

**La Collina
Community Development District**

October 6, 2025

AGENDA PACKAGE

Teams Information

Meeting ID: 268 465 327 668 3 Passcode: Fd7zV3VY

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La Collina

Community Development District

Board of Supervisors

Christopher Karapasha, Chairman
Mark DePlasco, Vice Chairman
Daniel Goon, Assistant Secretary
Scott Tatum Assistant Secretary
Douglas Ford, Assistant Secretary

Staff:

Christina Newsome, District Manager
Scott Steady, District Counsel
Charles Reed, District Engineer

Meeting Agenda

Monday, October 6, 2025 – 6:00 p.m.

1. **Call to Order and Roll Call**
2. **Audience Comments** – *Three- (3) Minute Time Limit*
3. **Staff Reports**
 - A. Landscape Report
 - B. District Engineer
 - i. Shade Structure Update
 - ii. Discussion of Fee Schedule
 - C. District Counsel
 - D. District Manager
4. **Business Items**
 - A. Consideration of Egis Insurance & Risk Advisors Insurance Coverage Proposal
 - B. Consideration of Addendum for District Management Contract
 - C. Consideration of Tampa Holiday Lights Additions
 - D. Discussion of Acid Washing the Pool
 - E. General Matters of the District
5. **Business Administration**
 - A. Consideration of Minutes from the Meeting held September 8, 2025
 - B. Consideration of August 2025 Financial Statements, O&M's and Check Register
6. **Supervisor Requests**
7. **Audience Comments** – *Three- (3) Minute Time Limit*
8. **Adjournment**

The next meeting is scheduled for Monday November 3, 2025, at 6:00 p.m.

District Office:

Inframark, Community Management Services
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607
(813) 873-7300

Meeting Location:

1168 Bell Shoals Road,
Brandon, Florida 33511



Egis Insurance & Risk Advisors

Is pleased to provide a

Proposal of Insurance Coverage for:

La Collina Community Development District

Please review the proposed insurance coverage terms and conditions carefully.

Written request to bind must be received prior to the effective date of coverage.

The brief description of coverage contained in this document is being provided as an accommodation only and is not intended to cover or describe all Coverage Agreement terms. For more complete and detailed information relating to the scope and limits of coverage, please refer directly to the Coverage Agreement documents. Specimen forms are available upon request.

About FIA

Florida Insurance Alliance (“FIA”), authorized and regulated by the Florida Office of Insurance Regulation, is a non-assessable, governmental insurance Trust. FIA was created in September 2011 at a time when a large number of Special Taxing Districts were having difficulty obtaining insurance.

Primarily, this was due to financial stability concerns and a perception that these small to mid-sized Districts had a disproportionate exposure to claims. Even districts that were claims free for years could not obtain coverage. FIA was created to fill this void with the goal of providing affordable insurance coverage to Special Taxing Districts. Today, FIA proudly serves and protects over 1,000 public entity members.

Competitive Advantage

FIA allows qualifying Public Entities to achieve broad, tailored coverages with a cost-effective insurance program. Additional program benefits include:

- Insure-to-value property limits with no coinsurance penalties
- First dollar coverage for “alleged” public official ethics violations
- Proactive in-house claims management and loss control department
- Risk management services including on-site loss control, property schedule verification and contract reviews
- Complimentary Property Appraisals
- Online Risk Management Education & Training portal
- Online HR & Benefits Support portal
- HR Hotline
- Safety Partners Matching Grant Program

How are FIA Members Protected?

FIA employs a conservative approach to risk management. Liability risk retained by FIA is fully funded prior to the policy term through member premiums. The remainder of the risk is transferred to reinsurers. FIA’s primary reinsurers, Lloyds of London and Hudson Insurance Company, both have AM Best A XV (Excellent) ratings and surplus of \$2Billion or greater.

In the event of catastrophic property losses due to a Named Storm (i.e., hurricane), the program bears no risk as all losses are passed on to the reinsurers.

What Are Members Responsible For?

As a non-assessable Trust, our members are only responsible for two items:

- Annual Premiums
- Individual Member Deductibles

FIA Bylaws prohibit any assessments or other fees.

Additional information regarding FIA and our member services can be found at www.fia360.org.

Quotation being provided for:

La Collina Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Term: October 1, 2025 to October 1, 2026

Quote Number: 100125712

PROPERTY COVERAGE

SCHEDULE OF COVERAGES AND LIMITS OF COVERAGE

COVERED PROPERTY	
Total Insured Values –Building and Contents – Per Schedule on file totalling	\$1,198,226
Loss of Business Income	\$1,000,000
Additional Expense	\$1,000,000
Inland Marine	
Scheduled Inland Marine	Not Included

It is agreed to include automatically under this Insurance the interest of mortgagees and loss payees where applicable without advice.

	<u>Valuation</u>	<u>Coinsurance</u>
Property	Replacement Cost	None
Inland Marine	Actual Cash Value	None

DEDUCTIBLES:	\$2,500	Per Occurrence, All other Perils, Building & Contents and Extensions of Coverage.
	5 %	Total Insured Values per building, including vehicle values, for “Named Storm” at each affected location throughout Florida subject to a minimum of \$10,000 per occurrence, per Named Insured.
	Per Attached Schedule	Inland Marine

Special Property Coverages		
<u>Coverage</u>	<u>Deductibles</u>	<u>Limit</u>
Earth Movement	\$2,500	Included
Flood	\$2,500 *	Included
Boiler & Machinery	\$2,500	Included
TRIA		Included

*Except for Zones A & V (see Terms and Conditions) excess of NFIP, whether purchased or not

TOTAL PROPERTY PREMIUM

\$10,297

Extensions of Coverage

If marked with an "X" we will cover the following EXTENSIONS OF COVERAGE under this Agreement, These limits of liability do not increase any other applicable limit of liability.

(X)	Code	Extension of Coverage	Limit of Liability
X	A	Accounts Receivable	\$500,000 in any one occurrence
X	B	Animals	\$1,000 any one Animal \$5,000 Annual Aggregate in any one agreement period
X	C	Buildings Under Construction	As declared on Property Schedule, except new buildings being erected at sites other than a covered location which is limited to \$250,000 estimated final contract value any one construction project.
X	D	Debris Removal Expense	\$250,000 per insured or 25% of loss, whichever is greater
X	E	Demolition Cost, Operation of Building Laws and Increased Cost of Construction	\$500,000 in any one occurrence
X	F	Duty to Defend	\$100,000 any one occurrence
X	G	Errors and Omissions	\$250,000 in any one occurrence
X	H	Expediting Expenses	\$250,000 in any one occurrence
X	I	Fire Department Charges	\$50,000 in any one occurrence
X	J	Fungus Cleanup Expense	\$50,000 in the annual aggregate in any one occurrence
X	K	Lawns, Plants, Trees and Shrubs	\$50,000 in any one occurrence
X	L	Leasehold Interest	Included
X	M	Air Conditioning Systems	Included
X	N	New locations of current Insureds	\$1,000,000 in any one occurrence for up to 90 days, except 60 days for Dade, Broward, Palm Beach from the date such new location(s) is first purchased, rented or occupied whichever is earlier. Monroe County on prior submit basis only
X	O	Personal property of Employees	\$500,000 in any one occurrence
X	P	Pollution Cleanup Expense	\$50,000 in any one occurrence
X	Q	Professional Fees	\$50,000 in any one occurrence
X	R	Recertification of Equipment	Included
X	S	Service Interruption Coverage	\$500,000 in any one occurrence
X	T	Transit	\$1,000,000 in any one occurrence
X	U	Vehicles as Scheduled Property	Included
X	V	Preservation of Property	\$250,000 in any one occurrence
X	W	Property at Miscellaneous Unnamed Locations	\$250,000 in any one occurrence
X	X	Piers, docs and wharves as Scheduled Property	Included on a prior submit basis only

X	Y	Glass and Sanitary Fittings Extension	\$25,000 any one occurrence
X	Z	Ingress / Egress	45 Consecutive Days
X	AA	Lock and Key Replacement	\$2,500 any one occurrence
X	BB	Awnings, Gutters and Downspouts	Included
X	CC	Civil or Military Authority	45 Consecutive days and one mile

CRIME COVERAGE

<u>Description</u>	<u>Limit</u>	<u>Deductible</u>
Forgery and Alteration	Not Included	Not Included
Theft, Disappearance or Destruction	Not Included	Not Included
Computer Fraud including Funds Transfer Fraud	Not Included	Not Included
Employee Dishonesty, including faithful performance, per loss	Not Included	Not Included

Deadly Weapon Protection Coverage

Coverage	Limit	Deductible
Third Party Liability	\$1,000,000	\$0
Property Damage	\$1,000,000	\$0
Crisis Management Services	\$250,000	\$0

AUTOMOBILE COVERAGE

Coverages	Covered Autos	Limit	Premium
Covered Autos Liability	8,9	\$1,000,000	Included
Personal Injury Protection	N/A		Not Included
Auto Medical Payments	N/A		Not Included
Uninsured Motorists including Underinsured Motorists	N/A		Not Included
Physical Damage Comprehensive Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto, But No Deductible Applies To Loss Caused By Fire or Lightning. See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Specified Causes of Loss Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto For Loss Caused By Mischief Or Vandalism See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Collision Coverage	N/A	Actual Cash Value Or Cost Of Repair, Whichever Is Less, Minus Applicable Deductible (See Attached Schedule) For Each Covered Auto See item Four for Hired or Borrowed Autos.	Not Included
Physical Damage Towing And Labor	N/A	\$0 For Each Disablement Of A Private Passenger Auto	Not Included

GENERAL LIABILITY COVERAGE (Occurrence Basis)

Bodily Injury and Property Damage Limit	\$1,000,000
Personal Injury and Advertising Injury	Included
Products & Completed Operations Aggregate Limit	Included
Employee Benefits Liability Limit, per person	\$1,000,000
Herbicide & Pesticide Aggregate Limit	\$1,000,000
Medical Payments Limit	\$5,000
Fire Damage Limit	Included
No fault Sewer Backup Limit	\$25,000/\$250,000
General Liability Deductible	\$0

PUBLIC OFFICIALS AND EMPLOYMENT PRACTICES LIABILITY (Claims Made)

Public Officials and Employment Practices Liability Limit	Per Claim	\$1,000,000
	Aggregate	\$2,000,000
Public Officials and Employment Practices Liability Deductible		\$2,500

Supplemental Payments: Pre-termination \$2,500 per employee - \$5,000 annual aggregate.
Non-Monetary \$100,000 aggregate.

