND ORDER OF BUSINESS

Audience Comments

Audience comments were entertained regarding fountains, signs lights and assessments.

THIRD ORDER OF BUSINESS

**Consideration of Minutes of the Board
of Supervisors Regular Meeting Held
on April 24, 2025**

On a motion by Ms. Evans, seconded by Mr. Gainer, with all in favor, the Board approved the Minutes of the Board of Supervisors Regular Meeting held on April 24, 2025, as presented, for Prosperity Lakes Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of Operations &
Maintenance Expenditures for April
2025**

On a motion by Ms. Evans, seconded by Ms. Campagna, with all in favor, the Board ratified the Operations & Maintenance Expenditures of the District for April 2025 (\$71,978.14), for Prosperity Lakes Community Development District.

FIFTH ORDER OF BUSINESS

**Presentation of Fiscal Year 2025-2026
Proposed Budget**

Ms. Wallace presented the Fiscal Year 2025-2026 Proposed Budget to the Board.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2025-04;
Approving Fiscal Year 2025-2026
Proposed Budget & Setting Public
Hearing**

On a motion by Ms. Evans, seconded by Mr. Peterson, the Board unanimously approved Resolution 2025-04; Approving Fiscal Year 2025-2026 Proposed Budget and Setting Public Hearing for July 24, 2025, at 11:00 a.m. at the Harrison Ranch Clubhouse at 5755 Harrison Ranch Blvd., Parrish, Florida 34219, for Prosperity Lakes Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Sitex Midge Fly
Treatment Proposal**

On a motion by Ms. Evans, seconded by Mr. Hall, the Board unanimously ratified Sitex Midge Fly Treatment proposal, District Counsel will prepare a formal agreement, for Prosperity Lakes Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of GIG Fiber Agreement

On a motion by Ms. Evans, seconded by Mr. Peterson, the Board unanimously approved the GIG Fiber Agreement for 24 Solar Streetlights Phase II-A-1 and II-A-2, for Prosperity Lakes Community Development District.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

No report.

B. District Engineer

No Report.

C. Sitex Aquatics Report

There was no discussion on the report submitted by Sitex Aquatics.

D. Landscape Maintenance

No report this month. Prosperity Lakes CDD will receive credit for this month. Mr. Toborg will call Ms. Evans.

E. District Manager

Ms. Wallace advised that the next meeting date is June 26, 2025, at 11:00 a.m.

Ms. Wallace stated the Manatee County registered voter count is 338 as of April 15, 2025.

Ms. Wallace presented the website compliance report to the Board.

TENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests put forward.

ELEVENTH ORDER OF BUSINESS

Adjournment

Ms. Wallace stated that if there was no further business to come before the Board, then a motion to adjourn would be in order.

On a motion by Ms. Evans by Mr. Gainer, the Board unanimously approved to adjourn the meeting at 11:20 a.m., for Prosperity Lakes Community Development District.

Secretary/Assistant Secretary

Chairman/ Vice Chairman

Tab 2

PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · RIVERVIEW, FLORIDA

MAILING ADDRESS · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FLORIDA 33614

Operation and Maintenance Expenditures May 2025 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2025 through May 31, 2025. This does not include expenditures previously approved by the Board.

The total items being presented: **\$73,581.21**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Prosperity Lakes Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2025 Through May 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Accurate Drilling Solutions, LLC	100330	i6730	Monthly Well Inspections 05/25	\$ 720.00
GHS Environmental LLC	100327	2025-313	Monthly Meter Reading 04/25	\$ 250.00
Gig Fiber, LLC	100331	4484	Street Light Lease Ph 2A 4A 05/25	\$ 2,450.00
Gig Fiber, LLC	100331	4485	Solar Lights Ph 2B 4B 05/25	\$ 1,850.00
Gig Fiber, LLC	100331	4486	Solar Lights Mail kiosk 05/25	\$ 154.50
Gig Fiber, LLC	100331	4487	Solar Lights Ph 1A 05/25	\$ 3,656.50
Gig Fiber, LLC	100331	4488	Solar Lights Ph 1B 05/25	\$ 3,141.50
Manatee County Utilities Department	20250520-1	100226217 4/25	13685 Prosperity Lakes Blvd. 04/25	\$ 63.79
Manatee County Utilities Department	20250520-1	100227753 4/25	12750 Lily Quartz Loop 04/25	\$ 499.81
Peace River Electric Cooperative, Inc.	100328	PREC Electric Summary 04/25	PREC Electric Summary 04/25	\$ 4,068.94
Rizzetta & Company, Inc.	100326	INV0000098915	District Management Fees 5/25	\$ 5,466.67
Sitex Aquatics, LLC	100332	10000-B	Aquatic Maintenance 05/25	\$ 7,780.00

Prosperity Lakes Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2025 Through May 31, 2025

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Steadfast Contractors Alliance, LLC	100333	SA-11423	Irrigation repair 04/25	\$ 815.00
Steadfast Contractors Alliance, LLC	100333	SA-11754	Landscape Maintenance 05/25	\$ 31,879.50
Steadfast Contractors Alliance, LLC	100333	SA-11967	Monument sign lighting repair 05/25	\$ 6,320.00
Straley Robin Vericker	100329	26483	General Legal services 04/25	<u>\$ 4,465.00</u>
Report Total				<u>\$ 73,581.21</u>



Accurate Drilling Solutions
9507 Palm River Road
Tampa, FL 33619

Phone: (813) 643-6161
accurate3drilling@gmail.com
accurate4.com

Bill to
Prosperity Lakes Well Inspections
c/o Rizzetta and Company Inc.
3434 Colwell Ave., Suite 200
Tampa, FL 33614

Ship to
Prosperity Lakes Well Inspections
c/o Rizzetta and Company Inc.
3434 Colwell Ave., Suite 200
Tampa, FL 33614

Work Order #: 14759

Transaction Date: 5/20/2025

Terms: Net 30

Invoice Due Date: 6/19/2025

Invoice #: i6730

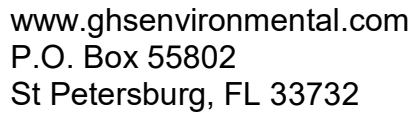
Item	Description	Quantity	Price	Amount
Monthly Inspections	Monthly Well Inspections for the Primary and Pilot pumps at Prosperity Lakes 1A & 1B (May 2025)	1	\$720.00	\$720.00

Subtotal: \$720.00

Total: \$720.00

Balance Due: \$720.00

RECEIVED
05/20/2025



Date: 4/30/2025
Invoice #: 2025-313

RECEIVED
05/01/25

Due Date	Service Date:
5/30/2025	April 2025

PAYMENT DUE WITHIN 30 DAYS OF INVOICING DATE	Total	\$250.00
Please make all checks payable to GHS Environmental There will be a 10% charge per month on any payments received after the initial 30 days. If you have any questions concerning this invoice please contact us at 727-667-6786. THANK YOU FOR YOUR BUSINESS!	Payments/Credits	\$0.00
	Balance Due	\$250.00

Gig Fiber, LLC
2502 N Rocky Point Dr
Ste 1000
Tampa, FL 33607
813-800-5323

INVOICE



Invoice #: 4484
Invoice Date: 05/01/25
Amount Due: \$2,450.00

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614
United States

Due Date
05/31/25

RECEIVED
05/07/25

Item	Description	Quantity	Price	Amount
Solar Equipment Lease Income	Prosperity Lakes CDD - 2A - 4A_May 2025	49	\$50.00	\$2,450.00

