



Cordoba Ranch Community Development District

**March 17, 2026 Agenda
Package**

Teams Meeting Information

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Meeting ID: 283 240 085 585 41 Passcode: h7tj2CZ2

11555 HERON BAY SUITE 201
CORAL SPRINGS, FLORIDA 33076

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

Cordoba Ranch Community Development District

Board of Supervisors

Erica Owen, Chairman
 Greg Saldana, Vice Chairman
 Jane Marlow, Assistant Secretary
 James Therrien, Assistant Secretary

Staff:

Samatha Zanoni, District Manager
 Kathryn Hopkinson, District Counsel
 Phil Chang, District Engineer
 Jason Liggett, Field Manager
 Devon Craig, Sitex Aquatic
 Fernand Thomas, Accountant
 Tabitha Blackwelder, Administrative Assistant

Meeting Agenda Tuesday, March 17, 2026 – 5:00 p.m.

- 1. Call to Order and Roll Call**
- 2. Motion to approve the agenda**
- 3. Audience Comments – Three- (3) Minute Time Limit**
- 4. Special Business Items**
 - A. Consideration of Resume for Brian Napert..... Page 3
- 5. Staff Reports**
 - A. Accounting Staff Report
 - i. Review of February 2026 Financial Statements Page 5
 - ii. Consideration of February 2026 Check Register Page 18
 - B. Sitex Aquatics Report Page 76
 - i. Consideration of Sitex Ditch Clean Up Proposal..... Page 89
 - C. Field Inspection Report (*under separate cover*)
 - i. Consideration of Inframark Cattle Equipment Removal Proposal #125..... Page 91
 - ii. Consideration of Jerry Richardson Wildlife Trapper Cattle Equipment Removal Page 92
 - iii. Consideration of Elite Fence & Gate Fence Removal Proposal #389..... Page 93
 - D. Landscape Report Page 95
 - i. Consideration of Crowders Fallen Pine Tree Clean Up Proposal #M3474 Page 98
 - ii. Consideration of Crowders Medjool Date Palm Tree Removal Proposal #M3475 Page 100
 - iii. Consideration of Crowders Spring Annual Fowler Rotation Proposal #M3501 Page 101
 - iv. Ratification of Crowders Hunter Pro C Replacement Proposal #M3514..... Page 102
 - v. Ratification of Crowders Front Clock Decoders Replacement #M3515..... Page 103
 - E. District Engineer
 - i. Consideration of Modify Driveway Shoulder Proposal..... Page 104
 - F. District Counsel
 - G. District Manager
- 6. Business Items**
 - A. Discussion on Newsletter
- 7. Business Administration**
 - A. Consideration of Minutes from the Meeting held February 17, 2026.....Page 105
- 8. Supervisor Requests**
- 9. Audience Comments – Three- (3) Minute Time Limit**
- 10. Adjournment**

The next meeting is scheduled for Monday, April 20, 2026.

District Office
 2005 Pan Am Circle, Suite 300
 Tampa, FL 33607
 813-873-7300

Meeting Location
 Martinez Law Firm
 18115 N US Highway 41, Suite 600
 Lutz, FL 33549

Brian William NapertBnapert39@gmail.com

17914 Barn Close Drive

Lutz, FL 33559

813-956-7276

OBJECTIVE

To utilize my knowledge, skills and experience in an organization which I can make a positive contribution.

EDUCATION

University of South Florida, Tampa, FL Aug. 2005-Dec. 2008
Bachelor of Science Degree with honors in Biomedical Science

Relevant course work: Microbiology (with lab), Genetics (with lab), Biochemistry, Physics II (with lab), Medical Terminology, Public Health & Immunology, Introduction to Public Health & Goaltender for the USF Roller Hockey Club.

East Stroudsburg University, Stroudsburg, PA Aug. 2004-May 2005
Transfer Student: Physics I (with lab): student athlete, worked throughout college education.

Northampton Community College, Bethlehem, PA Aug. 2002-May 2004
Undergraduate Studies: Chemistry I & II, Biology I & II, Organic Chemistry I & II (with labs)

Easton Area High School, Easton, PA Aug. 1999-June 2002
Graduated with General Education Requirements; Goaltender Easton Red Rovers Hockey Team.

SKILLS

Interpersonal: experienced in working with groups & individuals using teamwork & collaboration, setting goals, delegating, & communicating.

- Competitive, ambitious, & strives for the best performance for the team.
- Organized, excellent at multi-tasking; always willing to assist others; health conscience non-smoker.
- Computer literate: proficient with many programs including Word, Excel, & PowerPoint.
- Laboratory skills include SDS-PAGE, gel electrophoresis, cell culture, DNA extraction, & protein purification.
- Community involvement in hockey programs/tournaments as active goaltender, as well as, referee.

EXPERIENCE

Advanced Medical Resources/MPower, Tampa, FL June 2019-Present
Neurophysiologis/CTS

- Intraoperative monitoring during orthopedic spine and neuro-surgeries.
- Trainer for the Tampa Bay Area.
- Proficient in advanced cranis modalities and awake cranis
- Performed manager duties for the Tampa bay/St Pete team
- Proficient with cadwell 16 and 32 channel machines
- Proficient with all modalities

Specialty Care, Fort Lauderdale, FL Oct 2016-June 2019

Neurophysiologis/CTS

- Intraoperative monitoring during orthopedic spine and neuro-surgeries.
- Trainer for the Ft. Lauderdale and Boca Raton regions.
- Proficient in advanced cranis modalities and awake cranis

- Performed manager duties for the Fort Lauderdale and Boca Raton team
- Proficient with cadwell 16 and 32 channel machines
- Proficient with all modalities

Sentient/NeuroIOM, Fort Lauderdale, FL Jan 2011-Oct 2016

Neurophysiologist/CTS

- Intraoperative monitoring during orthopedic spine and neuro-surgeries.
- Operating room experience, knowledge of the sterile field and patient safety.
- Worked with a variety of surgeons throughout Florida.

Biotronic Neuro-Network, Melbourne, FL April 2009-Jan 2011

Technologist

- Provide intraoperative monitoring during orthopedic spine and neuro-surgeries.
- Operating room experience & knowledge of the sterile field with more than 250 cases.
- Worked with a variety of surgeons throughout Florida.

Circuit City, Tampa, FL June 2005-Present

Sales Associate

- Provided outstanding customer service.
- Self-taught superior product knowledge.
- Maintained a clean & friendly work environment.

Tampa Wolf Pack Hockey Club, Tampa, FL Sept. 2006-Sept. 2009

Referee

- Officiated youth & adult hockey programs/tournaments.

Tampa Bay Lightning, Tampa, FL Sept. 2005- Sept. 2007

Fan Development

- Conducted & instructed youth hockey clinics for franchise.

***Cordoba Ranch
Community
Development
District***

Financial Report

February 28, 2026

CLEAR PARTNERSHIPS



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**Cordoba Ranch
Community Development District**

Financial Statements

(Unaudited)

February 28, 2026

CORDOBA RANCH

Community Development District

Governmental Funds

Balance Sheet
February 28, 2026

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2021 DEBT SERVICE FUND	TOTAL
<u>ASSETS</u>			
Cash - Checking Account	\$ 666,022	\$ -	\$ 666,022
Accounts Receivable	1,750	-	1,750
Due From Other Funds	-	12,089	12,089
Investments:			
Money Market Account	580,862	-	580,862
Reserve Fund	-	97,070	97,070
Revenue Fund	-	561,588	561,588
Deposits	16,740	-	16,740
TOTAL ASSETS	\$ 1,265,374	\$ 670,747	\$ 1,936,121
<u>LIABILITIES</u>			
Accounts Payable	\$ 4,058	\$ -	\$ 4,058
Accrued Expenses	9,150	-	9,150
Due To Other Funds	12,089	-	12,089
TOTAL LIABILITIES	25,297	-	25,297
<u>FUND BALANCES</u>			
Nonspendable:			
Deposits	16,740	-	16,740
Restricted for:			
Debt Service	-	670,747	670,747
Assigned to:			
Operating Reserves	203,483	-	203,483
Reserves - Capital Projects	290,347	-	290,347
Reserves - Roadways	50,000	-	50,000
Unassigned:	679,507	-	679,507
TOTAL FUND BALANCES	\$ 1,240,077	\$ 670,747	\$ 1,910,824
TOTAL LIABILITIES & FUND BALANCES	\$ 1,265,374	\$ 670,747	\$ 1,936,121