Cyber Liability sublimit included under POL/EPLI

Media Content Services Liability
Network Security Liability
Privacy Liability
First Party Extortion Threat
First Party Crisis Management
First Party Business Interruption
Limit: \$100,000 each claim/annual aggregate
Fraudulent Instruction: \$25,000



PREMIUM SUMMARY

La Collina Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Term: October 1, 2025 to October 1, 2026

Quote Number: 100125712

PREMIUM BREAKDOWN

Property (Including Scheduled Inland Marine)	\$10,297
Crime	Not Included
Automobile Liability	Not Included
Hired Non-Owned Auto	Included
Auto Physical Damage	Not Included
General Liability	\$3,307
Public Officials and Employment Practices Liability	\$2,602
Deadly Weapon Protection Coverage	Included
TOTAL PREMIUM DUE	\$16,206

IMPORTANT NOTE

Defense Cost - Outside of Limit, Does Not Erode the Limit for General Liability, Public Officials Liability, and Employment related Practices Liability.

Deductible does not apply to defense cost. Self-Insured Retention does apply to defense cost.

Additional Notes:

This Quote is Subject to the Receipt of Missing Year Built Information on Property Schedule.



PARTICIPATION AGREEMENT

Application for Membership in the Florida Insurance Alliance

The undersigned local governmental entity, certifying itself to be a public agency of the State of Florida as defined in Section 163.01, Florida Statutes, hereby formally makes application with the Florida Insurance Alliance ("FIA") for continuing liability and/or casualty coverage through membership in FIA, to become effective 12:01 a.m., 10/01/2025, and if accepted by the FIA's duly authorized representative, does hereby agree as follows:

- (a) That, by this reference, the terms and provisions of the Interlocal Agreement creating the Florida Insurance Alliance are hereby adopted, approved and ratified by the undersigned local governmental entity. The undersigned local governmental entity certifies that it has received a copy of the aforementioned Interlocal Agreement and further agrees to be bound by the provisions and obligations of the Interlocal Agreement as provided therein;
- (b) To pay all premiums on or before the date the same shall become due and, in the event Applicant fails to do so, to pay any reasonable late penalties and charges arising therefrom, and all costs of collection thereof, including reasonable attorneys' fees;
- (c) To abide by the rules and regulations adopted by the Board of Directors;
- (d) That should either the Applicant or the Fund desire to cancel coverage; it will give not less than thirty (30) days prior written notice of cancellation;
- (e) That all information contained in the underwriting application provided to FIA as a condition precedent to participation in FIA is true, correct and accurate in all respects.

La Collina Community Development District

(Name of Local Governmental Entity)

By: _____
Signature

Print Name

Witness By: _____
Signature

Print Name

IS HEREBY APPROVED FOR MEMBERSHIP IN THIS FUND, AND COVERAGE IS EFFECTIVE October 1, 2025

By: _____
Administrator



PROPERTY VALUATION AUTHORIZATION

La Collina Community Development District
c/o Inframark Management Services - Wesley Chapel 2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

QUOTATIONS TERMS & CONDITIONS

1. Please review the quote carefully for coverage terms, conditions, and limits.
2. The coverage is subject to 25% minimum earned premium as of the first day of the "Coverage Period".
3. Total premium is late if not paid in full within 30 days of inception, unless otherwise stated.
4. Property designated as being within Flood Zone A or V (and any prefixes or suffixes thereof) by the Federal Emergency Management Agency (FEMA), or within a 100 Year Flood Plain as designated by the United States Army Corps of Engineers, will have a Special Flood Deductible equal to all flood insurance available for such property under the National Flood Insurance Program, whether purchased or not or 5% of the Total Insured Value at each affected location whichever the greater.
5. The Florida Insurance Alliance is a shared limit. The limits purchased are a per occurrence limit and in the event an occurrence exhaust the limit purchased by the Alliance on behalf of the members, payment to you for a covered loss will be reduced pro-rata based on the amounts of covered loss by all members affected by the occurrence. Property designated as being within.
6. Coverage is not bound until confirmation is received from a representative of Egis Insurance & Risk Advisors.

I give my authorization to bind coverage for property through the Florida Insurance Alliance as per limits and terms listed below.

<input checked="" type="checkbox"/>	Building and Content TIV	\$1,198,226	As per schedule attached
<input type="checkbox"/>	Inland Marine	Not Included	
<input type="checkbox"/>	Auto Physical Damage	Not Included	

Signature: _____ Date: _____

Name: _____

Title: _____

**La Collina Community Development District**

Policy No.: 100125712
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
1	Amenity Center		2016	10/01/2025	\$236,058		
	961 Collina Hill Pl Brandon FL 33511		Joisted masonry	10/01/2026	\$13,530	\$249,588	
	Cross gable			Clay / concrete tiles			
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
2	Pool, Pumps & Equipment		2017	10/01/2025	\$553,705		
	961 Collina Hill Pl Brandon FL 33511		Below ground liquid storage tank / pool	10/01/2026		\$553,705	
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
3	Entry Features - Masonry		2016	10/01/2025	\$56,375		
	Collina Hill Pl & Lumsden Rd Brandon FL 33511		Masonry non combustible	10/01/2026		\$56,375	
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
4	Playground Equipment		2017	10/01/2025	\$56,375		
	961 Collina Hill Pl Brandon FL 33511		Non combustible	10/01/2026		\$56,375	
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
5	Unscheduled Property		2017	10/01/2025	\$5,638		
	961 Collina Hill Pl Brandon FL 33511		Property in the Open	10/01/2026		\$5,638	
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
6	Well Pump		2017	10/01/2025	\$45,100		
	961 Collina Hill Pl Brandon FL 33511		Pump / lift station	10/01/2026		\$45,100	
Unit #	Description Address		Year Built	Eff. Date	Building Value	Total Insured Value	
			Const Type	Term Date	Contents Value		
	Roof Shape	Roof Pitch		Roof Covering		Covering Replaced	Roof Yr Blt
7	Well Pump		2017	10/01/2025	\$9,020		
	Colina Hill Pl Brandon FL 33511		Pump / lift station	10/01/2026		\$9,020	

Sign: _____

Print Name: _____

Date: _____

**La Collina Community Development District**

Policy No.: 100125712
Agent: Egis Insurance Advisors LLC (Boca Raton, FL)

Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
8	Well Pump		Pump / lift station	10/01/2025	\$41,000		\$41,000		
	940 Terra Vista St. Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
9	Well Pump		Pump / lift station	10/01/2025	\$41,000		\$41,000		
	Terra Vista St. Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
10	Well Pump		Pump / lift station	10/01/2025	\$41,000		\$41,000		
	Dew Bloom Rd Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
11	Pool Furniture in the Open		Property in the Open	10/01/2025	\$10,250		\$10,250		
	961 Collina Hill Pl Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
12	Dog Park		Non combustible	10/01/2025	\$15,375		\$15,375		
	940 Terra Vista St. Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
13	PVC Perimeter Fence		Non combustible	10/01/2025	\$71,750		\$71,750		
	Throughout Community Brandon FL 33511			10/01/2026					
Unit #	Description		Year Built	Eff. Date	Building Value		Total Insured Value		
	Address			Term	Date	Contents Value			
	Roof Shape	Roof Pitch	Const Type	Roof Covering		Covering Replaced	Roof Yr Blt		
14	Dumpster Enclosure		Non combustible	10/01/2025	\$2,050		\$2,050		
	961 Collina Hill Pl Brandon FL 33511			10/01/2026					
			Total:	Building Value \$1,184,696		Contents Value \$13,530		Insured Value \$1,198,226	

Sign: _____

Print Name: _____

Date: _____



Tampa Holiday Lights

10601 Leland Hawes Road | Thonotosassa, Florida 33592
(813) 922-1471 | Tanner@tampaholidaylights.com | Tampaholidaylights.com

RECIPIENT:

La Collina

1011 Collina Hill Place
Brandon, Florida 33511

Quote #2012

Sent on Sep 23, 2025

Total \$6,524.00

Product/Service	Description	Qty.	Unit Price	Total
La Collina: (Main Entrance #1) (Current Set up)	A. Front 4 Palm Trees B. Front gate pre-lit garland C. Wreath around Front entrance gate with red bow D. Lights in front bushes E. Front two wreaths on sign F. Front sign C9 lights G. Front sign C9 Lining landscape wall H. 4 evergreen palms	1	\$2,400.00	\$2,400.00
La Collina: (Side Entrance #2)	A. 3 Palm Trees (between gates) B. Gates pre-lit garland C. 4 36" Wreath on each gate with red bow	1	\$0.00	\$0.00
2A. Palm Labor **Dependent upon finding electrical to run power	Prep strands and Decorations Installation Run electrical Attach and set up timers Maintenance (For first three season if purchased) Removal and boxed in labeled bin Storage until 2025 season	4	\$90.00	\$360.00
2A #Materials- Palm Tree (Base only; 16-25 Foot)	Materials: (10) 70 5mm Wide Angle Warm White lights LED Mini Lights 4" on green wire (\$210.00) Extension Cords (\$13.00) Timers: (\$25.00)	3	\$248.00	\$744.00
2B Pre Lit Garland Labor	2B Delivery Installation Maintenance Removal Storage	6	\$90.00	\$540.00
2B Gate Pre Lit Garland- Materials	Gates: Lit Garland on top of gates (8) 9' x 18" Sequoia Fir Prelit Commercial Garland, 100 Warm White LED Lights-	1	\$1,200.00	\$1,200.00
2C Labor- Wreath on gate with red bow	Prep strands and Decorations Installation Run electrical Attach and set up timers Maintenance (For first three season if purchased) Removal and boxed in labeled bin Storage until 2025 season	5	\$90.00	\$450.00



Tampa Holiday Lights

10601 Leland Hawes Road | Thonotosassa, Florida 33592
(813) 922-1471 | Tanner@tampaholidaylights.com | Tampaholidaylights.com

Product/Service	Description	Qty.	Unit Price	Total
2C Materials- 36" Sequoia Fir pre-lit wreath (4 total)	(4)- 36" Sequoia Fir pre-lit wreath with 150 warm white LED lights Total weight: 11 lbs. Greenery rated for indoor / outdoor use 7 year warranty on greenery 3 year warranty on (4) 36" Commercial Sequoia Fir Prelit Wreath, 150 Warm White LED 5mm Lights with Red Bow Extension cord/lights	1	\$830.00	\$830.00
			Total	\$6,524.00

Leasing (One year option)
Total Leasing Price: (One year total) = \$4,939.50

This quote is valid for the next 30 days, after which values may be subject to change.



- i. Update on Geotechnical Survey and Reimbursement
- ii. Shade Structure Update
- iii. Sonesta Drainage Proposals (To be Sent Under Separate Cover)

- The engineer was not present at the meeting; however, the Board discussed the current billing for the District Engineer. The Board requests that the Lead Engineer attend the next meeting to review the fee schedule and discuss the District's current expectations. They also mentioned requesting a \$100 credit due to incorrect billing on invoice.

C. District Counsel

There being no report, the next order of business followed.

D. District Manager

Ms. Newsome informed the board that to date, no response has been received from Mr. Mesa, his amenity access will remain suspended for one year and will be reviewed once that year has passed.

FIFTH ORDER OF BUSINESS**Business Items****A. Discussion on Safestreets Installation**

- The Board discussed the SafeStreets Installation, they are requesting an itemized bill of what was installed.

B. Pool Service Update

- Ms. Newsome provided the Board with an update regarding the pool service. The board requests proposals for acid washing the pool to remove current stains.

C. General Matters of the District

On MOTION by Mr. DePlasco, seconded by Mr. Ford, with all in favor, the proposal from Jaymen Enterprises to pressure wash the fence along Beverly was approved. 5-0

SIXTH ORDER OF BUSINESS**Business Administration****A. Consideration of Minutes from the Meeting held August 4, 2025****B. Consideration of July 2025 Financials Statements, O&M's and Check Register**

On MOTION by Mr. Karapasha seconded, by Mr. DePlasco with all in favor, the Consent Agenda items (A-B) was approved. 5-0

SEVENTH ORDER OF BUSINESS**Supervisors' Requests**

The Board of Supervisors made the following requests or comments:

- Changing all advertisements to Business Observer for cost savings
- Discussion of how much is the district's current reserves, a balance sheet as well as the interest rates of all banks.
- Changing the current rates of internet service providers for access at the amenity.
- Adding a memo with updates and any pertinent information to the website.

EIGHTH ORDER OF BUSINESS

Audience Comments

There being no further business,

NINTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Ford seconded by Mr. Tatum with all in favor, the meeting was adjourned at 7:24 p.m. 5-0

Christina Newsome
District Manager

Christopher Karapasha
Chairperson

La Collina Community Development District

Financial Statements
(Unaudited)

Period Ending
August 31, 2025

Prepared by:



2005 Pan Am Circle ~ Suite 300 ~ Tampa, Florida 33607
Phone (813) 873-7300 ~ Fax (813) 873-7070

LA COLLINA COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of August 31, 2025

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2015 DEBT SERVICE FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>ASSETS</u>					
Cash - Operating Account	\$ 155,003	\$ -	\$ -	\$ -	\$ 155,003
Due From Other Funds	-	6,142	-	-	6,142
Investments:					
Money Market Account	200,715	-	-	-	200,715
Prepayment Account	-	838	-	-	838
Reserve Fund	-	243,281	-	-	243,281
Revenue Fund	-	383,045	-	-	383,045
Deposits	3,607	-	-	-	3,607
Fixed Assets					
Improvements - Amenity Center	-	-	1,124,855	-	1,124,855
Improvements Other Than Buildings	-	-	2,765,113	-	2,765,113
Amount Avail In Debt Services	-	-	-	539,244	539,244
Amount To Be Provided	-	-	-	2,470,756	2,470,756
TOTAL ASSETS	\$ 359,325	\$ 633,306	\$ 3,889,968	\$ 3,010,000	\$ 7,892,599
<u>LIABILITIES</u>					
Accounts Payable	\$ 7,454	\$ -	\$ -	\$ -	\$ 7,454
Bonds Payable	-	-	-	3,010,000	3,010,000
Due To Other Funds	6,142	-	-	-	6,142
TOTAL LIABILITIES	13,596	-	-	3,010,000	3,023,596
<u>FUND BALANCES</u>					
Restricted for:					
Debt Service	-	633,306	-	-	633,306
Unassigned:	345,729	-	3,889,968	-	4,235,697
TOTAL FUND BALANCES	345,729	633,306	3,889,968	-	4,869,003
TOTAL LIABILITIES & FUND BALANCES	\$ 359,325	\$ 633,306	\$ 3,889,968	\$ 3,010,000	\$ 7,892,599

LA COLLINA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 3,319	\$ 3,319	0.00%
Interest - Tax Collector	-	805	805	0.00%
Rental Income	-	400	400	0.00%
Special Assmnts- Tax Collector	280,800	279,084	(1,716)	99.39%
Other Miscellaneous Revenues	-	75	75	0.00%
TOTAL REVENUES	280,800	283,683	2,883	101.03%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	9,600	2,400	80.00%
Trustee Fees	5,100	4,323	777	84.76%
Disclosure Report	3,500	3,058	442	87.37%
District Counsel	3,000	4,590	(1,590)	153.00%
District Engineer	200	7,300	(7,100)	3650.00%
District Manager	31,380	26,150	5,230	83.33%
Accounting Services	7,500	6,250	1,250	83.33%
Auditing Services	4,300	4,300	-	100.00%
Website Services	1,538	3,038	(1,500)	197.53%
Postage, Phone, Faxes, Copies	1,100	216	884	19.64%
Insurance - General Liability	3,208	3,208	-	100.00%
Insurance - Public Official Insurance	2,523	2,523	-	100.00%
Legal Advertising	2,000	530	1,470	26.50%
Bank Fees	100	531	(431)	531.00%
Dues, Licenses, Subscriptions	175	377	(202)	215.43%
Total Administration	77,624	75,994	1,630	97.90%
<u>Electric Utility Services</u>				
Electric Utility Services	36,865	19,607	17,258	53.19%
Total Electric Utility Services	36,865	19,607	17,258	53.19%
<u>Garbage/Solid Waste Services</u>				
Contract - Garbage Collection	2,136	3,177	(1,041)	148.74%
Total Garbage/Solid Waste Services	2,136	3,177	(1,041)	148.74%
<u>Water-Sewer Comb Services</u>				
Water/Waste Water	5,400	4,389	1,011	81.28%
Total Water-Sewer Comb Services	5,400	4,389	1,011	81.28%