Subtotal:	\$2,450.00
Sales Tax:	\$0.00
Total:	\$2,450.00
Payments:	\$0.00
Amount Due:	\$2,450.00

To pay online, go to <https://app02.us.bill.com/p/streetleaf>

Gig Fiber, LLC
2502 N Rocky Point Dr
Ste 1000
Tampa, FL 33607
813-800-5323

INVOICE



Invoice #: 4485
Invoice Date: 05/01/25
Amount Due: \$1,850.00

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614
United States

RECEIVED
05/07/25

Due Date
05/31/25

Item	Description	Quantity	Price	Amount
Solar Equipment Lease Income	Prosperity Lakes CDD - 2B - 4B_May 2025	37	\$50.00	\$1,850.00

Subtotal:	\$1,850.00
Sales Tax:	\$0.00
Total:	\$1,850.00
Payments:	\$0.00
Amount Due:	\$1,850.00

To pay online, go to <https://app02.us.bill.com/p/streetleaf>

Gig Fiber, LLC
2502 N Rocky Point Dr
Ste 1000
Tampa, FL 33607
813-800-5323

INVOICE



Invoice #: 4486
Invoice Date: 05/01/25
Amount Due: \$154.50

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614
United States

Due Date
05/31/25

RECEIVED
05/07/25

Item	Description	Quantity	Price	Amount
Solar Equipment Lease Income	Prosperity Lakes CDD - Mail Kiosk, 2nd Amendment_May 2025	3	\$51.50	\$154.50

Subtotal:	\$154.50
Sales Tax:	\$0.00
Total:	\$154.50
Payments:	\$0.00
Amount Due:	\$154.50

To pay online, go to <https://app02.us.bill.com/p/streetleaf>

Gig Fiber, LLC
2502 N Rocky Point Dr
Ste 1000
Tampa, FL 33607
813-800-5323

INVOICE



Invoice #: 4487
Invoice Date: 05/01/25
Amount Due: \$3,656.50

RECEIVED
05/07/25

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614
United States

Due Date
05/31/25

Item	Description	Quantity	Price	Amount
Solar Equipment Lease Income	Prosperity Lakes CDD - 2023 Amendment - Phase 1A_May 2025	71	\$51.50	\$3,656.50

Subtotal:	\$3,656.50
Sales Tax:	\$0.00
Total:	\$3,656.50
Payments:	\$0.00
Amount Due:	\$3,656.50

To pay online, go to <https://app02.us.bill.com/p/streetleaf>

Gig Fiber, LLC
2502 N Rocky Point Dr
Ste 1000
Tampa, FL 33607
813-800-5323

INVOICE



Invoice #:	4488
Invoice Date:	05/01/25
Amount Due:	\$3,141.50

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614
United States

Due Date
05/31/25

Item	Description	Quantity	Price	Amount
Solar Equipment Lease Income	Prosperity Lakes CDD - Phase 1B_May 2025	61	\$51.50	\$3,141.50

RECEIVED
05/07/25

Subtotal:	\$3,141.50
Sales Tax:	\$0.00
Total:	\$3,141.50
Payments:	\$0.00
Amount Due:	\$3,141.50

To pay online, go to <https://app02.us.bill.com/p/streetleaf>



MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811



PROSPERITY LAKES COMMUNITY
13685 PROSPERITY LAKES BLVD

Amount Due	\$63.79
Please Pay By	20-May-2025
Account Number	100226217

Account Summary	
Previous Amount Due	\$63.79
Payments Received	-\$63.79
Balance Forward	\$0.00
Contract Charges	\$63.79
Total Amount Due	\$63.79


Usage Profile (Consumption x 1000 = GAL)				
Meter Number 70420428				
Begin Date:	Begin Read:	End Date:	End Read:	Period Consumption:
03/20	8941	04/21	8941	0 kgal

Important Information

- Water wisely! Only water your lawn when it shows stress: folded blades, blue-gray color, or lingering footprints. Follow local rules: mymanatee.org/water. Learn more at WaterMatters.org/Water101

Charge Details		Service Period 03/20 - 04/21 (33 Days)	
Auto Flush Permanent (Meter # 70420428) (03/20 - 04/21)			
Auto Flush Base Rate		1 month(s) x \$63.79	\$63.79
Total New Charges			\$63.79
Total Amount Due			\$63.79

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **N16FCNI9** (do not share this code)

 <div>MANATEE COUNTY UTILITIES DEPARTMENT P.O. BOX 25010 BRADENTON, FL 34206-5010</div>	SERVICE ADDRESS	13685 PROSPERITY LAKES BLVD
	ACCOUNT NUMBER	100226217
	BILLING DATE	29-Apr-2025
	DUE DATE	20-May-2025
	TOTAL AMOUNT DUE	\$63.79
<input type="checkbox"/> CHANGE OF MAILING ADDRESS (Check Box and See Reverse Side)		AMOUNT PAID
ADDRESSEE:		MAKE CHECKS PAYABLE TO MCUD

PROSPERITY LAKES COMMUNITY DEVELOPMENT
DISTRICT AND RIZZETTA
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390

MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON FL 34206-5350

100226217Z000000063790000000



MANATEE COUNTY UTILITIES DEPARTMENT
P. O. BOX 25010
BRADENTON, FL 34206-5010



Visit: mymanatee.org/utilities
Call: (941) 792-8811



PROSPERITY LAKES COMMUNITY
12750 LILY QUARTZ LOOP

Amount Due	\$499.81
Please Pay By	20-May-2025
Account Number	100227753


Account Summary	
Previous Amount Due	\$463.24
Payments Received	-\$463.24
Balance Forward	\$0.00
Contract Charges	\$499.81
Total Amount Due	\$499.81

Usage Profile (Consumption x 1000 = GAL)	
Meter Number 70449666	
Begin Date:	Begin Read:
03/19	7051 *
End Date:	End Read:
04/16	8741 *
Period Consumption:	
169 kgal	
* Indicates an estimated read	

Important Information	
<ul style="list-style-type: none">Water wisely! Only water your lawn when it shows stress: folded blades, blue-gray color, or lingering footprints. Follow local rules: mymanatee.org/water. Learn more at WaterMatters.org/Water101	

Charge Details		Service Period 03/19 - 04/16 (29 Days)
Auto Flush Permanent (Meter # 70449666) (03/19 - 04/16)		
Auto Flush Base Rate	1 month(s) x \$63.79	\$63.79
Auto Flush Consumption	169 kgal x \$2.58	\$436.02
Total New Charges		\$499.81
Total Amount Due		\$499.81

View & Pay Your Bill Online: Visit mymanatee.org/utilities and use your activation code **7JR6HKRG** (do not share this code)

 MANATEE COUNTY UTILITIES DEPARTMENT P.O. BOX 25010 BRADENTON, FL 34206-5010	SERVICE ADDRESS	12750 LILY QUARTZ LOOP
	ACCOUNT NUMBER	100227753
	BILLING DATE	29-Apr-2025
	DUE DATE	20-May-2025
	TOTAL AMOUNT DUE	\$499.81
<input type="checkbox"/> CHANGE OF MAILING ADDRESS (Check Box and See Reverse Side)		AMOUNT PAID
ADDRESSEE:		MAKE CHECKS PAYABLE TO MCUD

PROSPERITY LAKES COMMUNITY DEVELOPMENT
DISTRICT AND RIZZETTA
3434 COLWELL AVE STE 200
TAMPA, FL 33614-8390

MANATEE COUNTY UTILITIES DEPARTMENT
PO BOX 25350
BRADENTON FL 34206-5350

100227753Z00000499810000000

Prosperity Lakes CDD
Peace River Electric Cooperative, Inc.
3/30/25-4/29/25
Statement Date: 05/06/25
Due Date 5/27/25