CORDOBA RANCH

Community Development District

General Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
REVENUES					
Interest - Investments	\$ -	\$ -	\$ 18,185	\$ 18,185	0.00%
Interest - Tax Collector	-	-	1,063	1,063	0.00%
Special Assmnts- Tax Collector	878,120	774,223	831,086	56,863	94.64%
Special Assmnts- Discounts	(35,125)	(31,659)	(32,452)	(793)	92.39%
Access Cards	-	-	56	56	0.00%
TOTAL REVENUES	842,995	742,564	817,938	75,374	97.03%
EXPENDITURES					
Administration					
P/R-Board of Supervisors	13,000	5,417	4,600	817	35.38%
FICA Taxes	995	415	230	185	23.12%
ProfServ-Arbitrage Rebate	500	500	500	-	100.00%
ProfServ-Dissemination Agent	3,000	-	-	-	0.00%
ProfServ-Engineering	25,000	10,417	20,316	(9,899)	81.26%
ProfServ-Legal Services	10,000	4,167	9,892	(5,725)	98.92%
ProfServ-Mgmt Consulting	52,500	21,875	21,875	-	41.67%
ProfServ-Trustee Fees	4,041	2,357	2,357	-	58.33%
Auditing Services	3,260	1,000	-	1,000	0.00%
Postage and Freight	400	167	68	99	17.00%
Rental - Meeting Room	1,000	417	-	417	0.00%
Public Officials Insurance	2,667	2,667	2,513	154	94.23%
Printing and Binding	150	63	-	63	0.00%
Legal Advertising	3,000	1,000	123	877	4.10%
Misc-Assessment Collection Cost	17,562	15,829	15,973	(144)	90.95%
Misc-Web Hosting	3,500	3,500	-	3,500	0.00%
Annual District Filing Fee	175	175	175	-	100.00%
Total Administration	140,750	69,966	78,622	(8,656)	55.86%
Other Public Safety					
Contracts-Security Services	30,770	12,821	23,328	(10,507)	75.81%
Communication - Telephone	2,000	833	817	16	40.85%
R&M-Gate	5,000	2,083	1,053	1,030	21.06%
Total Other Public Safety	37,770	15,737	25,198	(9,461)	66.71%
Electric Utility Services					
Utility - General	12,075	5,031	1,784	3,247	14.77%
Electricity - Streetlights	115,000	47,917	43,416	4,501	37.75%
Total Electric Utility Services	127,075	52,948	45,200	7,748	35.57%
Flood Control/Stormwater Mgmt					
Contracts-Aquatic Control	18,423	7,676	6,675	1,001	36.23%
Contracts-Wetland Maintenance	19,205	8,002	4,750	3,252	24.73%
R&M-Fountain	5,750	2,396	500	1,896	8.70%
Impr - Aquatic Plants	5,750	2,396	-	2,396	0.00%
Total Flood Control/Stormwater Mgmt	49,128	20,470	11,925	8,545	24.27%

CORDOBA RANCH

Community Development District

General Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
Field					
ProfServ-Field Management	6,300	2,625	2,625	-	41.67%
Contracts-Fountain	2,500	1,042	-	1,042	0.00%
Contracts-Landscape	181,608	75,670	68,055	7,615	37.47%
Insurance - Property	5,211	5,211	4,696	515	90.12%
Insurance - General Liability	4,345	4,345	3,838	507	88.33%
Insurance - Crime	500	500	500	-	100.00%
R&M-Entry Feature	2,000	833	5,436	(4,603)	271.80%
R&M-Irrigation	6,800	2,833	9,630	(6,797)	141.62%
R&M-Mulch	10,000	4,167	16,275	(12,108)	162.75%
R&M-Pest Control	5,000	2,083	-	2,083	0.00%
R&M-Plant Replacement	10,000	4,167	10,165	(5,998)	101.65%
R&M-Ponds	11,500	4,792	9,300	(4,508)	80.87%
R&M-Sidewalks	35,000	35,000	6,946	28,054	19.85%
R&M-Tree Trimming Services	25,000	25,000	48,147	(23,147)	192.59%
R&M-US 1 Landscape Maintenance	10,000	10,000	-	10,000	0.00%
R&M-Well Maintenance	2,500	1,042	1,115	(73)	44.60%
R&M-Annuals	25,000	10,417	5,880	4,537	23.52%
R&M-Roads, Alleyways and Curbs	1,000	1,000	-	1,000	0.00%
Roadway Repair & Maintenance	15,000	15,000	58,070	(43,070)	387.13%
Landscape- Storm Clean Up & Tree Removal	20,000	20,000	-	20,000	0.00%
Misc-Contingency	17,508	7,295	8,683	(1,388)	49.59%
Holiday Lighting & Decorations	11,500	11,500	10,930	570	95.04%
R&M Swales	30,000	30,000	250	29,750	0.83%
Reserve - Roadways	50,000	-	-	-	0.00%
Total Field	488,272	274,522	270,541	3,981	55.41%
TOTAL EXPENDITURES	842,995	433,643	431,486	2,157	51.18%
Excess (deficiency) of revenues					
Over (under) expenditures	-	308,921	386,452	77,531	0.00%
Net change in fund balance	\$ -	\$ 308,921	\$ 386,452	\$ 77,531	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)	853,625	853,625	853,625		
FUND BALANCE, ENDING	\$ 853,625	\$ 1,162,546	\$ 1,240,077		

CORDOBA RANCH

Community Development District

Series 2021 Debt Service Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<u>REVENUES</u>					
Interest - Investments	\$ 19	\$ 8	\$ 4,682	\$ 4,674	24642.11%
Special Assmnts- Tax Collector	516,569	464,912	488,901	23,989	94.64%
Special Assmnts- Discounts	(20,663)	(18,597)	(19,091)	(494)	92.39%
TOTAL REVENUES	495,925	446,323	474,492	28,169	95.68%
<u>EXPENDITURES</u>					
<u>Administration</u>					
Misc-Assessment Collection Cost	10,331	9,298	9,396	(98)	90.95%
Total Administration	10,331	9,298	9,396	(98)	90.95%
<u>Debt Service</u>					
Principal Debt Retirement	340,000	-	-	-	0.00%
Interest Expense	145,800	72,900	72,900	-	50.00%
Total Debt Service	485,800	72,900	72,900	-	15.01%
TOTAL EXPENDITURES	496,131	82,198	82,296	(98)	16.59%
Excess (deficiency) of revenues Over (under) expenditures	(206)	364,125	392,196	28,071	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>					
Contribution to (Use of) Fund Balance	(206)	-	-	-	0.00%
TOTAL FINANCING SOURCES (USES)	(206)	-	-	-	0.00%
Net change in fund balance	\$ (206)	\$ 364,125	\$ 392,196	\$ 28,071	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)	278,551	278,551	278,551		
FUND BALANCE, ENDING	\$ 278,345	\$ 642,676	\$ 670,747		

**Cordoba Ranch
Community Development District**

Supporting Schedules

February 28, 2026

Cordoba Ranch
Community Development District

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

DATE RECEIVED	NET AMOUNT RECEIVED	DISCOUNT/ (PENALTIES) AMOUNT	TAX COLLECTOR	GROSS AMOUNT RECEIVED	GENERAL FUND ASSESSMENTS	DEBT SERVICE FUND ASSESSMENTS
Assessments Levied FY 2026				\$ 1,394,689	\$ 878,120	\$ 516,569
Allocation %				100%	63%	37%
11/07/25	9,723	488	198	10,410	6,554	3,856
11/14/25	87,169	3,706	1,779	92,654	58,337	34,317
11/21/25	18,351	780	375	19,506	12,281	7,225
12/03/25	119,284	5,072	2,434	126,790	79,829	46,961
12/05/25	890,041	37,842	18,164	946,047	595,647	350,400
12/19/25	39,292	1,356	802	41,451	26,098	15,353
01/06/26	46,574	1,470	950	48,995	30,848	18,147
02/04/26	32,641	829	666	34,136	21,492	12,643
TOTAL	\$ 1,243,076	\$ 51,543	\$ 25,369	\$ 1,319,987	\$ 831,086	\$ 488,901
% COLLECTED				95%	95%	95%
TOTAL OUTSTANDING				\$ 74,701	\$ 47,033	\$ 27,668