LA COLLINA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Other Physical Environment</u>				
Contract - Landscape Maintenance	42,000	45,900	(3,900)	109.29%
Insurance -Property & Casualty	10,945	9,892	1,053	90.38%
R&M - Entrance Monuments, Gates, Walls	2,000	1,889	111	94.45%
Stormwater Maintenance	500	-	500	0.00%
R&M - Landscape Plant Replacement	5,000	3,510	1,490	70.20%
Contract - Mulch	12,000	6,080	5,920	50.67%
R&M - Irrigation	5,000	8,933	(3,933)	178.66%
Holiday Decorations	5,000	2,470	2,530	49.40%
Total Other Physical Environment	82,445	78,674	3,771	95.43%
<u>Parks and Recreation</u>				
Contract - Janitorial	9,000	8,014	986	89.04%
Contract - Pool	13,200	13,978	(778)	105.89%
Contract - Palms	1,000	-	1,000	0.00%
Contract - Pest Control	840	1,367	(527)	162.74%
R&M - General	6,318	12,782	(6,464)	202.31%
R&M - Pool	4,000	5,296	(1,296)	132.40%
R&M - Dog Park	2,000	-	2,000	0.00%
R&M - Cabana	2,000	850	1,150	42.50%
Misc - Expenses	7,972	7,817	155	98.06%
Total Parks and Recreation	46,330	50,104	(3,774)	108.15%
<u>Reserves</u>				
Reserve Capital	30,000	-	30,000	0.00%
Total Reserves	30,000	-	30,000	0.00%
TOTAL EXPENDITURES & RESERVES	280,800	231,945	48,855	82.60%
Excess (deficiency) of revenues				
Over (under) expenditures	-	51,738	51,738	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2024)		293,991		
FUND BALANCE, ENDING		\$ 345,729		

LA COLLINA COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending August 31, 2025
Series 2015 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 24,247	\$ 24,247	0.00%
Special Assmnts- Tax Collector	251,883	250,611	(1,272)	99.50%
TOTAL REVENUES	251,883	274,858	22,975	109.12%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	75,000	70,000	5,000	93.33%
Interest Expense	167,031	168,781	(1,750)	101.05%
Total Debt Service	242,031	238,781	3,250	98.66%
TOTAL EXPENDITURES	242,031	238,781	3,250	98.66%
Excess (deficiency) of revenues Over (under) expenditures	9,852	36,077	26,225	366.19%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	9,852	-	(9,852)	0.00%
TOTAL FINANCING SOURCES (USES)	9,852	-	(9,852)	0.00%
Net change in fund balance	\$ 9,852	\$ 36,077	\$ 6,521	366.19%
FUND BALANCE, BEGINNING (OCT 1, 2024)		597,229		
FUND BALANCE, ENDING		\$ 633,306		

Bank Account Statement

La Collina CDD

Bank Account No. 3166

Statement No. 08-25

Statement Date 08/31/2025

G/L Account No. 101001 Balance	155,003.08	Statement Balance	156,738.48
		Outstanding Deposits	0.00
Positive Adjustments	0.00	Subtotal	156,738.48
Subtotal	155,003.08	Outstanding Checks	-1,735.40
Negative Adjustments	0.00	Ending Balance	155,003.08
Ending G/L Balance	155,003.08		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
08/05/2025	Payment	BD00026	Rental Income	Deposit No. BD00026 -	25.00	25.00	0.00
08/07/2025	Payment	BD00027	Rental Income	Deposit No. BD00027 -	25.00	25.00	0.00
08/02/2025	Refund	2929	HOME TEAM PEST DEFENSE, INC.	HOME TEAM PEST DEFENSE, INC.	38.96	38.96	0.00
08/22/2025	Payment	BD00028	Rental Income	Deposit No. BD00028 -	25.00	25.00	0.00
08/28/2025	Payment	BD00029	Other Miscellaneous Revenues	Deposit No. BD00029 - Pool Fob Replacement	25.00	25.00	0.00
08/28/2025	Payment	BD00030	Rental Income	Deposit No. BD00030 -	25.00	25.00	0.00
08/29/2025		JE000486	Interest - Investments	Interest Income	0.22	0.22	0.00
Total Deposits					164.18	164.18	0.00
Checks							
							0.00
06/04/2025	Payment	2920	SCOTT TATUM	Check for Vendor V00091	-200.00	-200.00	0.00
07/14/2025	Payment	2928	SCOTT TATUM	Check for Vendor V00091	-200.00	-200.00	0.00
07/24/2025	Payment	100096	JOHNSON ENGINEERING, INC.	Inv: 000000005944	-2,600.00	-2,600.00	0.00
07/24/2025	Payment	100097	INFRAMARK LLC	Inv: 154313	-10.23	-10.23	0.00
07/29/2025	Payment	100101	SAFE STREETS USA, LLC	Inv: SSINV-149564, Inv: 10587538	-2,725.65	-2,725.65	0.00
07/29/2025	Payment	100102	BURR & FORMAN LLP	Inv: 1577461	-70.00	-70.00	0.00
08/04/2025	Payment	100103	EARTHSCAPES COMPLETE LANDSCAPING, INC	Inv: 47653	-3,500.00	-3,500.00	0.00
08/07/2025	Payment	300050	FRONTIER ACH	Inv: 071425-3235-ACH	-99.49	-99.49	0.00
08/12/2025	Payment	2934	DOUGLAS FORD	Check for Vendor V00111	-200.00	-200.00	0.00
08/20/2025	Payment	2935	DANIEL J. GOON	Check for Vendor V00096	-200.00	-200.00	0.00
08/22/2025	Payment	2937	MARK A. DEPLASCO	Check for Vendor V00067	-200.00	-200.00	0.00
08/18/2025	Payment	300051	TECO ACH	Inv: 072825-0817-ACH	-169.22	-169.22	0.00
08/18/2025	Payment	300052	TECO ACH	Inv: 072825-0619-ACH	-67.14	-67.14	0.00
08/18/2025	Payment	300053	TECO ACH	Inv: 072825-1039-ACH	-290.40	-290.40	0.00

Bank Account Statement

La Collina CDD

Bank Account No. 3166

Statement No. 08-25

Statement Date

08/31/2025

08/18/2025	Payment	300054	TECO ACH	Inv: 072825-0403-ACH	-961.01	-961.01	0.00
08/18/2025	Payment	300055	TECO ACH	Inv: 072825-4930-ACH	-414.45	-414.45	0.00
08/26/2025	Payment	100105	A-QUALITY POOL SERVICE	Inv: 977732	-1,220.91	-1,220.91	0.00
08/26/2025	Payment	100106	PALMBOSS	Inv: 10650	-330.00	-330.00	0.00
08/26/2025	Payment	100107	HOME TEAM PEST DEFENSE, INC.	Inv: 112162110	-38.96	-38.96	0.00
08/26/2025		JE000476	Bank Fees	FY'25 Truist Bank Fees -	-531.23	-531.23	0.00
08/06/2025	Payment	300056	REPUBLIC SERVICES ACH	Inv: 0696-001285009-ACH	-307.50	-307.50	0.00
08/25/2025	Payment	300059	BOCC - HILLSBOROUGH COUNTY ACH	Inv: 080425-9843-ACH	-523.73	-523.73	0.00
Total Checks					-14,859.92	-14,859.92	0.00

Adjustments

Total Adjustments

Outstanding Checks

08/22/2025	Payment	2936	CHRISTOPHER KARAPASHA	Check for Vendor V00043			-200.00
08/22/2025	Payment	2938	SCOTT TATUM	Check for Vendor V00091			-200.00
08/25/2025	Payment	100104	JOHNSON ENGINEERING, INC.	Inv: 000000006192			-500.00
08/26/2025	Payment	100108	SAFE STREETS USA, LLC	Inv: SSINV-155338			-235.40
08/26/2025	Payment	100109	THE PERFECT KLEAN	Inv: 2507			-600.00
Total Outstanding Checks							-1,735.40

Outstanding Deposits

Total Outstanding Deposits

LA COLLINA CDD Summary of Operations and Maintenance Invoices
--

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
A-QUALITY POOL SERVICE	8/1/2025	977732	\$1,220.91	\$1,220.91	AUGUST Commercial Pool Service
FRONTIER ACH	7/14/2025	071425-3235-ACH	\$99.49	\$99.49	SVC 07/14/25- 08/13/25
HOME TEAM PEST DEFENSE, INC.	8/4/2025	112162110	\$38.96	\$38.96	Sentricon Monitoring AA
REPUBLIC SERVICES ACH	7/17/2025	0696-001285009-ACH	\$307.50	\$307.50	SVC PRD 08/01-08/31/2025
SAFE STREETS USA, LLC	8/4/2025	SSINV-155338	\$235.40	\$235.40	Security Monitoring Svcs
THE PERFECT KLEAN	8/6/2025	2507	\$600.00	\$600.00	Cleaning Services
Monthly Contract Subtotal			\$2,502.26	\$2,502.26	
Utilities					
TECO ACH	7/28/2025	072825-0817-ACH	\$169.22	\$169.22	SVC 06/21/25-07/22/25
TECO ACH	7/28/2025	072825-0619-ACH	\$67.14	\$67.14	SVC 06/21/25-07/22/25
TECO ACH	7/28/2025	072825-1039-ACH	\$290.40	\$290.40	SVC 06/21/25-07/22/25
TECO ACH	7/28/2025	072825-0403-ACH	\$961.01	\$961.01	SVC 06/21/25-07/22/25
TECO ACH	7/28/2025	072825-4930-ACH	\$414.45	\$414.45	SVC 06/21/25-07/22/25
Utilities Subtotal			\$1,902.22	\$1,902.22	
Regular Services					
CHRISTOPHER KARAPASHA	8/4/2025	CK-080425	\$200.00	\$200.00	BOARD 8/4/25
DANIEL J. GOON	8/4/2025	DG-080425	\$200.00	\$200.00	BOARD 8/4/25
DOUGLAS FORD	8/4/2025	DF-080425	\$200.00	\$200.00	BOARD 8/4/25
JOHNSON ENGINEERING, INC.	7/18/2025	000000006192	\$500.00	\$500.00	ENGINEER SERVICES
MARK A. DEPLASCO	8/4/2025	MD-080425	\$200.00	\$200.00	BOARD 8/4/25
PALMBOSS	8/7/2025	10650	\$330.00	\$330.00	Quarterly Service OTC ANTIBIOTIC INJECTION + FERTILIZER
SCOTT TATUM	8/4/2025	ST-080425	\$200.00	\$200.00	BOARD 8/4/25
Regular Services Subtotal			\$1,830.00	\$1,830.00	
TOTAL			\$6,234.48	\$6,234.48	