RECEIVED
05/15/25

<u>Acct #</u>	<u>Service Address</u>	<u>Code</u>	<u>Amount</u>
205086001	11865 Prosperity Lakes Blvd Pump	1-53100-4318	\$ 1,572.97
205086002	13310 Prosperity Lakes Blvd Pump	1-53100-4318	\$ 1,884.92
205086003	12125 Prosperity Lakes Blvd Entry Monument	1-53100-4301	\$ 42.77
205086004	12848 Ft Hamer Rd Monument/Fountain	1-53100-4301	\$ 251.74
205086005	13685 Prosperity Lakes Blvd Monument/Fountain	1-53100-4301	\$ 316.54

TOTAL **\$ 4,068.94**

001-53100-4318 **\$ 3,457.89**
001-53100-4301 **\$ 611.05**

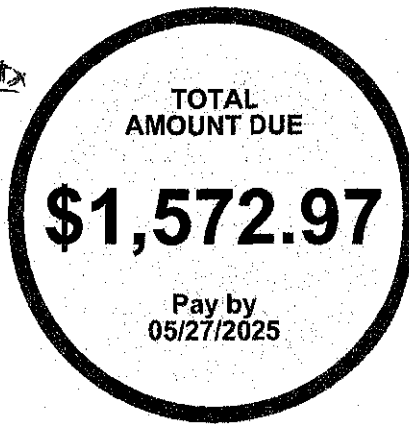
\$ 4,068.94



Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

Customer Care 800-282-3824 8am - 5pm M-F
Pay by Phone 855-937-1752
Outage Website 800-282-3824 24/7
www.preco.coop

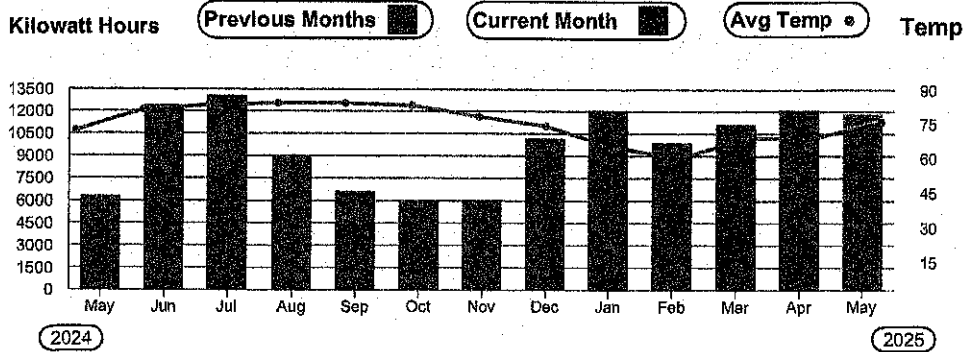


PROSPERITY LAKES CDD
 Bill Date 05/06/2025
 Account # 205086001
 Member # 210206

RECEIVED
 MAY 15 2025

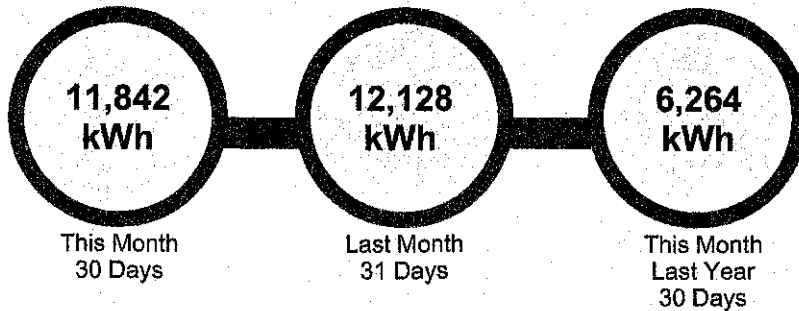
BY:

Monthly Energy Use

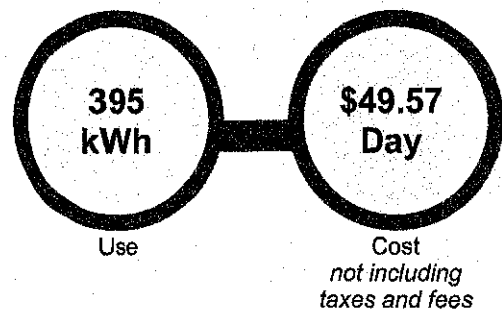


Detailed usage information is available on the SmartHub App or www.preco.coop

Monthly Energy Use Comparison



Your Average Daily Use



Please make check payable to PRECO in U.S. funds and return this portion with your payment.



Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

PO Box 1310
 210 Metheny Road
 Wauchula, Florida 33873
 800.282.3824

Account # 205086001
 Service Address 11865 PROSPERITY LAKES BLVD

Total Amount Due \$1,572.97
 Pay by 05/27/2025



2951 0 MB 0.622
 PROSPERITY LAKES CDD
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

5 2951
 C-10

PEACE RIVER ELECTRIC COOPERATIVE, INC.
 PO BOX 1547
 WAUCHULA FL 33873-1547



110260205086001000157297000162016050620251

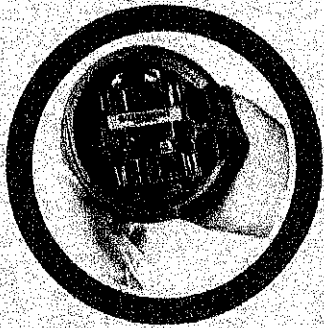
Account
205086001

Service Address
11865 PROSPERITY LAKES BLVD

Service Description
PUMP

Board District
1

Meter #	Service Period		Readings		Meter Multiplier	kWh Usage	kW Reading
	From	To	Previous	Present			
934236630	03/30/2025	04/29/2025	170,780	182,622	1.0	11,842	57.828
Account Summary				Current Charges			GSD-S
Previous Balance			\$1,582.35	Facilities Use Charge			\$110.00
Payment(s) Made			-\$1,582.35	Energy Charge			\$982.89
Balance Forward			\$0.00	CPA			-\$106.58
Current Charges			\$1,572.97	Billed Demand			\$500.79
Total Amount Due			\$1,572.97	Property Tax Recovery Fee			\$46.55
				Gross Receipts Tax			\$39.32
				Total Current Charges			\$1,572.97
				Total Amount Due			\$1,572.97



SURGE SUPPRESSOR FREE INSTALLATION

PEACE OF MIND FOR ONLY A FEW DOLLARS A MONTH

Order a surge suppressor by May 31, 2025, and we will waive the typical \$24.95 installation fee.
Once installed an equipment lease fee of \$5.95 (plus tax) per month applies.

Learn more: www.precocoop/energy/surge-protection/

Now offering cash bill-pay service at participating retail stores. The barcode below can be scanned at the register, allowing you to make your monthly payment. There is a \$1.50 convenience fee to use this service. To find a location near you, visit pay.vanilladirect.com/pages/retailers



799366433650001102602050860012

By accepting or using this barcode to make a payment, you agree to the full terms and conditions, available at vanilladirect.com/pay/terms.
After successful payment using this barcode, you may retrieve your full detailed e-receipt at vanilladirect.com/pay/ereceipt.

The majority of participating locations will accept cash payments up to a maximum amount of \$500.00.