Cash & Investment Report
February 28, 2026

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>BALANCE</u>
OPERATING FUND			
Checking General Fund	Valley	3.53%	\$ 666,022
Money Market Account	Bank United	3.40%	\$ 580,862
		Subtotal GF	<u>1,246,884</u>
DEBT SERVICE FUND			
Series 2021 Reserve Account	US Bank	3.50%	\$ 97,070
Series 2021 Revenue Account	US Bank	3.50%	\$ 561,588
		Subtotal DS	<u>658,658</u>
		Grand Total	<u><u>\$ 1,905,542</u></u>

**Cordoba Ranch
Community Development District**

Check Register

2/01/2026-2/28/2026

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 02/01/2026 to 02/28/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid	
GENERAL FUND - 001								
CHECK # 100192								
001	02/04/26	FIELDS CONSULTING GROUP	3737	Jan 2026- Sign repair/replacement	Roadway Repair & Maintenance	546167-53901	\$350.00	
							Check Total	<u>\$350.00</u>
CHECK # 100193								
001	02/04/26	COMPLETE I.T. SERVICES & SOLUTIONS	18528	Jan 2026- Gates	R&M-Gate	546034-52901	\$372.51	
							Check Total	<u>\$372.51</u>
CHECK # 100194								
001	02/04/26	CROWDER'S LANDSCAPING, INC	65736	Jan 2026- Forestry Mulch	R&M-Other Landscape	546036-53901	\$30,221.00	
							Check Total	<u>\$30,221.00</u>
CHECK # 100195								
001	02/13/26	INFRAMARK LLC	1164994	Jan 2026- Painting Four (4) Poles at the main entrance.	R&M-Gate	546034-52901	\$200.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	ProfServ-Mgmt Consulting	531027-51301	\$4,375.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	ProfServ-Field Management	531016-53901	\$525.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	Postage and Freight	541006-51301	\$8.33	
							Check Total	<u>\$5,108.33</u>
CHECK # 100196								
001	02/13/26	BGE	38637	Jan 2026- District Engineer	ProfServ-Engineering	531013-51501	\$3,414.32	
							Check Total	<u>\$3,414.32</u>
CHECK # 100197								
001	02/13/26	LAKE BROTHERS LLC	INV-6023	Feb 2026- Wetland Maintenance	Contracts-Wetland Maintenance	534133-53801	\$950.00	
							Check Total	<u>\$950.00</u>
CHECK # 100198								
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19091	Feb 2026- Security Services	Contracts-Security Services	534037-52901	\$367.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19140	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$30.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	18851	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$105.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19139	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$90.00	
							Check Total	<u>\$592.00</u>
CHECK # 100199								
001	02/13/26	CROWDER'S LANDSCAPING, INC	49715	Feb 2026- Landscape contract	Contracts-Landscape	534050-53901	\$13,611.00	
							Check Total	<u>\$13,611.00</u>
CHECK # 100200								
001	02/13/26	SITE MASTERS OF FLORIDA, LLC	020926-1	Feb 2026- Ribbon Curbing 50% completion payment	Roadway Repair & Maintenance	546167-53901	\$18,790.00	
							Check Total	<u>\$18,790.00</u>
CHECK # 100201								
001	02/13/26	SITEX AQUATICS LLC	10661-B	Feb 2026- Aquatic Maintenance	Contracts-Aquatic Control	534067-53801	\$1,335.00	
							Check Total	<u>\$1,335.00</u>

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 02/01/2026 to 02/28/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid	
CHECK # 100202								
001	02/19/26	KASEY CHANDLER SPRINGER	1221	Feb 2026- Pressure Washing	Misc-Contingency	549900-53901	\$4,508.48	
							Check Total	<u>\$4,508.48</u>
CHECK # 100203								
001	02/27/26	COMPLETE I.T. SERVICES & SOLUTIONS	19141	Feb 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$90.00	
							Check Total	<u>\$90.00</u>
CHECK # 100204								
001	02/27/26	INFRAMARK LLC	171442	Jan 2026- Postage	Postage and Freight	541006-51301	\$13.32	
							Check Total	<u>\$13.32</u>
CHECK # 100205								
001	02/27/26	STRALEY ROBIN VERICKER	27950	Jan 2026- Counsel	ProfServ-Legal Services	531023-51401	\$1,738.50	
							Check Total	<u>\$1,738.50</u>
CHECK # 1194								
001	02/13/26	BOCA ELITE FENCE	128	Feb 2026- Fencing	Misc-Contingency	549900-53901	\$3,975.00	
							Check Total	<u>\$3,975.00</u>
CHECK # 1195								
001	02/19/26	SITE MASTERS OF FLORIDA, LLC	021126-1	Feb 2026- Curb Stabilization	Roadway Repair & Maintenance	546167-53901	\$17,340.00	
							Check Total	<u>\$17,340.00</u>
CHECK # 300027								
001	02/03/26	FRONTIER - ACH	012226-502135 ACH	Jan 22 - Feb 21, 2026	Communication - Telephone	541003-52901	\$165.48	
							Check Total	<u>\$165.48</u>
CHECK # 300028								
001	02/12/26	TAMPA ELECTRIC - ACH	021626ACH	12/18/25-01/20/26	Utility - General	543001-53100	\$376.58	
001	02/12/26	TAMPA ELECTRIC - ACH	021626ACH	12/18/25-01/20/26	Electricity - Streetlights	543013-53100	\$8,754.05	
							Check Total	<u>\$9,130.63</u>
							Fund Total	<u><u>\$111,705.57</u></u>

Total Checks Paid	\$111,705.57
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CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 02/01/2026 to 02/28/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid	
GENERAL FUND - 001								
CHECK # 100192								
001	02/04/26	FIELDS CONSULTING GROUP	3737	Jan 2026- Sign repair/replacement	Roadway Repair & Maintenance	546167-53901	\$350.00	
							Check Total	\$350.00
CHECK # 100193								
001	02/04/26	COMPLETE I.T. SERVICES & SOLUTIONS	18528	Jan 2026- Gates	R&M-Gate	546034-52901	\$372.51	
							Check Total	\$372.51
CHECK # 100194								
001	02/04/26	CROWDER'S LANDSCAPING, INC	65736	Jan 2026- Forestry Mulch	R&M-Other Landscape	546036-53901	\$30,221.00	
							Check Total	\$30,221.00
CHECK # 100195								
001	02/13/26	INFRAMARK LLC	1164994	Jan 2026- Painting Four (4) Poles at the main entrance.	R&M-Gate	546034-52901	\$200.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	ProfServ-Mgmt Consulting	531027-51301	\$4,375.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	ProfServ-Field Management	531016-53901	\$525.00	
001	02/13/26	INFRAMARK LLC	170612	Feb 2026- Management fees	Postage and Freight	541006-51301	\$8.33	
							Check Total	\$5,108.33
CHECK # 100196								
001	02/13/26	BGE	38637	Jan 2026- District Engineer	ProfServ-Engineering	531013-51501	\$3,414.32	
							Check Total	\$3,414.32
CHECK # 100197								
001	02/13/26	LAKE BROTHERS LLC	INV-6023	Feb 2026- Wetland Maintenance	Contracts-Wetland Maintenance	534133-53801	\$950.00	
							Check Total	\$950.00
CHECK # 100198								
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19091	Feb 2026- Security Services	Contracts-Security Services	534037-52901	\$367.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19140	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$30.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	18851	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$105.00	
001	02/13/26	COMPLETE I.T. SERVICES & SOLUTIONS	19139	Jan 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$90.00	
							Check Total	\$592.00
CHECK # 100199								
001	02/13/26	CROWDER'S LANDSCAPING, INC	49715	Feb 2026- Landscape contract	Contracts-Landscape	534050-53901	\$13,611.00	
							Check Total	\$13,611.00
CHECK # 100200								
001	02/13/26	SITE MASTERS OF FLORIDA, LLC	020926-1	Feb 2026- Ribbon Curbing 50% completion payment	Roadway Repair & Maintenance	546167-53901	\$18,790.00	
							Check Total	\$18,790.00
CHECK # 100201								
001	02/13/26	SITEX AQUATICS LLC	10661-B	Feb 2026- Aquatic Maintenance	Contracts-Aquatic Control	534067-53801	\$1,335.00	
							Check Total	\$1,335.00
CHECK # 100202								
001	02/19/26	KASEY CHANDLER SPRINGER	1221	Feb 2026- Pressure Washing	Misc-Contingency	549900-53901	\$4,508.48	

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 02/01/2026 to 02/28/2026

(Sorted by Check / ACH No.)