Invoice

A-Quality Pool Service

3940 Trump Place
 Zephyrhills, FL 33542
 info@a-qualitypools.net
 813-453-5988

Invoice Date	Invoice #
8/1/2025	977732
Balance	\$1,220.91

Bill To
La Collina CDD - tax exempt c/o Inframark 950 Terra Vista Brandon, FL 33511

Ship To
La Collina - c/o Meritus Corp 950 Terra Vista Brandon, FL

P.O. Number	Terms	Rep	Due Date	Via	F.O.B.	Project	
	Net 20		8/20/2025				
Quantity	Description				Price Each	Amount	
1	AUGUST Commercial Pool Service - Repairs under \$300 that are needed per DOH regulations and for proper operation of the pool will be replaced or repaired and billed accordingly.				1,150.00	1,150.00	
	AUGUST Monthly Enzyme Treatment/Oil Eater -Anticipate Using May-September				52.43	52.43	
	Installed 8 Feet Of Liquid Chemical In/Out Black Feeder Tube Connecting Chemical Stenner Feeder To Chemical Tank. - Replacement due to wear/crack/tear. -Completed 07/30/2025				18.48	18.48	
	Unpaid invoices are subject to a 5% LATE FEE						
	**NO SALES TAX -tax exempt #85-801660317LC-5. Sales Tax				7.00%	0.00	
					Total		\$1,220.91
					Payments/Credits	\$0.00	
					Balance Due	\$1,220.91	



LA COLLINA CDD

Account Number:
813-657-1321-021323-5

PIN:

Agenda Page 31

Billing Dates
Jul 14, 2025

Billing Period:
Jul 14 - Aug 13, 2025

Page 1/4

Hi LA COLLINA CDD,

Thanks for choosing Frontier! Have questions about your bill? Visit us at frontier.com/billing to learn more.

Bill history

Previous balance	\$94.48
Payment received by Jul 14, thank you	-\$94.48

Service summary

	Previous month	Current month
Internet	\$89.98	↑\$94.99
Other	\$4.50	\$4.50
Total services	\$94.48	\$99.49
Total balance		\$99.49

Total balance

\$99.49

Auto Pay is scheduled
Aug 07



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P.O. Box 211579
Eagan, MN 55121-2879

6790 0107 NO RP 14 07152025 NNNNNNNN 01 000390 0002

LA COLLINA CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008



You are all set with Auto Pay! To review your account, go to frontier.com or the MyFrontier app.



12600981365713210213230000000000000000099495



Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. And for a limited time, you also get an 8-hour battery backup at no additional charge. Visit: business.frontier.com/internet-backup

Internet

Monthly Charges

07.14-08.13	Business Fiber Internet 500	\$74.99
	1 Usable Static IP Address	\$25.00
	Auto Pay Discount	-\$5.00

Internet Total **\$94.99**

NOTICE OF RATE INCREASE...

Effective with this bill, your Static IP product has increased to \$25.00 per month, per line. Questions? Please contact customer service.



Other Charges

Monthly Charges

07.14-08.13	Printed Bill Fee	\$4.50
-------------	------------------	--------

Other Charges Total **\$4.50**

Total current month charges **\$99.49**

LET FRONTIER BE YOUR TECH SUPPORT

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business.frontier.com

HomeTeam Pest Defense, Inc.
2720 South Falkenburg Road
Riverview, FL 33578
813-437-6591

Service Slip / Invoice

INVOICE:	112162110
DATE:	08/04/25
ORDER:	

Bill-To: [3936669]
Inframark Infrastructure
Management Services
2005 Pan Am Cir Ste 300
Tampa, FL 33607-6008

Work Location: [3936669] 000-000-0000
C/O Christina Newsome
La Collina CDD Clubhouse
951 Collina Hill Pl
Brandon, FL 33511

Work Date 08/04/25	Time	Target Pest	Technician JMMIYAHIRA	Lot/Block	Time In
Purchase Order	Terms DUE UPON RECEIPT	Last Service 07/02/25	Map Code N/A	Sub/Dev N/A	Time Out

Service	Description	Amount
TBSMAA	Sentricon Monitoring AA	\$38.96
		<hr/> SUBTOTAL\$38.96
		TAX\$0.00 <hr/>
		TOTAL\$38.96
		AMT. PAID\$0.00
		BALANCE\$38.96

* Balances outstanding over 30 days from the date of service may be subject to a late fee of the lesser of 1.5% per month (18% per year) or the maximum allowed by law. Customer agrees to pay accrued expenses in the event of collection.

I hereby acknowledge the satisfactory completion of all services rendered, and agree to pay the cost of services as specified above.

X _____
CUSTOMER SIGNATURE

PLEASE PAY FROM THIS INVOICE



5210 W Linebaugh Ave
Tampa FL 33624-503434

Customer Service (813) 265-0292
RepublicServices.com/Support

Important Information

It's easy to go paperless! Sign up for Paperless Billing at RepublicServices.com and enjoy the convenience of managing your account anytime, anywhere, on any device.

Account Number 3-0696-0033752
Invoice Number 0696-001285009
Invoice Date July 17, 2025
Previous Balance \$303.56
Payments/Adjustments -\$303.56
Current Invoice Charges \$307.50

Total Amount Due \$307.50	Payment Due Date August 06, 2025
--	---

PAYMENTS/ADJUSTMENTS

Description	Reference	Amount
Payment - Thank You 07/07	5555555	-\$303.56

CURRENT INVOICE CHARGES

Description	Reference	Quantity	Unit Price	Amount
Lacollina Cdd 950 Terra Vista St PO N/A Brandon, FL Contract: 9696002 (C1) 1 Waste Container 4 Cu Yd, 1 Lift Per Week Disposal:RESOURCE - CLASS 1 Pickup Service 08/01-08/31			\$258.99	\$258.99
Total Fuel Recovery Fee				\$48.51
CURRENT INVOICE CHARGES				\$307.50

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RepublicServices.com today.



5210 W Linebaugh Ave
Tampa FL 33624-503434

Thank You For Choosing Paperless

Total Enclosed

Address Service Requested

☐

Total Amount Due	\$307.50
Payment Due Date	August 06, 2025
Account Number	3-0696-0033752
Invoice Number	0696-001285009

☐ For Billing Address Changes,
Check Box and Complete Reverse.

Make Checks Payable To:

LACOLLINA CDD
RICK REIDT
2005 PAN AM CIR
STE 300
TAMPA FL 33607-2359

REPUBLIC SERVICES #696
PO BOX 71068
CHARLOTTE NC 28272-1068



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Visit Republicservices.com/customer-support/fee-disclosures

Responsible Party

All waste services are managed, performed, and billed for by individual operating subsidiaries of Republic Services, Inc. Republic Services, Inc. itself does not perform any waste services, nor does it contract for such services. The operating entity providing your waste service is identified on your invoice. Accordingly, all obligations to you, including providing quality service and billing you for service, rests with the operating entity identified on your invoice.

Residential Customers

If you are a residential customer receiving service without a signed customer service agreement, your service is subject to and governed by the Service Terms for Residential Customers located at Republicservices.com/customer-support/residential-service-terms, which include a **CLASS ACTION WAIVER** and **ARBITRATION CLAUSE**, and our right to charge you a container removal fee upon termination of service, among other terms. These terms are subject to change so please review them upon receipt of your invoice. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice. Please note that some or all of the Service Terms for Residential Customers may not apply if your services are subject to terms mandated by a governmental entity in your locality.

Check Processing

When you provide a check as payment, you authorize us to use information from your check to make a one-time electronic fund transfer from your account. When we make an electronic transfer, funds may be withdrawn from your account the same day we receive your payment or check and you will not receive your check back from your financial institution.

Cancellation & Payment Policy

Unless prohibited by applicable law, regulation, or franchise or other agreement: (1) we reserve the right to require that payment for services be made only by check, credit card or money order; and (2) if service is canceled during a billing cycle, you will remain responsible for all charges, fees and taxes through the end of the billing cycle. You will not be entitled to proration of billing or a refund for the period between the notice of termination and the end of the current billing cycle.

Understanding Our Rates, Charges and Fees

If you are receiving service without a signed customer service agreement, please visit RepublicServices.com/Fees to review the financial terms and conditions relating to your service. If you are receiving service pursuant to a written contract, but have questions relating to any charges or fees, RepublicServices.com/Fees provides a detailed description of our most common charges and fees. If you do not have access to a computer, you may request that a copy be mailed to you by calling Customer Service at the number on the front of this invoice.

Please fill out the form below if your billing address has changed and return this portion of your statement to us using the envelope enclosed. Thank you!