FAMILY DOLLAR

CVS

Walgreens

DOLLAR GENERAL





Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

Customer Care 800-282-3824 8am - 5pm M-F
Pay by Phone 855-937-1752
Outage 800-282-3824 24/7
Website www.precio.coop



PROSPERITY LAKES CDD
 Bill Date 05/06/2025
 Account # 205086002
 Member # 210206

**TOTAL
AMOUNT DUE**

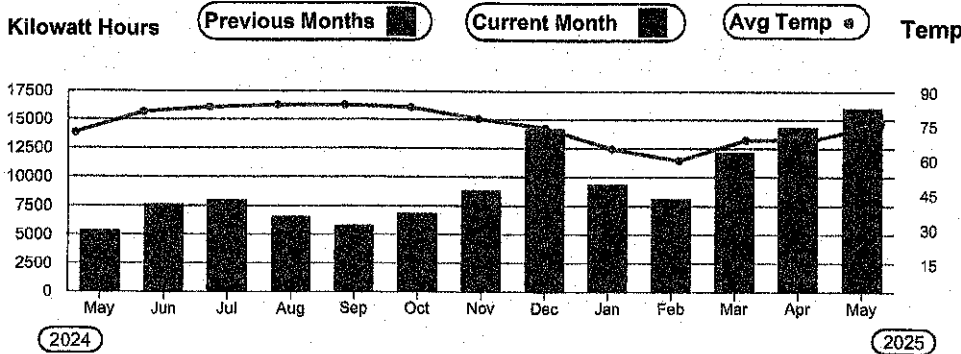
\$1,884.92

Pay by
05/27/2025

RECEIVED
MAY 15 2025

BY:

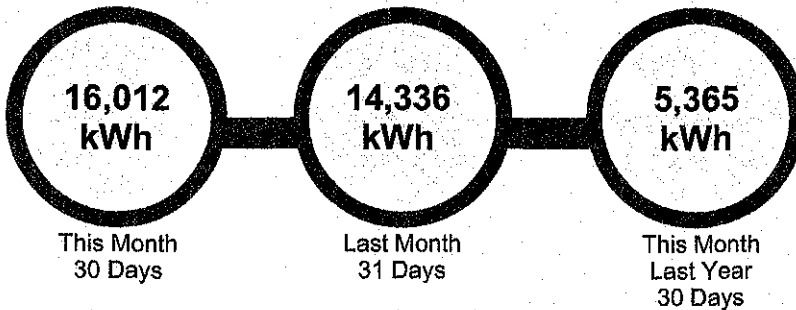
Monthly Energy Use



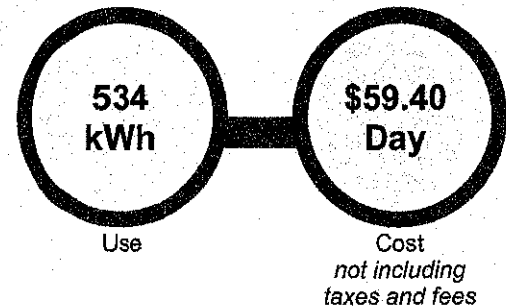
Detailed usage information is available on the SmarHub App or www.precio.coop

Capital Credit Allocation: Capital Credits are your share of ownership in PRECO. They are allocated annually in proportion to the member's total annual billing for that year. Based on your annual billing in 2024, \$3,523.60 has been allocated to your account. These credits remain in your account until the Board of Directors determines it is financially feasible to "retire" them to you. The current balance of unretired capital in your account is \$4,074.86.

Monthly Energy Use Comparison



Your Average Daily Use



Please make check payable to PRECO in U.S. funds and return this portion with your payment.



Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

PO Box 1310
 210 Metheny Road
 Wauchula, Florida 33873
 800.282.3824

Account # 205086002
 Service Address 13310 PROSPERITY LAKES BLVD

Total Amount Due \$1,884.92

Pay by 05/27/2025



PROSPERITY LAKES CDD
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-0000

PEACE RIVER ELECTRIC COOPERATIVE, INC.
 PO BOX 1547
 WAUCHULA FL 33873-1547



110260205086002000188492000194147050620250

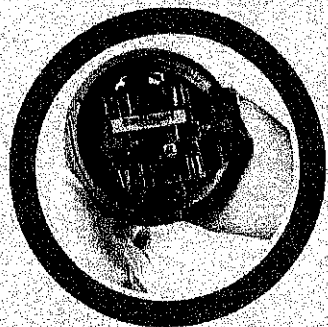
Account
205086002

Service Address
13310 PROSPERITY LAKES BLVD

Service Description
PUMP

Board District
1

Meter #	Service Period		Readings		Meter Multiplier	kWh Usage	kW Reading
	From	To	Previous	Present			
934236636	03/30/2025	04/29/2025	168,312	184,324	1.0	16,012	56.25
Account Summary				Current Charges			
Previous Balance			\$1,751.54	Facilities Use Charge			GSD-S \$110.00
Payment(s) Made			-\$1,751.54	Energy Charge			16,012 kWh @ 0.083 \$1,329.00
Balance Forward			\$0.00	CPA			16,012 kWh @ -0.009 -\$144.11
Current Charges			\$1,884.92	Billed Demand			56.250 kW @ 8.660 \$487.13
Total Amount Due			\$1,884.92	Property Tax Recovery Fee			\$55.78
				Gross Receipts Tax			\$47.12
				Total Current Charges			\$1,884.92
				Total Amount Due			\$1,884.92



SURGE SUPPRESSOR FREE INSTALLATION

PEACE OF MIND FOR ONLY A FEW DOLLARS A MONTH

Order a surge suppressor by May 31, 2025, and we will waive the typical \$24.95 installation fee!
Once installed an equipment lease fee of \$5.95 (plus tax) per month applies.

Learn more: www.precocoop/energy/surge-protection/

Now offering cash bill-pay service at participating retail stores. The barcode below can be scanned at the register, allowing you to make your monthly payment. There is a \$1.50 convenience fee to use this service. To find a location near you, visit pay.vanilladirect.com/pages/retailers



799366433650001102602050860020

By accepting or using this barcode to make a payment, you agree to the full terms and conditions, available at vanilladirect.com/pay/terms.
After successful payment using this barcode, you may retrieve your full detailed e-receipt at vanilladirect.com/pay/ereceipt.

The majority of participating locations will accept cash payments up to a maximum amount of \$500.00.

FAMILY DOLLAR

CVS

Walgreens

DOLLAR GENERAL





Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

Customer Care 800-282-3824 8am - 5pm M-F
Pay by Phone 855-937-1752
Outage 800-282-3824 24/7
Website www.preco.coop



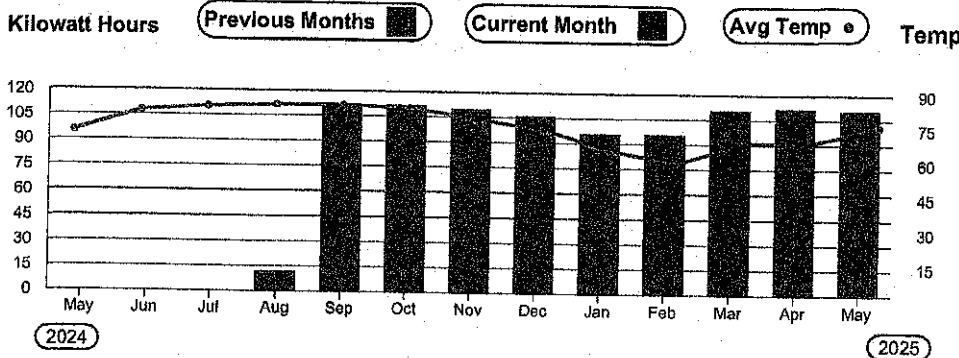
PROSPERITY LAKES CDD
 Bill Date 05/06/2025
 Account # 205086003
 Member # 210206