Fund No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid	
							Check Total	<u>\$4,508.48</u>
CHECK # 100203								
001	02/27/26	COMPLETE I.T. SERVICES & SOLUTIONS	19141	Feb 2026- Sticker Mailing	Contracts-Security Services	534037-52901	\$90.00	
							Check Total	<u>\$90.00</u>
CHECK # 100204								
001	02/27/26	INFRAMARK LLC	171442	Jan 2026- Postage	Postage and Freight	541006-51301	\$13.32	
							Check Total	<u>\$13.32</u>
CHECK # 100205								
001	02/27/26	STRALEY ROBIN VERICKER	27950	Jan 2026- Counsel	ProfServ-Legal Services	531023-51401	\$1,738.50	
							Check Total	<u>\$1,738.50</u>
CHECK # 1194								
001	02/13/26	BOCA ELITE FENCE	128	Feb 2026- Fencing	Misc-Contingency	549900-53901	\$3,975.00	
							Check Total	<u>\$3,975.00</u>
CHECK # 1195								
001	02/19/26	SITE MASTERS OF FLORIDA, LLC	021126-1	Feb 2026- Curb Stabilization	Roadway Repair & Maintenance	546167-53901	\$17,340.00	
							Check Total	<u>\$17,340.00</u>
CHECK # 300027								
001	02/03/26	FRONTIER - ACH	012226-502135 ACH	Jan 22 - Feb 21, 2026	Communication - Telephone	541003-52901	\$165.48	
							Check Total	<u>\$165.48</u>
CHECK # 300028								
001	02/12/26	TAMPA ELECTRIC - ACH	021626ACH	12/18/25-01/20/26	Utility - General	543001-53100	\$376.58	
001	02/12/26	TAMPA ELECTRIC - ACH	021626ACH	12/18/25-01/20/26	Electricity - Streetlights	543013-53100	\$8,754.05	
							Check Total	<u>\$9,130.63</u>
							Fund Total	<u><u>\$111,705.57</u></u>

Total Checks Paid	\$111,705.57
--------------------------	---------------------

INVOICE

Fields Consulting Group, LLC
(dba. Mike's Signs)
11749 Crestridge Loop
New Port Richey, FL 34655-0017

signsandgraphicsbymike@gmail.com
m
+1 (727) 480-6514

Fields
CONSULTING GROUP, LLC
11749 Crestridge Loop
Trinity, FL 34655



Meritus

Bill to
Inframark
Cordoba Ranch CDD
Attn: Samantha Zanoni
2005 Pan Am Circle #300
Tampa, FL 33607

Invoice details

Sales Rep: Mike Fields

Invoice no.: 3737
Terms: Due on receipt
Invoice date: 01/27/2026
Due date: 02/01/2026

#	Product or service	Description	Qty	Rate	Amount
1.	Printing & Reproduction	"Howsmoor PI 17800" (9x36) reflective metal bullnose single faced sign panels. Includes install with new s/s bolt hardware.	2	\$125.00	\$250.00
2.	Install (Signage)	Raise up the sign frames for "Howsmoor PI 17800" + "Newcastle Fields"; Reinforce with self-tap screws.	2	\$50.00	\$100.00
				Total	\$350.00

2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Cordoba Ranch CDD
 2654 Cypress Ridge Boulevard Suite 101
 Wesley Chapel, FL 33544

Invoice #	18528
Invoice Date	12-02-25
Balance Due	\$372.51

Item	Description	Unit Cost	Quantity	Line Total
EN-PR1-D30-1	Eagle Eye VMS PR1 30 Days Cloud Recording Monthly (Preview Cloud High Res Local)	\$9.50	4.0	\$38.00
EEN-LPR	Eagle Eye License plate Recognition (LPR) with VSP Package - Monthly	\$45.00	2.0	\$90.00
Stand-By MSP Plan (Offices/ISP)	- Price is per Network	\$65.00	1.0	\$65.00
1,000 Brivo Mobile Passes	1,000 Brivo Mobile Passes for a single account, monthly subscription	\$60.00	1.0	\$60.00
Brivo Guest Pass	Brivo Guest pass (Through Mobile Pass)	\$60.00	1.0	\$60.00
Brivo Access Standard Edition	Brivo Access Standard Edition - Reader Monthly Data Plan. Applies to ACS6000/6100, ACS300, ACS100 and Mercury panels. Up to 10 administrators.	\$18.00	3.0	\$54.00
Late Fee	Late Fee	\$5.51	1.0	\$5.51

Subtotal	\$372.51
Tax	\$0.00
Invoice Total	\$372.51
Payments	\$0.00
Credits	\$0.00
Balance Due	\$372.51





Crowder's Landscaping and Irrigation
 P.O. Box 1375
 Lutz, FL 33548
 Office: (813) 767-6360

Invoice

Date	Invoice #
1/23/2026	65736

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

P.O. Number	Terms

Quantity	Item Code	Description	Price Each	Amount
12,860	Forestry Mulching	<p>Proposal is to Forestry Mulch all overgrowth vegetation and smaller native trees less than 5" DBH per county guidelines. 5-10 Ft. along areas listed on provided map.</p> <p>Requested by Erica</p> <p>SOW: Mobilize CAT 275XE with forestry mulcher. Cut back 5-10 feet of invasive native growth along CDD common property outlined on provided map. Use chainsaws to flush cut all large branches at the cutback line for aesthetics. Use leaf blowers to blow all mulch shavings off of the grass and back into the work areas.</p> <p>14210 Linear ft notated on the map. Any additional areas would come at additional cost.</p>	2.35	30,221.00
Total				\$30,221.00

Thank you for the opportunity.

Customer Total Balance \$32,004.65



Inframark, LLC
2002 West Grand Parkway North, Suite 100
Katy, Texas 77449
(281) 578-4200

Client ID Number	
-------------------------	--

Invoice Number	1164994
Invoice Date	1/30/2026
Due Date	3/1/2026

To: Cordoba Ranch CDD
11555 Heron Bay Blvd, Ste 201

Coral Springs, FL 33067

Service Description	Total
Maintenance Services	\$200.00

Subtotal	\$200.00
Sales Tax	\$0.00
Total	\$200.00

Please Pay This Amount

Remit To: Inframark, LLC, P.O. Box 733778, Dallas, Texas 75373-3778

To pay by Credit Card, contact us at 281-578-4299, 9:00am - 5:30pm EST, Mon - Fri. A surcharge fee may apply

To Pay via ACH or Wire, please refer to our banking information below:

Account Name : INFRAMARK, LLC

ACH - Bank Routing Number : 111000614 / Account Number 912593196

Wire - Bank Routing Number : 021000021 / SWIFT Code : CHASUS33 / Account Number: 912593196

Please include the Project ID and the Invoice Number on the check stub of your payment.

INFRAMARK, LLC

02 Feb 2026 05:01:13PM CST

DISTRICT : CORDOBA RANCH CDD

Go Green! Think before you print.

INVOICE NO. 1164994 - DETAIL

INVOICE DATE: 1/30/2026

Work Type / Sub Category	Date Complete	WO Number	Address	Task Details	Equipment Costs	Labor Costs	Materials/Other Service Costs	Sales Tax Total	Total Costs	B/C
IMS Billable Work Order										
General Maintenance & Repairs										
	1/28/2026	4435740	CRCDD District Area	General Maintenance; Painting Four (4) Poles at the main entrance.	\$0.00	\$0.00	\$200.00	\$0.00	\$200.00	N
				General Maintenance & Repairs Total	\$0.00	\$0.00	\$200.00	\$0.00	\$200.00	
				BWO Total	\$0.00	\$0.00	\$200.00	\$0.00	\$200.00	
				Invoice Total	\$0.00	\$0.00	\$200.00	\$0.00	\$200.00	



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

170612

DATE

2/1/2026

CUSTOMER ID

C1761

NET TERMS

Due On Receipt

PO#

DUE DATE

2/1/2026

BILL TO

Cordoba Ranch Community
Development District
11555 Heron Bay Blvd Ste 201
Coral Springs FL 33076-3361
United States

Services provided for the Month of: February 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Administrative Fees 001-531027-51201-5000	1	Ea	4,375.00		4,375.00
Field Ops Services 001-531016-53901-5000	1	Ea	525.00		525.00
Record Storage Fee 001-549069-51301-5000	1	Ea	8.33		8.33
Subtotal					4,908.33

Subtotal	\$4,908.33
Tax	\$0.00
Total Due	\$4,908.33

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.