BILLING ADDRESS CHANGE

Address		
City	State	Zip Code
Phone	Alternate Phone	



INVOICE SSINV-155338

AUG 4, 2025

DUE: AUG 19, 2025

CUSTOMER #: 6263

SAFE STREETS USA

5670 W CHANDLER BLVD, STE #250

CHANDLER, AZ 85226

LA COLLINA CDD (INFRAMARK) - WESLEY CHAPEL, FL

ATTN:

2654 CYPRESS RIDGE BLVD., SUITE 101

WESLEY CHAPEL, FL 33544

UNITED STATES

SUMMARY

	QUANTITY	RATE	AMOUNT
Monthly Monitoring Rate	1	\$220.00	\$220.00 ^T
MMR			
SUBTOTAL			\$220.00
TAX			\$15.40
TOTAL			\$235.40
BALANCE DUE			\$235.40

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and down to the lowest detail*

Phone: (813) 625-2944

email: theperfectklean@gmail.com

INVOICE

Invoice Number	2507	Date	August 6, 2025
Client Name	La Collina CDD		
Client Address	961 Collina Hill Place, Brandon, FL 33511		
Previous Balance	Amount		\$1,686.10
Payments Received (Thank You!)	Paid		\$1,686.10
Cash	Check	#100088 (\$750.00) #100100 (\$936.10)	
Credit Card	Pay App		
Gift Certificate	Other		
Description of Service	Amount		\$600.00
Cleaning services and dog waste removal at La Collina for the weeks ending on July 4, 11, 18, 25 (at \$150 per week)			
Other Charges (see below for details)	Amount		\$0.00
Total Due	Pay This Amount		\$600.00
	Due Date		September 1, 2025
Please remit payments to			
The Perfect Klean 13329 Palmera Vista Drive Riverview, FL 33579			
Miscellaneous Notes			
List of Supply Charges			
Description	#	Unit Price	Amount Charged
Next Scheduled Appointment: Friday, August 8		Cleaning Supervisor: Kevin Wagner	



LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
918 TERRA VISTA ST
BRANDON, FL 33511-6646

Statement Date: July 28, 2025

Agenda Page 38

Amount Due: \$169.22

Due Date: August 18, 2025

Account #: 211007250817

DO NOT PAY. Your account will be drafted on August 18, 2025

Account Summary

Current Service Period: June 21, 2025 - July 22, 2025

Previous Amount Due \$197.29

Payment(s) Received Since Last Statement -\$197.29

Current Month's Charges \$169.22

Amount Due by August 18, 2025 \$169.22

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight



Your average daily kWh used was **26.83% lower** than the same period last year.

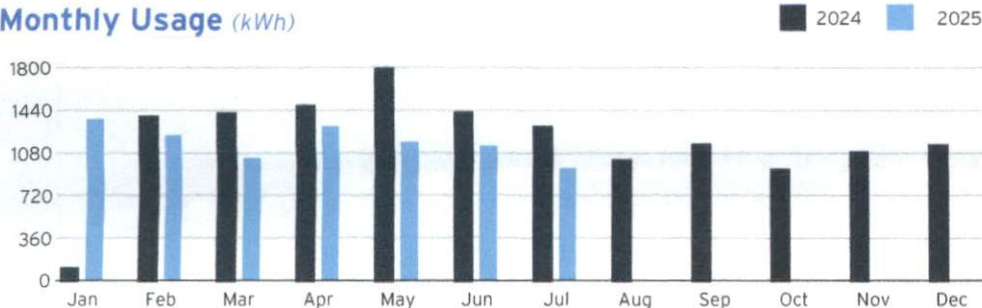


Your average daily kWh used was **21.05% lower** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com

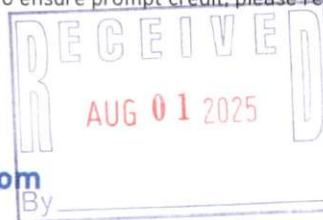


Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

To ensure prompt credit, please return stub portion of this bill with your payment.



Account #: 211007250817

Due Date: August 18, 2025

Amount Due: \$169.22

Payment Amount: \$ _____

604470969247

Your account will be drafted on August 18, 2025

LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-6008

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.



Service For:
918 TERRA VISTA ST
BRANDON, FL 33511-6646


Agenda Page 39
Account #: 211007250817
Statement Date: July 28, 2025
Charges Due: August 18, 2025

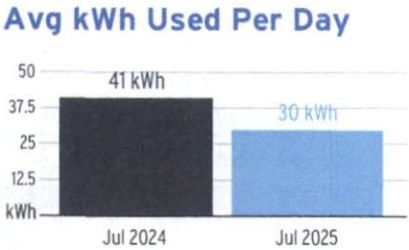
Meter Read

Service Period: Jun 21, 2025 - Jul 22, 2025 Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	Total Used	Multiplier	Billing Period
1000379066	07/22/2025	92,282	91,326	956 kWh	1	32 Days

Charge Details

 Electric Charges		
Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	956 kWh @ \$0.08641/kWh	\$82.61
Fuel Charge	956 kWh @ \$0.03391/kWh	\$32.42
Storm Protection Charge	956 kWh @ \$0.00577/kWh	\$5.52
Clean Energy Transition Mechanism	956 kWh @ \$0.00418/kWh	\$4.00
Storm Surcharge	956 kWh @ \$0.02121/kWh	\$20.28
Florida Gross Receipt Tax		\$4.23
Electric Service Cost		\$169.22



Important Messages

What's Raising Your Power Bill?
We want you to know what's contributing to higher electric costs, how we can help and ways you can save energy and money. Please visit TampaElectric.com/2025Bills to learn more.

Total Current Month's Charges \$169.22

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill

- **Bank Draft**
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- **In-Person**
Find list of Payment Agents at TampaElectric.com
- **Mail A Check**
Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.
All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111
- **Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- **Phone**
Toll Free: **866-689-6469**

Contact Us

- Online:**
TampaElectric.com
- Phone:**
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:** 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

Please Note: If you choose to pay your bill at a location not listed on our website or provided by Tampa Electric, you are paying someone who is not authorized to act as a payment agent at Tampa Electric. You bear the risk that this unauthorized party will relay the payment to Tampa Electric and do so in a timely fashion. Tampa Electric is not responsible for payments made to unauthorized agents, including their failure to deliver or timely deliver the payment to us. Such failures may result in late payment charges to your account or service disconnection.



LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
961 COLLINA HILL PL
BRANDON, FL 33511-0000

Statement Date: July 28, 2025

Agenda Page 40

Amount Due: \$67.14

Due Date: August 18, 2025

Account #: 211007250619

DO NOT PAY. Your account will be drafted on August 18, 2025

Account Summary

Current Service Period: June 21, 2025 - July 22, 2025

Previous Amount Due	\$60.71
Payment(s) Received Since Last Statement	-\$60.71

Current Month's Charges	\$67.14
-------------------------	---------

Amount Due by August 18, 2025 \$67.14

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight



Your average daily kWh used was **10% lower** than the same period last year.

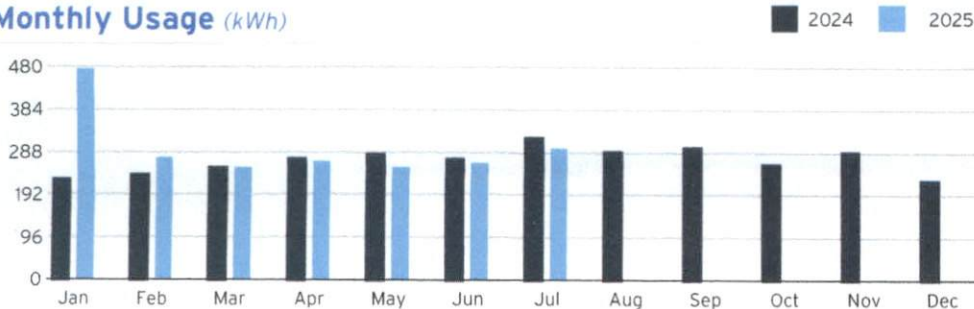


Your average daily kWh used was **0% higher** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211007250619

Due Date: August 18, 2025



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$67.14

Payment Amount: \$ _____

604470969246

Your account will be drafted on August 18, 2025

LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.



Service For:
961 COLLINA HILL PL
BRANDON, FL 33511-0000

Agenda Page 41
Account #: 211007250619
Statement Date: July 28, 2025
Charges Due: August 18, 2025

Meter Read

Service Period: Jun 21, 2025 - Jul 22, 2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000342897	07/22/2025	16,306	16,007	299 kWh	1	32 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	299 kWh @ \$0.08641/kWh	\$25.84
Fuel Charge	299 kWh @ \$0.03391/kWh	\$10.14
Storm Protection Charge	299 kWh @ \$0.00577/kWh	\$1.73
Clean Energy Transition Mechanism	299 kWh @ \$0.00418/kWh	\$1.25
Storm Surcharge	299 kWh @ \$0.02121/kWh	\$6.34
Florida Gross Receipt Tax		\$1.68
Electric Service Cost		\$67.14

Total Current Month's Charges \$67.14

Avg kWh Used Per Day



Important Messages

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00000028-0000293-Page 8 of 18

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Bank Draft
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In-Person
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Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.

Credit or Debit Card
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.