RECEIVED
 MAY 15 2025

BY:

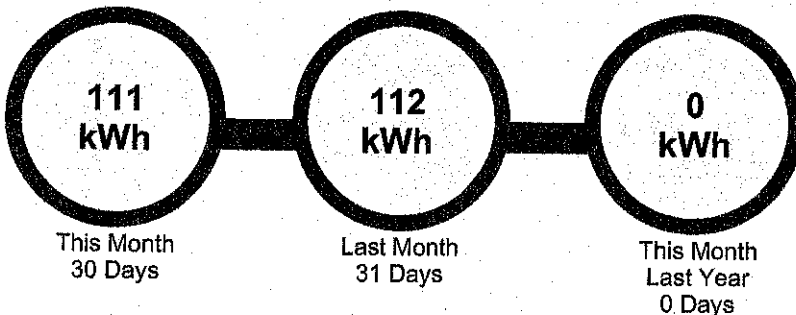
TOTAL AMOUNT DUE
\$42.77
 Pay by 05/27/2025

Monthly Energy Use

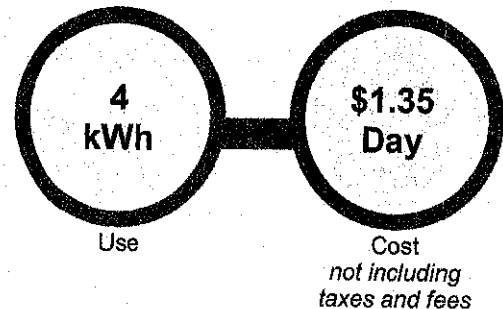


Detailed usage information is available on the SmartHub App or www.preco.coop

Monthly Energy Use Comparison



Your Average Daily Use



Please make check payable to PRECO in U.S. funds and return this portion with your payment.



Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

PO Box 1310
 210 Metheny Road
 Wauchula, Florida 33873
 800.282.3824

Account # 205086003
 Service Address 12125 PROSPERITY LAKES BLVD

Total Amount Due \$42.77
 Pay by 05/27/2025



PROSPERITY LAKES CDD
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-0000

PEACE RIVER ELECTRIC COOPERATIVE, INC.
 PO BOX 1547
 WAUCHULA FL 33873-1547



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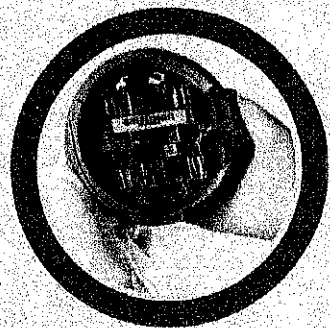
Account
205086003

Service Address
12125 PROSPERITY LAKES BLVD

Service Description
ENTRY MONUMENT

Board District
1

Meter #	Service Period		Readings		Meter Multiplier	kWh Usage	kW Reading
	From	To	Previous	Present			
40431259	03/30/2025	04/29/2025	867	978	1.0	111	0.19
Account Summary			Current Charges				GS-S
Previous Balance			\$42.77				\$28.00
Payment(s) Made			-\$42.77				\$13.43
Balance Forward			\$0.00				111 kWh @ 0.121
Current Charges			\$42.77				111 kWh @ -0.009
Total Amount Due			\$42.77				CPA
							Property Tax Recovery Fee
							Gross Receipts Tax
							Total Current Charges
							\$42.77
							Total Amount Due
							\$42.77



SURGE SUPPRESSOR FREE INSTALLATION

PEACE OF MIND FOR ONLY A FEW DOLLARS A MONTH

Order a surge suppressor by May 31, 2025, and we will waive the typical \$24.95 installation fee!
Once installed an equipment lease fee of \$5.95 (plus tax) per month applies.

Learn more: www.precocoop.energy/surge-protection/

Now offering cash bill-pay service at participating retail stores. The barcode below can be scanned at the register, allowing you to make your monthly payment. There is a \$1.50 convenience fee to use this service. To find a location near you, visit pay.vanilladirect.com/pages/retailers



799366433650001102602050860038

By accepting or using this barcode to make a payment, you agree to the full terms and conditions, available at vanilladirect.com/pay/terms. After successful payment using this barcode, you may retrieve your full detailed e-receipt at vanilladirect.com/pay/ereceipt.

The majority of participating locations will accept cash payments up to a maximum amount of \$500.00.

FAMILY DOLLAR

CVS

Walgreens

DOLLAR GENERAL

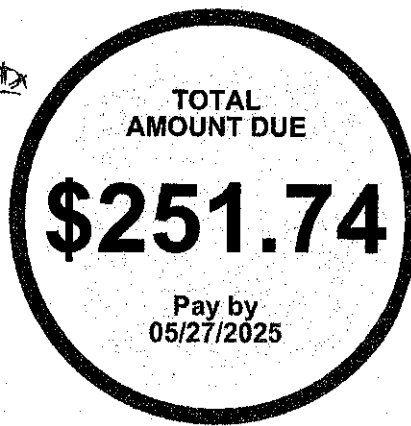




Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

Customer Care 800-282-3824 8am - 5pm M-F
Pay by Phone 855-937-1752
Outage 800-282-3824 24/7
Website www.precocoop

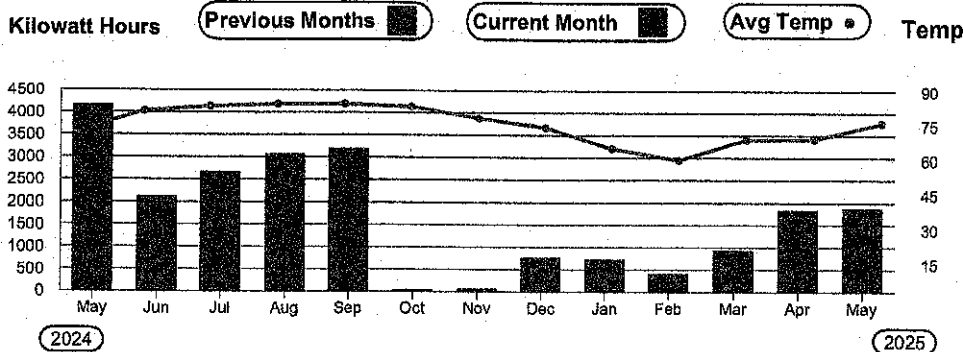


PROSPERITY LAKES CDD
 Bill Date 05/06/2025
 Account # 205086004
 Member # 210206

RECEIVED
 MAY 15 2025

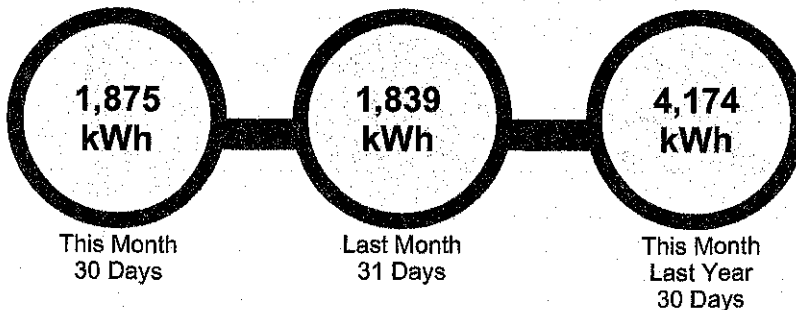
BY:

Monthly Energy Use

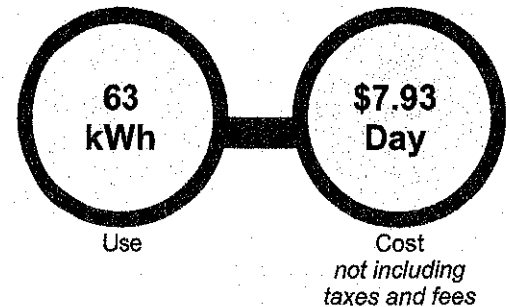


Detailed usage information is available on the SmartHub App or www.precocoop

Monthly Energy Use Comparison



Your Average Daily Use



Please make check payable to PRECO in U.S. funds and return this portion with your payment.



Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

PO Box 1310
 210 Metheny Road
 Wauchula, Florida 33873
 800.282.3824

Account # 205086004
 Service Address 12848 FT HAMER RD

Total Amount Due \$251.74
Pay by 05/27/2025



PROSPERITY LAKES CDD
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-0000

PEACE RIVER ELECTRIC COOPERATIVE, INC.
 PO BOX 1547
 WAUCHULA FL 33873-1547



110260205086004000025174000026174050620251

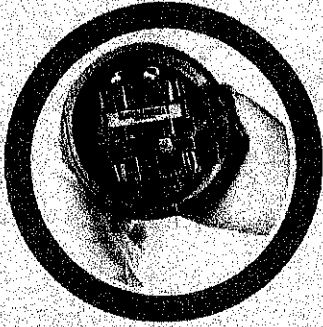
Account
205086004

Service Address
12848 FT HAMER RD

Service Description
ENTRY MONUMENT/FOUNTAIN

Board District
1

Meter #	Service Period		Readings		Meter Multiplier	kWh Usage	kW Reading
	From	To	Previous	Present			
38699067	03/30/2025	04/29/2025	35,169	37,044	1.0	1,875	3.17
Account Summary					Current Charges		GS-S
Previous Balance			\$245.54	Facilities Use Charge			\$28.00
Payment(s) Made			-\$245.54	Energy Charge		1,875 kWh @ 0.121	\$226.88
Balance Forward			\$0.00	CPA		1,875 kWh @ -0.009	-\$16.88
Current Charges			\$251.74	Property Tax Recovery Fee			\$7.45
Total Amount Due			\$251.74	Gross Receipts Tax			\$6.29
				Total Current Charges			\$251.74
					Total Amount Due		\$251.74



SURGE SUPPRESSOR FREE INSTALLATION

PEACE OF MIND FOR ONLY A FEW DOLLARS A MONTH

Order a surge suppressor by May 31, 2025, and we will waive the typical \$24.95 installation fee! Once installed an equipment lease fee of \$5.95 (plus tax) per month applies.

Learn more: www.precocoop/energy/surge-protection/

Now offering cash bill-pay service at participating retail stores. The barcode below can be scanned at the register, allowing you to make your monthly payment. There is a \$1.50 convenience fee to use this service. To find a location near you, visit pay.vanilladirect.com/pages/retailers



799366433650001102602050860046

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The majority of participating locations will accept cash payments up to a maximum amount of \$500.00.

FAMILY DOLLAR

CVS

Walgreens

DOLLAR GENERAL





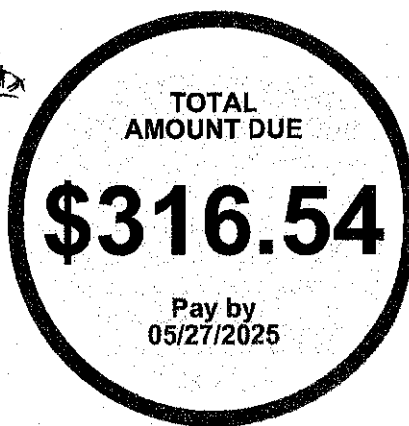
Peace River Electric Cooperative, Inc.

Your Touchstone Energy® Cooperative

Customer Care 800-282-3824 8am - 5pm M-F
Pay by Phone 855-937-1752
Outage 800-282-3824 24/7
Website www.preco.coop



PROSPERITY LAKES CDD
 Bill Date 05/06/2025
 Account # 205086005
 Member # 210206



RECEIVED
 MAY 15 2025

BY:

Monthly Energy Use

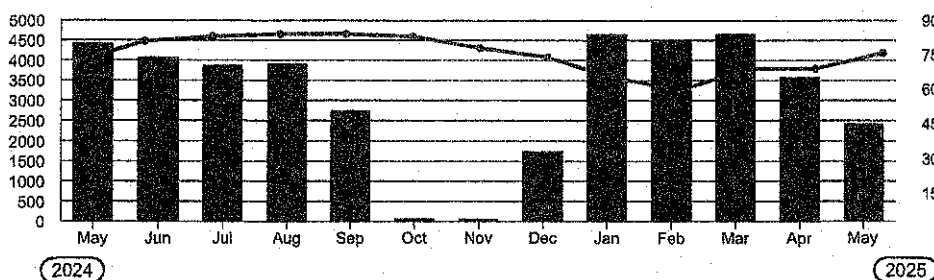
Kilowatt Hours

Previous Months

Current Month

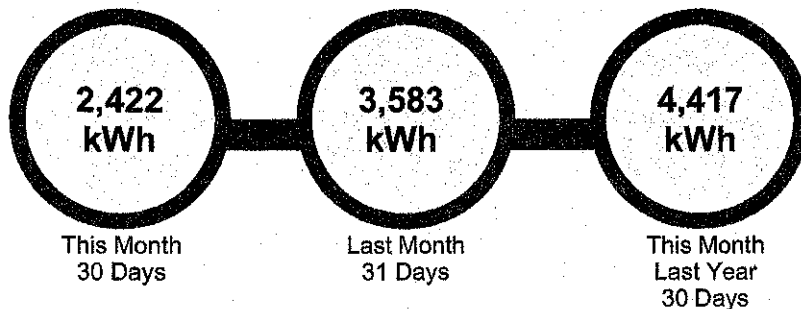
Avg Temp

Temp

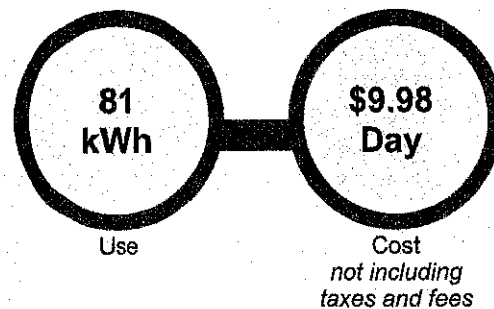


Detailed usage information is available on the SmarHub App or www.preco.coop

Monthly Energy Use Comparison



Your Average Daily Use



Please make check payable to PRECO in U.S. funds and return this portion with your payment.