INVOICE

Christina Newsome
Cordoba Ranch Community Development District
2654 Cypress Ridge Blvd
Suite 101
Wesley Chapel, FL 33544

February 2, 2026
Project No: 00013606-00
Invoice No: 38637

Invoice Total \$3,414.32

Project 00013606-00 Cordoba Ranch CDD District Engineering Services

Services current through January 23, 2026

Professional Personnel

	Hours	Rate	Amount	
Director I	6.25	295.00	1,843.75	
Engineer II	2.50	160.00	400.00	
Engineer I	7.50	145.00	1,102.50	
Totals	16.25		3,346.25	
Total Labor				3,346.25

Reimbursable Expenses

R-Project Travel & Subsist.			68.07	
Total Reimbursables			68.07	68.07

Total this Invoice \$3,414.32

BBE/L
inframarkcms@payableslockbox.com

Billing Backup

Monday, February 2, 2026

BGE, Inc.

Invoice 38637 Dated 2/2/2026

3:17:23 PM

Project 00013606-00 Cordoba Ranch CDD District Engineering Services

Professional Personnel

			Hours	Rate	Amount	
Director I						
Chang, Philip	1/6/2026		.50	295.00	147.50	
Coordinate 2817 CRB driveway construction observation and assessment						
Chang, Philip	1/9/2026		1.00	295.00	295.00	
Updates/modifications to memo of observations related to 2817 CRB						
Chang, Philip	1/14/2026		.50	295.00	147.50	
Research CDD Legal Description as requested						
Chang, Philip	1/20/2026		4.25	295.00	1,253.75	
Review meeting book. Calls with contractors regarding curb status, quote updates, and outstanding quotes. Provide updates to DM. Attend monthly meeting.						
Engineer II						
Eltalla, Yasmin	1/7/2026		1.50	160.00	240.00	
Phil check in Will exhibit assignment update Exhibit research						
Eltalla, Yasmin	1/8/2026		.50	160.00	80.00	
Will exhibit check in						
Eltalla, Yasmin	1/20/2026		.50	160.00	80.00	
Phil catch up						
Engineer I						
Pinson II, William	12/30/2025		.50	145.00	72.50	
Site visit preparation						
Pinson II, William	12/31/2025		4.00	145.00	580.00	
Site Visit Documentation						
Pinson II, William	1/6/2026		1.00	150.00	150.00	
driveway extension report						
Pinson II, William	1/8/2026		2.00	150.00	300.00	
Pavement Cracking Exhibit						
Totals			16.25		3,346.25	
Total Labor						3,346.25

Reimbursable Expenses

R-Project Travel & Subsist.						
000000083378	12/31/2025	Pinson II, William / Site Visit Cordoba Ranch / Site Visit Driveway construction documentation / 44.90 miles @ 0.70			34.57	
000000083831	1/20/2026	Chang, Philip / Cordoba Ranch CDD Meeting / Travel to Cordoba Ranch CDD monthly meeting / 42.00 miles @ 0.725			33.50	
Total Reimbursables					68.07	68.07

Total this Project \$3,414.32

Total this Report \$3,414.32

REMIT TO: BGE, Inc. • 10777 Westheimer • Suite 400 • Houston, Texas 77042

INVOICE PAYABLE UPON RECEIPT



INVOICE

Cordoba Ranch
 3016 Cordoba Ranch Blvd
 LUTZ FL 33559
 USA

Invoice Date
 Feb 1, 2026

Invoice Number
 INV-6023

Lake Brothers LLC
 Attention: James Roehm
 10722 59th Ave
 Seminole, FL 33772

Description	Quantity	Unit Price	Tax	Amount USD
Cordoba Ranch CDD-wetland/mitigation maintenance services	1.00	600.00	Tax Exempt	600.00
Haul Route Mitigation Maintenance	1.00	350.00	Tax Exempt	350.00
			Subtotal	950.00
			TOTAL TAX	0.00
			TOTAL USD	950.00

Due Date: Mar 3, 2026



[View and pay online now](#)

PAYMENT ADVICE

To: Lake Brothers LLC
 Attention: James Roehm
 10722 59th Ave
 Seminole, FL 33772

Customer Cordoba Ranch
Invoice Number INV-6023
Amount Due **950.00**
Due Date Mar 3, 2026

Amount Enclosed

Enter the amount you are paying above

2664 Cypress Ridge Blvd | Suite 103
 Wesley Chapel, FLORIDA 33544
<https://completeit.io>
 (813) 444-4355



Cordoba Ranch CDD
 2654 Cypress Ridge Boulevard Suite 101
 Wesley Chapel, FL 33544

Invoice #	19091
Invoice Date	02-01-26
Balance Due	\$367.00

Item	Description	Unit Cost	Quantity	Line Total
EN-PR1-D30-1	Eagle Eye VMS PR1 30 Days Cloud Recording Monthly (Preview Cloud High Res Local)	\$9.50	4.0	\$38.00
EEN-LPR	Eagle Eye License plate Recognition (LPR) with VSP Package - Monthly	\$45.00	2.0	\$90.00
Stand-By MSP Plan (Offices/ISP)	- Price is per Network	\$65.00	1.0	\$65.00
1,000 Brivo Mobile Passes	1,000 Brivo Mobile Passes for a single account, monthly subscription	\$60.00	1.0	\$60.00
Brivo Guest Pass	Brivo Guest pass (Through Mobile Pass)	\$60.00	1.0	\$60.00
Brivo Access Standard Edition	Brivo Access Standard Edition - Reader Monthly Data Plan. Applies to ACS6000/6100, ACS300, ACS100 and Mercury panels. Up to 10 administrators.	\$18.00	3.0	\$54.00

Subtotal	\$367.00
Tax	\$0.00
Invoice Total	\$367.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$367.00



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Cordoba Ranch CDD
2654 Cypress Ridge Boulevard Suite 101
Wesley Chapel, FL 33544

Invoice #	19140
Invoice Date	02-10-26
Balance Due	\$30.00

Item	Description	Unit Cost	Quantity	Line Total
Notes	== Week of 1/19/26 ==	\$0.00	1.0	\$0.00
(none)	Stickers UPS Mailed Out	\$15.00	2.0	\$30.00

Subtotal	\$30.00
Tax	\$0.00
Invoice Total	\$30.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$30.00



Invoice Ticket

Ticket Date	Tue 01-20-26 12:09 PM
Ticket #	12467
Subject	Stickers mailed to residents 1/19/25

Ticket Issue

Initial Issue Tue 01-20-26 12:09 PM Troy Bacon	Stickers mailed to residents
--	------------------------------

Ticket Comments

Date	Comment
Initial Issue Tue 01-20-26 12:09 PM Troy Bacon	Stickers mailed to residents

2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Cordoba Ranch CDD
2654 Cypress Ridge Boulevard Suite 101
Wesley Chapel, FL 33544

Invoice #	18851
Invoice Date	01-12-26
Balance Due	\$105.00

Item	Description	Unit Cost	Quantity	Line Total
Notes	== Week of 1/5/26 ==	\$0.00	1.0	\$0.00
(none)	Stickers UPS Mailed Out	\$15.00	7.0	\$105.00

Subtotal	\$105.00
Tax	\$0.00
Invoice Total	\$105.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$105.00



Invoice Ticket

Ticket Date Mon 01-05-26 11:38 AM
Ticket # 12429

Subject **Stickers mailed out to residents - week of 1/5/26**

Ticket Issue

Initial Issue Mon 01-05-26 11:38 AM Thomas Giella	Stickers mailed out to residents - week of 1/5/26
---	---

Ticket Comments

Date	Comment
Initial Issue Mon 01-05-26 11:38 AM Thomas Giella	Stickers mailed out to residents - week of 1/5/26

2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Cordoba Ranch CDD
2654 Cypress Ridge Boulevard Suite 101
Wesley Chapel, FL 33544

Invoice # 19139
Invoice Date 02-10-26
Balance Due \$90.00

Item	Description	Unit Cost	Quantity	Line Total
Notes	== Week of 1/12/26 ==	\$0.00	1.0	\$0.00
(none)	Stickers UPS Mailed Out	\$15.00	6.0	\$90.00

Subtotal	\$90.00
Tax	\$0.00
Invoice Total	\$90.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$90.00



Invoice Ticket

Ticket Date	Mon 01-12-26 12:45 PM
Ticket #	12445
Subject	Stickers mailed to residents - Week 1/12/25

Ticket Issue

Initial Issue Mon 01-12-26 12:45 PM Troy Bacon	Stickers mailed to residents
--	------------------------------

Ticket Comments

Date	Comment
Initial Issue Mon 01-12-26 12:45 PM Troy Bacon	Stickers mailed to residents



Crowder's Landscaping, Inc.