Phone
Toll Free: **866-689-6469**

All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

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TampaElectric.com

Phone:
Commercial Customer Care: 866-832-6249
Residential Customer Care: 813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY: 7-1-1
Power Outage: 877-588-1010
Energy-Saving Programs: 813-275-3909

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LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
940 TERRA VISTA ST
BRANDON, FL 33511-6646

Statement Date: July 28, 2025
Agenda Page 42

Amount Due: \$290.40

Due Date: August 18, 2025

Account #: 211007251039

DO NOT PAY. Your account will be drafted on August 18, 2025

Account Summary

Current Service Period: June 21, 2025 - July 22, 2025

Previous Amount Due \$295.47

Payment(s) Received Since Last Statement -\$295.47

Current Month's Charges \$290.40

Amount Due by August 18, 2025 \$290.40

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight

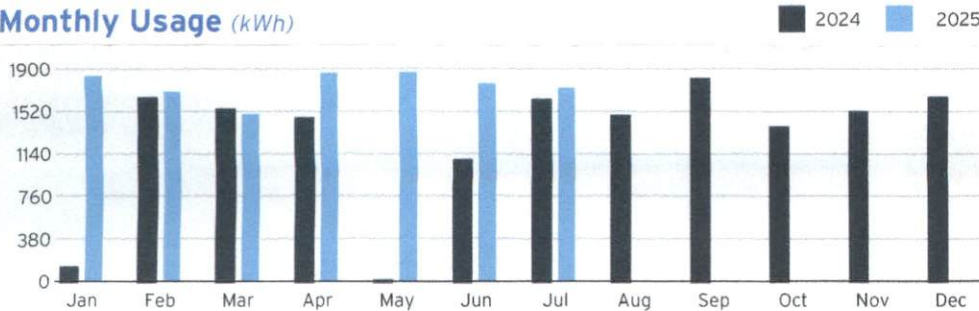
Your average daily kWh used was **5.88% higher** than the same period last year.

Your average daily kWh used was **8.47% lower** than it was in your previous period.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211007251039

Due Date: August 18, 2025



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$290.40

Payment Amount: \$ _____

604470969248

Your account will be drafted on August 18, 2025

LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.

00000028-0000297-Page 15 of 18



Service For:
940 TERRA VISTA ST
BRANDON, FL 33511-6646

Agenda Page 43

Account #: 211007251039
Statement Date: July 28, 2025
Charges Due: August 18, 2025

Meter Read

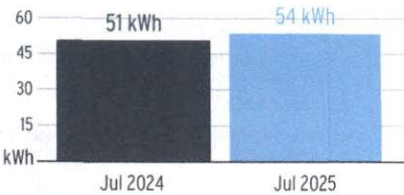
Service Period: Jun 21, 2025 - Jul 22, 2025 Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000379076	07/22/2025	30,594	28,858	1,736 kWh	1	32 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
	Energy Charge	1,736 kWh @ \$0.08641/kWh	\$150.01
	Fuel Charge	1,736 kWh @ \$0.03391/kWh	\$58.87
	Storm Protection Charge	1,736 kWh @ \$0.00577/kWh	\$10.02
	Clean Energy Transition Mechanism	1,736 kWh @ \$0.00418/kWh	\$7.26
	Storm Surcharge	1,736 kWh @ \$0.02121/kWh	\$36.82
	Florida Gross Receipt Tax		\$7.26
	Electric Service Cost		\$290.40

Avg kWh Used Per Day



Important Messages

What's Raising Your Power Bill?
We want you to know what's contributing to higher electric costs, how we can help and ways you can save energy and money. Please visit TampaElectric.com/2025Bills to learn more.

Total Current Month's Charges \$290.40

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Ways To Pay Your Bill

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- Mail A Check**
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P.O. Box 31318
Tampa, FL 33631-3318
Mail your payment in the enclosed envelope.

All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111
- Credit or Debit Card**
Pay by credit Card using KUBRA EZ-Pay at TECOaccount.com. Convenience fee will be charged.
- Phone**
Toll Free: **866-689-6469**

Contact Us

- Online:**
TampaElectric.com
- Phone:**
Commercial Customer Care:
866-832-6249
Residential Customer Care:
813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
- Hearing Impaired/TTY:**
7-1-1
Power Outage:
877-588-1010
Energy-Saving Programs:
813-275-3909

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LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
951 COLLINA HILL PL
BRANDON, FL 33511-0000

Statement Date: July 28, 2025

Agenda Page 44

Amount Due: \$961.01

Due Date: August 18, 2025

Account #: 211007250403

DO NOT PAY. Your account will be drafted on August 18, 2025

Account Summary

Current Service Period: June 21, 2025 - July 22, 2025

Previous Amount Due \$929.02

Payment(s) Received Since Last Statement -\$929.02

Current Month's Charges \$961.01

Amount Due by August 18, 2025 \$961.01

Amount not paid by due date may be assessed a late payment charge and an additional deposit.

Your Energy Insight



Your average daily kWh used was **4.24% higher** than the same period last year.

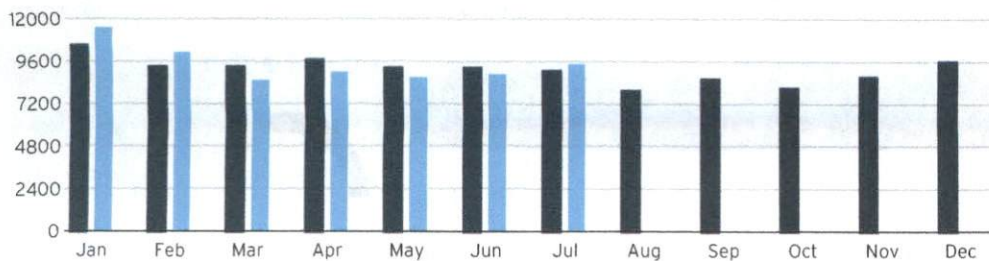


Your peak billing demand was **14.29% lower** than the same period last year.



Scan here to view your account online.

Monthly Usage (kWh)



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 211007250403

Due Date: August 18, 2025



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

Amount Due: \$961.01

Payment Amount: \$ _____

604470969245

Your account will be drafted on August 18, 2025

LA COLLINA COMM DEVELOPMENT DISTRICT
LA COLLINA COMMUNITY DEV
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO
Please write your account number on the memo line of your check.



Service For:
951 COLLINA HILL PL
BRANDON, FL 33511-0000

Agenda Page 45
Account #: 211007250403
Statement Date: July 28, 2025
Charges Due: August 18, 2025

Meter Read

Service Period: Jun 21, 2025 - Jul 22, 2025

Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000617749	07/22/2025	93,380	83,934	9,446 kWh	1	32 Days
1000617749	07/22/2025	18.02	0	18.02 kW	1	32 Days

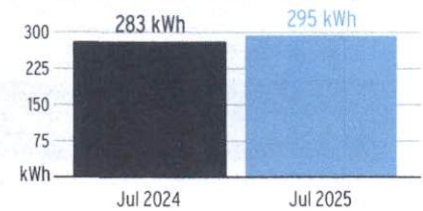
Charge Details



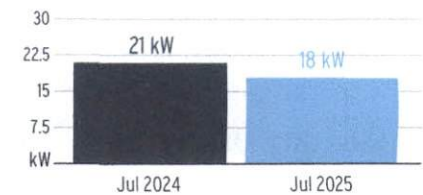
Electric Charges

Daily Basic Service Charge	32 days @ \$1.06000	\$33.92
Billing Demand Charge	18 kW @ \$18.07000/kW	\$325.26
Energy Charge	9,446 kWh @ \$0.00773/kWh	\$73.02
Fuel Charge	9,446 kWh @ \$0.03391/kWh	\$320.31
Capacity Charge	18 kW @ \$0.30000/kW	\$5.40
Storm Protection Charge	18 kW @ \$2.08000/kW	\$37.44
Energy Conservation Charge	18 kW @ \$0.93000/kW	\$16.74
Environmental Cost Recovery	9,446 kWh @ \$0.00068/kWh	\$6.42
Clean Energy Transition Mechanism	18 kW @ \$1.15000/kW	\$20.70
Storm Surcharge	9,446 kWh @ \$0.01035/kWh	\$97.77
Florida Gross Receipt Tax		\$24.03
Electric Service Cost		\$961.01

Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Decreasing the proportion of your electricity utilized at peak will improve your load factor.

Total Current Month's Charges

\$961.01

For more information about your bill and understanding your charges, please visit [TampaElectric.com](https://www.tampaelectric.com)

Ways To Pay Your Bill



Bank Draft

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In-Person

Find list of Payment Agents at [TampaElectric.com](https://www.tampaelectric.com)



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Payments:
TECO
P.O. Box 31318
Tampa, FL 33631-3318
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Credit or Debit Card

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Phone

Toll Free:
866-689-6469

All Other Correspondences:
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

Contact Us

Online:

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Phone:

Commercial Customer Care:
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Residential Customer Care:
813-223-0800 (Hillsborough)
863-299-0800 (Polk County)
888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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LA COLLINA COMM DEVELOPMENT DISTRICT
708 TERRA VISTA ST
BRANDON, FL 33511-6609

Statement Date: June 26, 2025
Agenda Page 46

Amount Due: \$414.45

Due Date: July 17, 2025

Account #: 221009004930

DO NOT PAY. Your account will be drafted on July 17, 2025

Account Summary

Current Service Period: May 22, 2025 - June 20, 2025

Previous Amount Due	\$414.14
Payment(s) Received Since Last Statement	-\$414.14

Current Month's Charges	\$414.45
--------------------------------	-----------------

Amount Due by July 17, 2025	\$414.45
------------------------------------	-----------------

Amount not paid by due date may be assessed a late payment charge and an additional deposit.