**Peace River Electric
Cooperative, Inc.**

Your Touchstone Energy® Cooperative

PO Box 1310
 210 Metheny Road
 Wauchula, Florida 33873
 800.282.3824

Account # 205086005
 Service Address 13685 PROSPERITY LAKES BLVD

Total Amount Due \$316.54
Pay by 05/27/2025



PROSPERITY LAKES CDD
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-0000

PEACE RIVER ELECTRIC COOPERATIVE, INC.
 PO BOX 1547
 WAUCHULA FL 33873-1547



110260205086005000031654000032654050620252

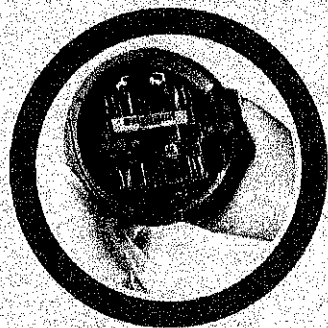
Account
205086005

Service Address
13685 PROSPERITY LAKES BLVD

Service Description
ENTRY MONUMENT/FOUNTAIN

Board District
1

Meter #	Service Period		Readings		Meter Multiplier	kWh Usage	kW Reading
	From	To	Previous	Present			
33260266	03/30/2025	04/29/2025	52,936	55,358	1.0	2,422	3.6
Account Summary				Current Charges			GS-S
Previous Balance			\$450.29	Facilities Use Charge			\$28.00
Payment(s) Made			-\$450.29	Energy Charge			2,422 kWh @ 0.121 \$293.06
Balance Forward			\$0.00	CPA			2,422 kWh @ -0.009 -\$21.80
Current Charges			\$316.54	Property Tax Recovery Fee			\$9.37
Total Amount Due			\$316.54	Gross Receipts Tax			\$7.91
				Total Current Charges			\$316.54
				Total Amount Due			\$316.54



SURGE SUPPRESSOR FREE INSTALLATION

PEACE OF MIND FOR ONLY A FEW DOLLARS A MONTH

Order a surge suppressor by May 31, 2025, and we will waive the typical \$24.95 installation fee!
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Learn more: www.preco.coop/energy/surge-protection/

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The majority of participating locations will accept cash payments up to a maximum amount of \$500.00.

FAMILY DOLLAR

CVS

Walgreens

DOLLAR GENERAL



Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
5/2/2025	INV0000098915

Bill To:

Prosperity Lakes CDD
3434 Colwell Avenue
Tampa FL 33614

RECEIVED
04/29/25

Services for the month of	Terms	Client Number
May	Upon Receipt	00564

[illegible]

Sitex Aquatics, LLC
PO Box 917
Parrish, FL 34219 USA
8135642322
office@sitexaquatics.com

Invoice

BILL TO
Prosperity Lakes CDD Rizzetta & Company 3434 Coldwell Ave Tampa, FL 33614

RECEIVED
05/01/25

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
10000-B	05/01/2025	\$7,780.00	05/31/2025	Net 30	

DATE	SERVICE	DESCRIPTION	QTY	RATE	AMOUNT
	Aquatic Maintenance	Monthly Lake Maintenance: 32 waterways- twice a month	1	2,900.00	2,900.00
	Aquatic Maintenance	Monthly Lake Maintenance: 36 waterways- twice a month	1	4,175.00	4,175.00
	Aquatic Maintenance	Drainage waterways	1	205.00	205.00
	Additional Services	Trash Pick-Up	1	500.00	500.00

SUBTOTAL	7,780.00
TAX	0.00
TOTAL	7,780.00
BALANCE DUE	\$7,780.00



INVOICE

DATE	DUE	INVOICE #
4/25/2025	5/25/2025	SA-11423

Please make all Checks payable to:
Steadfast Alliance

Steadfast Contractors Alliance, LLC
30435 Commerce Drive Unit 102 | San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

BILL TO

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa FL 33614

SHIP TO

Phase 1A & 1B
Prosperity Lakes CDD
13885 US HWY 301
Parrish FL 34219

P.O. No.	Account #	Terms	Project
		Net 30	SM1118 Prosperity Lakes

DATE	DESCRIPTION	QTY	RATE	AMOUNT
4/18/2025	Prosperity 1B extension on Prosperity Lakes Blvd. between Blue Diamond and Empress Jewel. Concrete company was repairing certain sections of the existing walkway. They used a skid steering tractor and drove over an existing valve box causing the irrigation main line pipes to break. Irrigation techs repaired the damage.	1.00	815.00	815.00

TOTAL	815.00
APPLIED PAYMENTS/CREDITS	0.00
BALANCE REMAINING	815.00



Steadfast Alliance

30435 Commerce Drive, Suite 102
San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
5/1/2025	SA-11754

RECEIVED
05/01/25

Please make all Checks payable to:
Steadfast Alliance

Bill To

Prosperity Lakes CDD
3434 Colwell Avenue
Suite 200
Tampa, FL 33614

Ship To

Phase 1A & 1B
Prosperity Lakes CDD
13885 US HWY 301
Parrish, FL 34219

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SM1118 Prosperity Lakes
Quantity	Description		Rate	Serviced Date	Amount
	Landscape Maintenance @ Prosperity Lakes CDD for the month dated on this invoice.				
	Phase 1A				
1	Landscape Maintenance		10,426.15		10,426.15
1	Water Manager		924.00		924.00
1	Irrigation Management		1,200.00		1,200.00
1	Contracted service application of Fertilization and Pesticide of grounds for control of insects, disease and weeds		887.55		887.55
1	Landscape Maintenance - Ft Hammer Extension		700.00		700.00
	Phase 1B				
1	Landscape Maintenance		6,950.77		6,950.77
1	Irrigation Management		616.00		616.00
1	Water Manager		800.00		800.00
1	Contracted service application of Fertilization and Pesticide of grounds for control of insects, disease and weeds		591.70		591.70
	Phase 2				
1	Landscape Maintenance @ 100% Billing		7,875.00		7,875.00
1	Irrigation Management		700.00		700.00
1	Fertilization and Pesticide Program		208.33		208.33

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Total	\$31,879.50
Payments/Credits	\$0.00
Balance Due	\$31,879.50



Steadfast Alliance

30435 Commerce Drive, Suite 102
San Antonio, FL 33576
844-347-0702 | ar@steadfastalliance.com

Invoice

Date	Invoice #
5/6/2025	SA-11967

Bill To

Prosperity Lakes CDD
c/o Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa, FL 33614

RECEIVED
05/06/25

Please make all Checks payable to:
Steadfast Alliance

Ship To

SCA04736
Prosperity Lakes Monument Lighting Repair

P.O. No.	W.O. No.	Account #	Cost Code	Terms	Project
				Net 30	SCA04736 Prosperity Lakes Monument Li...
Quantity	Description		Rate	Serviced Date	Amount
1	Lighting Repair - Replace LED lights at 5 letters on 2 monument signs. Additional lights will be ordered for backstock, for future replacements as needed.		6,320.00		6,320.00

Accounts over 60 days past due will be subject to credit hold and services may be suspended. All past due amounts are subject to interest at 1.5% per month plus costs of collection including attorney fees if incurred.

Total	\$6,320.00
Payments/Credits	\$0.00
Balance Due	\$6,320.00

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Prosperity Lakes CDD
C/O Rizzetta & Company
3434 Colwell Ave. Suite 200
Tampa, FL 33614