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Invoice

Date	Invoice #
2/1/2026	49715

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd. Suite 101 Wesley Chapel, FL 33544

P.O. No.	Terms	Project
	Due upon Receipt	

Item	Description	Quantity	Rate	Amount
Maintenance	Monthly Maintenance		13,197.00	13,197.00
Maintenance	Monthly Maintenance - Addendum to Landscaping Maintenance Proposal		414.00	414.00

Thank you for your business.	Total	\$13,611.00
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Site Masters of Florida, LLC
5551 Bloomfield Blvd.
Lakeland, FL 33810
Phone: (813) 917-9567
Email: tim.sitemastersofflorida@yahoo.com

INVOICE
020926-1

To: Cordoba Ranch CDD
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Date: February 9, 2026

Ribbon Curb Project

Contract amount	\$56,940
Previously paid	(\$18,790)
Progress payment (@ 50% complete)	\$18,790

TOTAL DUE \$18,790

INVOICE

Sitex Aquatics, LLC
PO Box 917
Parrish, FL 34219

office@sitexaquatics.com
+1 (813) 564-2322



Bill to

Cordoba Ranch CDD
2654 Cypress Ridge Blvd, Ste 101
Wesley Chapel, FL 33544

Invoice details

Invoice no.: 10661-b
Terms: Net 30
Invoice date: 02/01/2026
Due date: 03/03/2026

#	Date	Product or service	Description	Qty	Rate	Amount
1.		Aquatic Maintenance	Monthly Lake Maintenance- 30 Waterways	1	\$1,335.00	\$1,335.00
2.			Please note our billing address is: P.O. Box 917 Parrish, FL 34219			
Total						\$1,335.00

Kings Power Washing Services
 1735 Rumar Ln
 Holiday, FL 34691 USA
 info@kingspowerwasher.com
 http://www.kingspowerwasher.com

Invoice 1221



BILL TO
 Cordoba Ranch CDD
 2654 Cypress Ridge Blvd
 Wesley Chapel FL 33544
 Co/ Inframark
 2005 Pan Am Circle Suite 300
 Tampa, FL 33607

DATE 02/06/2026	PLEASE PAY \$4,508.48	DUE DATE 03/08/2026
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DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Sidewalks	Sidewalks that are in the attached file were cleaned. Surface was pre-treated with algicide, power washed, and post treated with algicide. This algicide keeps the concrete cleaner for a longer duration of time and brightens the concrete.	53,356	0.08	4,268.48
	Catch basin	Catch basin, or culvert that allows water to flow under the road, were cleaned. Please see attached photo for clarification.	6	40.00	240.00

SUBTOTAL	4,508.48
TAX	0.00
TOTAL	4,508.48

TOTAL DUE \$4,508.48

THANK YOU.