Scan here to view
your account online.



Learn about your newly redesigned bill and get deeper insights about your usage by visiting TECOaccount.com



To ensure prompt credit, please return stub portion of this bill with your payment.

Account #: 221009004930

Due Date: July 17, 2025

Amount Due: \$414.45

Payment Amount: \$ _____

611878328297

Your account will be
drafted on July 17, 2025



Pay your bill online at TampaElectric.com

See reverse side of your paystub for more ways to pay.

Go Paperless, Go Green! Visit TampaElectric.com/Paperless to enroll now.

LA COLLINA COMM DEVELOPMENT DISTRICT
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

Mail payment to:
TECO
P.O. BOX 31318
TAMPA, FL 33631-3318

Make check payable to: TECO

Please write your account number on the memo line of your check.



Service For:
708 TERRA VISTA ST
BRANDON, FL 33511-6609

Account #: 221009004930
Statement Date: June 26, 2025
Charges Due: July 17, 2025

Service Period: May 22, 2025 - Jun 20, 2025

Rate Schedule: Lighting Service

Charge Details

Important Messages



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 30 days

Lighting Energy Charge	98 kWh @ \$0.03412/kWh	\$3.34
Fixture & Maintenance Charge	7 Fixtures	\$170.66
Lighting Pole / Wire	7 Poles	\$235.13
Lighting Fuel Charge	98 kWh @ \$0.03363/kWh	\$3.30
Storm Protection Charge	98 kWh @ \$0.00559/kWh	\$0.55
Clean Energy Transition Mechanism	98 kWh @ \$0.00043/kWh	\$0.04
Storm Surcharge	98 kWh @ \$0.01230/kWh	\$1.21
Florida Gross Receipt Tax		\$0.22

Lighting Charges **\$414.45**

Total Current Month's Charges

\$414.45

For more information about your bill and understanding your charges, please visit TampaElectric.com

Ways To Pay Your Bill



Bank Draft

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In-Person

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Phone

Toll Free:
866-689-6469

All Other

Correspondences:
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P.O. Box 111
Tampa, FL 33601-0111

Contact Us

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TampaElectric.com

Phone:

Commercial Customer Care:
866-832-6249

Residential Customer Care:

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863-299-0800 (Polk County)

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Invoice

JOHNSON ENGINEERING, LLC

2122 Johnson Street

Fort Myers, FL 33901



July 18, 2025

Project No: 20192223-000

Invoice No: 000000006192

Jayna Cooper
 La Collina CDD
 2005 Pan Am Circle Suite 300
 Tampa, FL 33607

Project 20192223-000 La Collina CDD

Professional Services from June 14, 2025 to July 11, 2025

Task 01 General Engineering Services

Professional Personnel

	Hours	Rate	Amount
Professional 6			
Reed, Charles 7/7/2025	2.50	200.00	500.00
La Collina CDD / Attended regular board meeting in person			
Totals	2.50		500.00
Total Labor			500.00
Total this Task			\$500.00
Total this Invoice			\$500.00

Outstanding Invoices

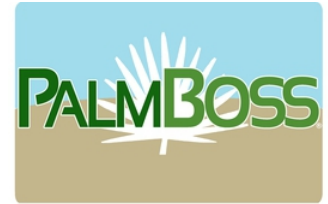
Number	Date	Balance
000000005944	6/27/2025	2,600.00
Total		2,600.00

Total Now Due \$3,100.00

INVOICE

MCKAYSCAPES LLC DBA
PALMBOSS
 PO BOX 691
 Lithia, FL 33547

office@palmboss.com
 +1 (813) 922-1208
<http://www.palmboss.com>

**LaCollina CDD Christina Newsome**

Bill to
 LaCollina CDD

Ship to
 Christina Newsome
 LaCollina CDD
 2654 Cypress Ridge Blvd, Suite 101
 Wesley Chapel, Florida 33544

Invoice details

Invoice no.: 10650
 Terms: Due on receipt
 Invoice date: 08/07/2025
 Due date: 08/07/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Quarterly Service OTC ANTIBIOTIC INJECTION + FERTILIZER	SYLVESTER PALM Quarterly Service = Antibiotic inoculation for best prevention of Lethal Bronzing Disease (formerly known as Texas Phoenix Palm Decline aka TPPD) + application of 6 lbs slow release 8-2-12 fertilizer with minors	2	\$35.00	\$70.00
2.		Arborjet® Imajet Systemic Insecticide	BISMARCK PALM Large Palm dosage of systemic insecticide with 6 month duration. Prevention of Palm weevil and spiraling whitefly there are 2 Bismark trees each will receive the insecticide at the same time, twice a year. This has been broken down to divide the cost into all 4 quarters. For a consistent price each quarter.	1	\$50.00	\$50.00
3.		Fertilization Bismarck Palm	Quarterly Fertilization of Bismarck Palm with high quality slow release fertilizer blend	2	\$12.50	\$25.00
4.		Fertilization Adonidia Palm	Quarterly fertilization Adonidia palm with high quality slow release fertilizer blend	3	\$5.00	\$15.00
5.						

Ways to pay



Total **\$330.00**

Overdue 08/07/2025

Note to customer

Quarterly service date, August 7Re: 2 Bismark trees on property .
Each will receive the insecticide at the same time, twice a year. The
cost has been broken down to divide the cost into all 4 quarters. For
a consistent price each quarter.
This invoice includes all the palm trees at Pool and each gate.

View and pay

LA COLLINA COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 08/01/2025 to 08/31/2025

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001								
001	100103	08/04/25	EARTHSCAPES COMPLETE LANDSCAPING, INC	47653	AUG'25 - LANDSCAPE	LANDSCAPE AUG 25	534171-53908	\$3,500.00
001	100104	08/25/25	JOHNSON ENGINEERING, INC.	000000006192	ENGINEER SERVICES	District Engineer	531147-51301	\$500.00
001	100105	08/26/25	A-QUALITY POOL SERVICE	977732	AUGUST Commercial Pool Service	Contract - Pool	534078-57201	\$1,220.91
001	100106	08/26/25	PALMBOSS	10650	Quarterly Svcs OTC ANTIBIOTIC INJECTION + FERTILIZER	Quarterly Service OTC ANTIBIOTIC INJECTION + FERTILIZER	546026-57201	\$330.00
001	100107	08/26/25	HOME TEAM PEST DEFENSE, INC.	112162110	Sentricon Monitoring AA	Contract - Pest Control	534181-57201	\$38.96
001	100108	08/26/25	SAFE STREETS USA, LLC	SSINV-155338	security Monitoring Svcs	Misc - Expenses	549999-57201	\$235.40
001	100109	08/26/25	THE PERFECT KLEAN	2507	Cleaning Services	Contract - Janitorial	531165-57201	\$600.00
001	2934	08/12/25	DOUGLAS FORD	DF-080425	BOARD 8/4/25	Supervisor Fees	511100-51101	\$200.00
001	2935	08/20/25	DANIEL J. GOON	DG-080425	BOARD 8/4/25	Supervisor Fees	511100-51101	\$200.00
001	2936	08/22/25	CHRISTOPHER KARAPASHA	CK-080425	BOARD 8/4/25	Supervisor Fees	511100-51101	\$200.00
001	2937	08/22/25	MARK A. DEPLASCO	MD-080425	BOARD 8/4/25	Supervisor Fees	511100-51101	\$200.00
001	2938	08/22/25	SCOTT TATUM	ST-080425	BOARD 8/4/25	Supervisor Fees	511100-51101	\$200.00
001	300050	08/07/25	FRONTIER ACH	071425-3235-ACH	SVC 07/14/25 - 08/13/25	SVC 07/14/25- 08/13/25	549999-57201	\$99.49
001	300051	08/18/25	TECO ACH	072825-0817-ACH	SVC 06/21/25-07/22/25	Electric Utility Services	543041-53100	\$169.22
001	300052	08/18/25	TECO ACH	072825-0619-ACH	SVC 06/21/25-07/22/25	Electric Utility Services	543041-53100	\$67.14
001	300053	08/18/25	TECO ACH	072825-1039-ACH	SVC 06/21/25-07/22/25	Electric Utility Services	543041-53100	\$290.40
001	300054	08/18/25	TECO ACH	072825-0403-ACH	SVC 06/21/25-07/22/25	Electric Utility Services	543041-53100	\$961.01
001	300055	08/18/25	TECO ACH	072825-4930-ACH	SVC 06/21/25-07/22/25	SVC 06/21/25-07/22/25	543041-53100	\$414.45
001	300056	08/06/25	REPUBLIC SERVICES ACH	0696-001285009-ACH	SVC PRD 08/01-08/31/2025	Contract - Garbage Collection	546913-57201	\$307.50
001	300059	08/25/25	BOCC - HILLSBOROUGH COUNTY ACH	080425-9843-ACH	SVC PRD 07/03-08/03/2025	Water/Waste Water	543018-53600	\$523.73
Fund Total								\$10,258.21

Total Checks Paid	\$10,258.21
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