May 06, 2025

Client: 001574

Matter: 000001

Invoice #: 26483

Page: 1

RE: General

For Professional Services Rendered Through April 30, 2025

RECEIVED
05/06/25

SERVICES

Date	Person	Description of Services	Hours	Amount
4/3/2025	KCH	REVIEW ONE-TIME PROPOSAL FROM SITEX FOR MIDGE FLY TEATMENT; EMAILS WITH D.WALLACE REGARDING SAME.	0.2	\$65.00
4/4/2025	KCH	REVIEW FINANCIALS FOR MARCH 31, 2025.	0.4	\$130.00
4/10/2025	JMV	REVIEW EMAILS RE: CONVEYANCE OF CDD COMMON AREA TRACTS; REVIEW PROPERTY INFORMATION REPORTS; DRAFT EMAIL TO A. VERNACE.	1.8	\$675.00
4/10/2025	AM	PROCEEDED, RECEIVED AND REVIEWED DOCUMENTS RE HOMEOWNERS ASSOCIATION.	0.3	\$52.50
4/10/2025	KCH	REVIEW AGENDA PACKAGE; REVIEW DEEDS AND PLATS ASSOCIATED WITH TRACTS 1006 AND 1007; DISCUSS SAME WITH J.VERICKER; PREPARE SPECIAL WARRANTY DEEDS FOR TRACT 1007 - STRIP AND TRACT 1006 - STRIP FROM CDD TO MILLROSE PROPERTIES FLORIDA, LLC; SEND TO D.WALLACE FOR INCLUSION IN APRIL BOS MEETING AGENDA.	1.6	\$520.00
4/15/2025	KCH	DISCUSS WATER MANAGEMENT PROGRAM WITH L.CAMPAGNA.	0.3	\$97.50
4/16/2025	KCH	REVIEW AGENDA PACKAGE; REVIEW CONSTRUCTION ACCESS REQUEST FROM 11714 LILAC PEARL LANE AND REVIEW ASSOCIATED PLATS.	0.9	\$292.50
4/17/2025	KCH	PREPARE TEMPORARY CONSTRUCTION ACCESS AGREEMENT FOR 11714 LILAC PEARL LANE FOR BOS REVIEW.	1.1	\$357.50
4/21/2025	MS	REVISE, FINALIZE, AND TRANSMIT RESOLUTION APPROVING PROPOSED BUDGET AND SETTING PUBLIC HEARING.	0.2	\$35.00

May 06, 2025

Client: 001574

Matter: 000001

Invoice #: 26483

Page: 2

SERVICES

Date	Person	Description of Services	Hours	Amount
4/21/2025	KCH	REVIEW RESOLUTION APPROVING PROPOSED BUDGET AND SETTING A PUBLIC HEARING.	0.3	\$97.50
4/24/2025	KCH	PREPARE FOR AND ATTEND BOS MEETING IN PERSON; PREPARE ADDENDUM FOR SITEX FOR TRASH DEBRIS REMOVAL; PREPARE ADDENDUM FOR SITEX FOR ADDITIONAL MAINTENANCE; PREPARE SERVICE AGREEMENT FOR MULCH REPLENISHMENT.	4.6	\$1,495.00
4/25/2025	JMV	REVIEW STREET LIGHT INSURANCE ISSUES.	0.6	\$225.00
4/25/2025	KCH	REVIEW ACCESS REQUEST, PLATS, AND OWNERSHIP RELATING TO 12105 VIOLET JASPER DRIVE AND TRACT 1001 OF PLAT FOR PROSPERITY LAKES PHASE II SUBPHASES II-A-1 & II-A-2; EMAILS WITH D.WALLACE AND K.EVANS REGARDING SAME; PREPARE UPDATED MASTER AGREEMENT FOR SITEX AND REVIEW UPDATED MAINTENANCE MAP.	1.3	\$422.50
Total Professional Services			13.6	\$4,465.00
Total Services			\$4,465.00	
Total Disbursements			\$0.00	
Total Current Charges				\$4,465.00
Previous Balance				\$2,252.50
Less Payments				(\$2,252.50)
PAY THIS AMOUNT				\$4,465.00

Please Include Invoice Number on all Correspondence

Tab 3



Printed: Jun 5, 2025

30435 Commerce Drive Unit 102, San Antonio, FL 33576

Phone: 844-347-0702

Fax: 813-501-1432

Change Order

Client Info Prosperity Lakes CDD
3434 Colwell Ave
Tampa, FL 33614
Phone: 813-933-5571

Job Info Parish, FL 34219

Change Order ID

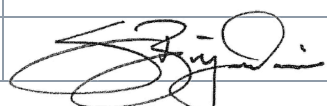
CO-SCA04736-0001

SCA04736 Prosperity Lakes Monument Lighting Repair

CO ID	Created / Approved Date	Price
CO-SCA04736-0001	Created: Jun 5, 2025	\$915.00

Description
Solenoid Valve Replacement Plumbing

Items	Cost Types	Description	Qty / Unit	Unit Price	Price
Solenoid Valve Replacement Plumbing	Other	Replace the electric solenoid valve on the entrance monument at Buckeye Rd.	1 1	\$915.00	\$915.00

Status	Signature	Date
Approved by: <u>Scott Brizendine</u>		<u>6 / 5 / 25</u>

Approval Comments

Our team is dedicated to ensuring this project is completed efficiently, safely, and to the highest standard of quality. We look forward to collaborating with you to bring your vision to life. The pricing stated here is valid for 30 days from the date listed above. Payment is due upon completion of services.

Client/Owner Certification and Authorization

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein. I agree to pay the charges resulting thereby as identified above.

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

TOTAL AMOUNT OF CHANGE ORDER:

\$915.00

Tab 4

RESOLUTION 2025-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT APPOINTING AN ASSISTANT SECRETARY OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Prosperity Lakes 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 Manatee County, Florida; and

WHEREAS, the Board of Supervisors of the District now desires to appoint an Assistant Secretary.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Angela Savinon is appointed as Assistant Secretary and Debby Wallace is removed as an Assistant Secretary.

Section 2. This Resolution shall not supersede any appointments made by the Board other than specified in Section 1.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 26TH DAY OF JUNE 2025.

**PROSPERITY LAKES
COMMUNITY DEVELOPMENT DISTRICT**

CHAIRMAN/VICE CHAIRMAN

ATTEST:

SECRETARY/ASSISTANT SECRETARY

Tab 5



MONTHLY REPORT

JUNE, 2024



PROSPERITY LAKES CDD

PROSPERITY LAKES BLVD
PARRISH, FL 34219
68 PONDS
3 DRAINAGE DITCHES



Prepared for: Debby Bayne Wallace

Prepared By: Devon Craig

SUMMARY:

We are still pretty drought ridden but fingers crossed we have some rain coming. Things to remember when rains start. Expect a temporary jump in blooms as runoff water is typically nutrient rich and will spark a bloom. Trash that has been stuck in storm water drains will be washed out into open water. Lastly there will be a risk of fish loss on heavy rainfall as ponds may turnover. This is natural but unpleasant. These are a few things to be aware of but the rain is needed and welcome.



Pond #19 Treated for Shoreline Vegetation.



Pond #20 Treated for Shoreline Vegetation.



Pond #21 Treated for Shoreline Vegetation.



Pond #22 Treated for Algae and Shoreline Vegetation.



Pond #23 Treated for Shoreline Vegetation.



Pond #24 Treated for Algae and Shoreline Vegetation.



Pond #25 Treated for Algae and
Shoreline Vegetation.



Pond #26 Treated for Algae and
Shoreline Vegetation.



Pond #27 Treated for Algae and
Shoreline Vegetation.



Pond #28 Treated for Algae and Shoreline Vegetation.



Pond #29 Treated for Algae and Shoreline Vegetation.



Pond #30 Treated for Shoreline Vegetation.



Pond #31 Treated for Algae and
Shoreline Vegetation.

Pond #32 Treated for Shoreline
Vegetation.

Pond # Treated for Shoreline
Vegetation.

Tab 6



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting and Budget Public Hearing:** July 24, 2025 @ 11:00am
- **Form 1 Filing Deadline:** July 1, 2025

District Manager's Report

June 26

2025

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FINANCIAL SUMMARY

5/31/2025

General Fund Cash & Investment
Balance:

\$758,722

Debt Service Fund Investment
Balance:

\$982,388

**Total Cash and Investment
Balances:**

\$1,741,110

General Fund Expense Variance:

\$253,863

Under Budget