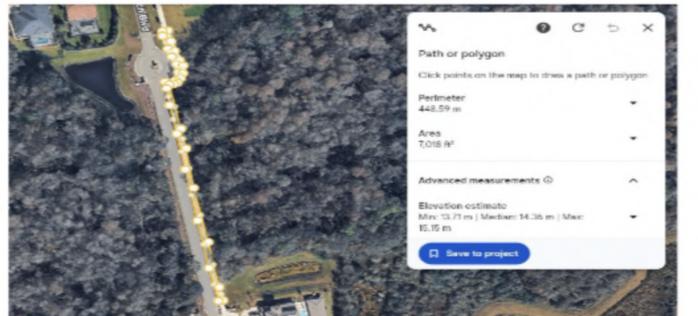




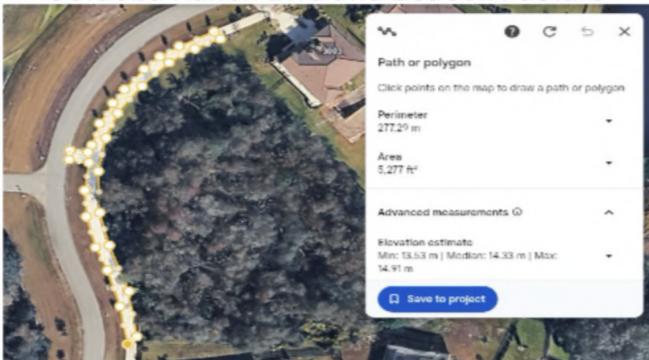
Cordoba Ranch Blvd



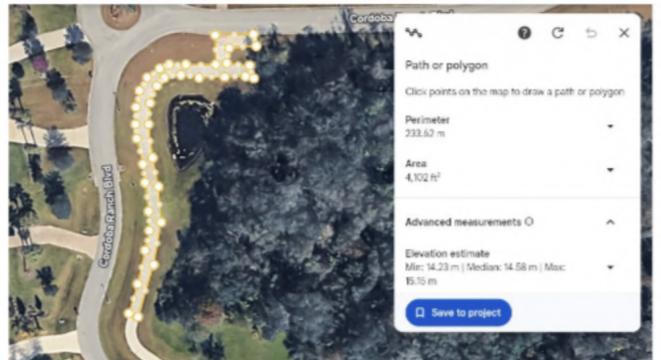
Cordoba Ranch Blvd Bridge Area



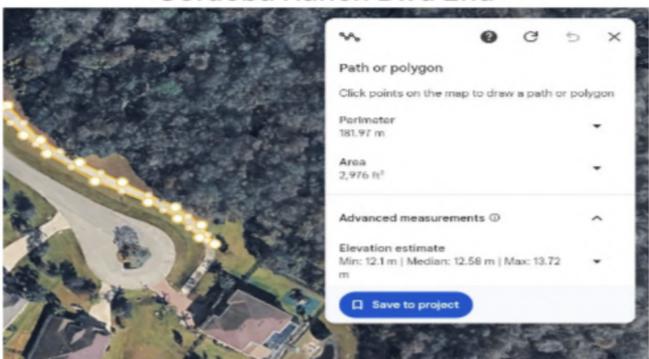
Cordoba Ranch Blvd and Beacon Pasture



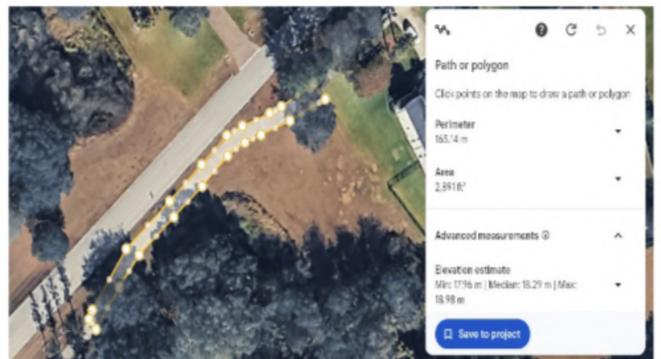
Cordoba Ranch Blvd



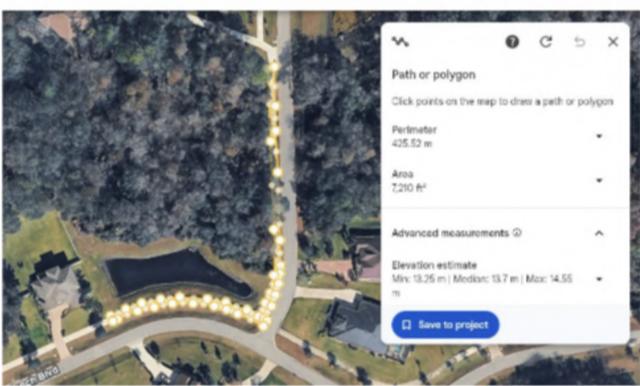
Cordoba Ranch Blvd End



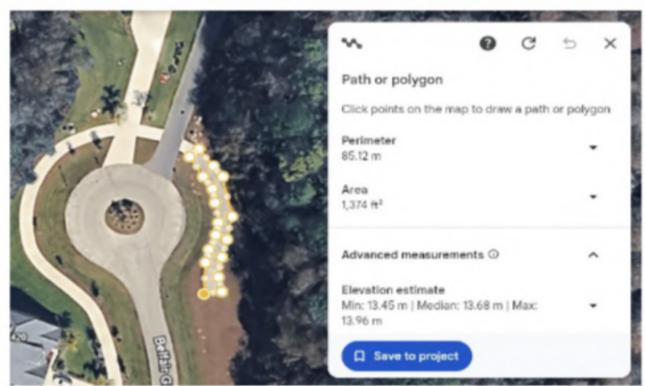
Cordoba Ranch Blvd



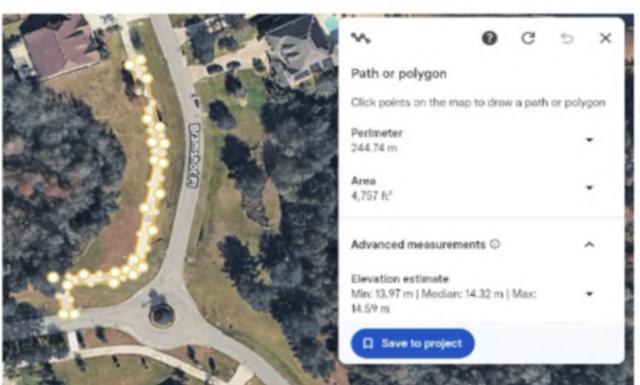
Belfair Place



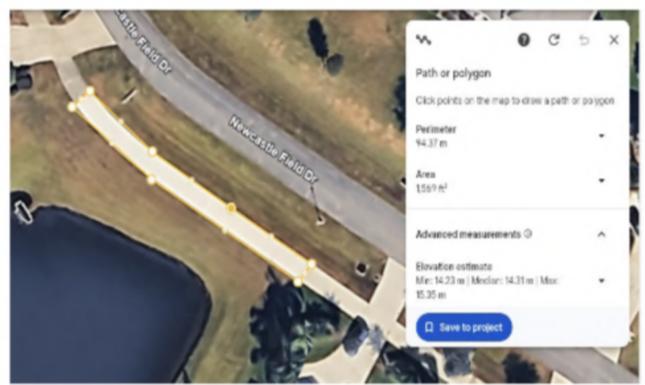
Belfair Cul D Sac



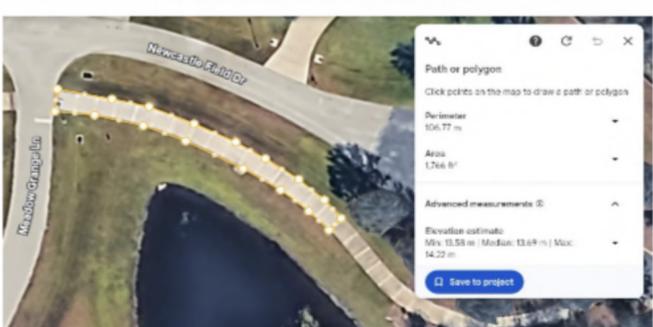
Bramshot Place Sidewalk



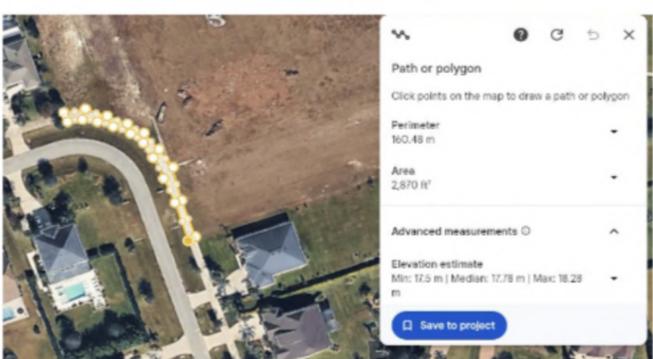
Newcastle Field Drive



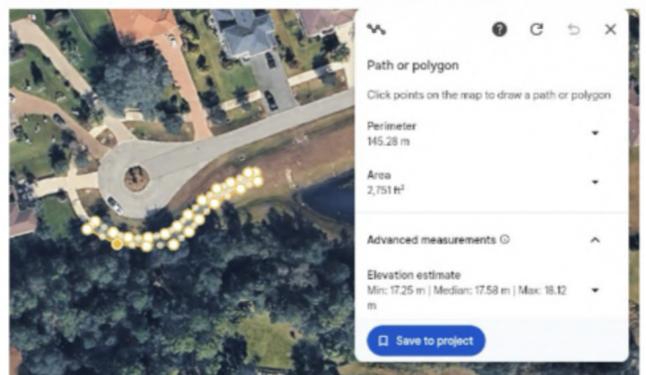
Newcastle Field Drive End



Barn Close Drive



Barn Close Drive Dead End



Provide the district a price to pressure wash 53,356 Square feet of sidewalk. Also, include pricing to do concrete structure in the common areas in the pictures.



2664 Cypress Ridge Blvd | Suite 103
Wesley Chapel, FLORIDA 33544
<https://completeit.io>
(813) 444-4355



Cordoba Ranch CDD
2654 Cypress Ridge Boulevard Suite 101
Wesley Chapel, FL 33544

Invoice #	19141
Invoice Date	02-10-26
Balance Due	\$90.00

Item	Description	Unit Cost	Quantity	Line Total
Notes	== Week of 2/10/26 ==	\$0.00	1.0	\$0.00
(none)	Stickers UPS Mailed Out	\$15.00	6.0	\$90.00

Subtotal	\$90.00
Tax	\$0.00
Invoice Total	\$90.00
Payments	\$0.00
Credits	\$0.00
Balance Due	\$90.00



Invoice Ticket

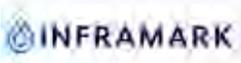
Ticket Date	Tue 02-10-26 03:07 PM
Ticket #	12522
Subject	Stickers mailed 2/10/26

Ticket Issue

Initial Issue Tue 02-10-26 03:07 PM Troy Bacon	Stickers mailed 2/10/26
--	-------------------------

Ticket Comments

Date	Comment
Initial Issue Tue 02-10-26 03:07 PM Troy Bacon	Stickers mailed 2/10/26



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

171442

DATE

2/17/2026

CUSTOMER ID

C1761

NET TERMS

Due On Receipt

PO#

DUE DATE

2/17/2026

BILL TO

Cordoba Ranch Community
Development District
11555 Heron Bay Blvd Ste 201
Coral Springs FL 33076-3361
United States

Services provided for the Month of: January 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	18	Ea	0.74		13.32
Subtotal					13.32

Subtotal	\$13.32
Tax	\$0.00
Total Due	\$13.32

Remit To : Inframark LLC, PO BOX 733778, Dallas, Texas, 75373-3778

To pay by Credit Card, please contact us at 281-578-4299, 9:00am - 5:30pm EST, Monday – Friday. A surcharge fee may apply.

To pay via ACH or Wire, please refer to our banking information below:

Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196

Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

Please include the Customer ID and the Invoice Number on your form of payment.

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

CORDOBA RANCH CDD
 ATTN: INFRAMARK-ACCTS PAYABLE
 210 N. UNIVERSITY DRIVE, SUITE 702
 CORAL SPRINGS, FL 33071

February 18, 2026
 Client: 001286
 Matter: 000001
 Invoice #: 27950

Page: 1

RE: GENERAL

For Professional Services Rendered Through January 31, 2026

SERVICES

Date	Person	Description of Services	Hours	Amount
1/5/2026	WAS	REVIEW MEETING INVITE AND DISTRICT WEBSITE FOR MEETING INFORMATION, COMMUNICATIONS WITH S. ZANONI AND T. BLACKWELDER REGARDING ADVERTISEMENT OF MEETING LOCATION.	0.3	\$91.50
1/7/2026	KCH	REVIEW COMPLAINT FROM RESIDENT AT 18437 BELFAIR GLEN PLACE REGARDING TREE AND RESULTING DAMAGE; PREPARE RESPONSE REGARDING FLORIDA LAWS RELATING TO TREE DAMAGE AND ACTS OF GOD LIABILITY.	0.3	\$91.50
1/9/2026	WAS	REVIEW ENGINEER'S REPORT REGARDING DRIVEWAY WIDENING AT 2817 CORDOBA RANCH BLVD.	0.2	\$61.00
1/14/2026	KCH	REVIEW AGENDA PACKAGE AND DISCUSS SAME AND UPCOMING BOS MEETING WITH W. SOUSA.	0.4	\$122.00
1/19/2026	WAS	REVIEW AGENDA PACKAGE FOR BOARD OF SUPERVISORS MEETING, COMMUNICATIONS WITH S. ZANONI REGARDING SAME.	0.6	\$183.00
1/20/2026	WAS	REVIEW REVISED AGENDA PACKAGES (2) FOR BOARD OF SUPERVISORS MEETING; PREPARE FOR AND ATTEND BOARD OF SUPERVISORS MEETING.	3.7	\$1,128.50
1/20/2026	KCH	EMAILS WITH W. SOUSA REGARDING UPDATES ON MAX SMITH ROAD PROPERTIES IN PREPARATION FOR BOS MEETING.	0.2	\$61.00
Total Professional Services			5.7	\$1,738.50

Total Services	\$1,738.50	
Total Disbursements	\$0.00	
Total Current Charges		\$1,738.50
Previous Balance		\$2,053.10
<i>Less Payments</i>		<i>(\$2,053.10)</i>
PAY THIS AMOUNT		\$1,738.50

Please Include Invoice Number on all Correspondence



Elite Fence & Gate

16769 Kingman Reef Street | Wimauma, Florida 33598
 561-905-2206 | sales@elitefencengate.com | www.elitefencengate.com

RECIPIENT:

Jason Ligett
 2902 Cordoba Ranch Boulevard
 Lutz, Florida 33559

Invoice #128	
Issued	Feb 03, 2026
Due	Mar 05, 2026
Total	\$3,975.00
Account Balance	\$7,950.00

For Services Rendered

Product/Service	Description	Qty.	Unit Price	Total
Feb 03, 2026				
Black Aluminum Fence 3 Rail Flat Top 4H		150	\$26.50	\$3,975.00

Zelle - bocaelitefence@gmail.com

Total	\$3,975.00
Account balance	\$7,950.00

Site Masters of Florida, LLC
5551 Bloomfield Blvd.
Lakeland, FL 33810
Phone: (813) 917-9567
Email: tim.sitemastersofflorida@yahoo.com

INVOICE
021126-1

To: Cordoba Ranch CDD
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Date: February 11, 2026

Curb Stabilization

Contract amount \$36,660
(1222 lf @ \$30/lf)

Amount completed \$17,340
(578 lf @ \$30/lf)

TOTAL DUE \$17,340



CORDOBA RANCH CDD

Account Number:
239-177-5795-050213-5

PIN:
[REDACTED]

Billing Date:
Jan 22, 2026

Billing Period:
Jan 22 - Feb 21, 2026

Hi CORDOBA RANCH CDD,

Thank-you for choosing Frontier, a Verizon Company. Have questions about your bill? Visit us at frontier.com/billing to learn more.

Bill history

Previous balance	\$165.48
Payment received by Jan 22, thank you	-\$165.48

Service summary

	Previous month	Current month
Bundle	\$160.98	\$160.98
Other	\$4.50	\$4.50
Total services	\$165.48	\$165.48

Total balance **\$165.48**

Total balance
\$165.48
Auto Pay is scheduled
Feb 17



Frontier has joined Verizon.

Chat with us to ask about unlocking business savings.

Earn more. Get started with a business referral and earn up to \$325 per referral. Learn more: <https://www.businessreferralrewards.com>



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

6790 0107 DY RP 22 01232026 NNNNNNNN 01 007975 0030

CORDOBA RANCH CDD
11555 HERON BAY BLVD STE 201
CORAL SPRINGS FL 33076-3361

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



19800023917757950502130000000000000000165485



CORDOBA RANCH CDD Account Number:
239-177-5795-050213-5

Billing Date:
Jan 22, 2026

PIN:



Billing Period:
Jan 22 - Feb 21, 2026

WAYS TO PAY YOUR BILL



Easy, simple, secure payments with Auto Pay at frontier.com/autopay



Download the MyFrontier® app



For help: Customer Service at frontier.com/helpcenter, chat at frontier.com/chat, or call us at 800-921-8102. Visually impaired/TTY customers, call 711.

PAYING YOUR BILL

You are responsible for all legitimate, undisputed charges on your bill. Paying by check authorizes Frontier to make a one-time electronic funds transfer from your account, as early as the day your check is received. When making an online payment, please allow time for the transfer of funds. If funds are received after the due date, you may be charged a fee, your service may be interrupted, and you may incur a reconnection charge to restore service. A fee may be charged for a bank returned check. Continued nonpayment of undisputed charges (incl. 900 and long distance charges) may result in collection action and a referral to credit reporting agencies, which may affect your credit rating.

IMPORTANT MESSAGES

You must pay all basic local service charges to avoid basic service disconnection. Failure to pay other charges will not cause disconnection of your basic service but this may cause other services to be terminated. Frontier Bundles may include charges for both basic and other services. Frontier periodically audits its bills to ensure accuracy which may result in a retroactive or future billing adjustment. Internet speed, if noted, is the maximum wired connection speed for selected tier; Wi-Fi speeds may vary; actual and average speed may be slower and depends on multiple factors. Performance details are at frontier.com/internetdisclosures.

SERVICE TERMS

Visit frontier.com/terms, frontier.com/tariffs or call Customer Service for information on tariffs, price lists and other important Terms, Conditions and Policies ("Terms") related to your voice, Internet and/or video services including limitations of liability, early termination fees, the effective date of and billing for the termination of service(s) and other important information about your rights and obligations, and ours. Frontier's Terms include a binding arbitration provision to resolve customer disputes (frontier.com/terms/arbitration). **Video and Internet services are subscription-based and are billed one full month in advance. Video and/or Internet service subscription cancellations and any early termination fees are effective on the last day of your Frontier billing cycle. No partial month credits or refunds will be provided for previously billed service subscriptions.** By using or paying for Frontier services, you are agreeing to these Terms and that disputes will be resolved by individual arbitration. By providing personal information to Frontier you are also agreeing to Frontier's Privacy Policy posted at frontier.com/ctnetx-privacy.



CORDOBA RANCH CDD Account Number:
239-177-5795-050213-5

Billing Date:
Jan 22, 2026

PIN:



Billing Period:
Jan 22 - Feb 21, 2026

Don't let an unexpected outage stop your business. Get Frontier Internet Backup to keep your critical systems running. Visit: business.frontier.com/internet-backup



Bundle

Monthly Charges

01.22-02.21 FiberOptic Internet for Business 75/75 2YR \$160.98

Bundle Total \$160.98

If your bill reflects that you owe a Balance Forward, you must make a payment immediately in order to avoid collection activities. You must pay a minimum of \$165.48 by your due date to avoid disconnection of your local service. All other charges should be paid by your due date to keep your account current.



Other Charges

Monthly Charges

01.22-02.21 Printed Bill Fee \$4.50

Other Charges Total \$4.50

Total current month charges \$165.48

**LET FRONTIER
BE YOUR
TECH SUPPORT**

Tech issues won't wait until you have an IT team to fix them. Get the tech support you need without the overhead. Frontier Premium Tech Pro.

business.frontier.com



CORDOBA RANCH CDD Account Number:
239-177-5795-050213-5

PIN:



Billing Date:
Jan 22, 2026

Billing Period:
Jan 22 - Feb 21, 2026

239-177-5795

88/KQXA/334300/ /VZFL



	CORDOBA RANCH			
TAMPA ELECTRIC				
Vendor : V00003				
INV #		021626 ACH		
DATE:		1/26/2026		
New ACCT#	METER#	ADDRESS		
			SERVICE DATES	1218/25-01/20/26
			ACH	021626ACH
211006627700	H83726	2502 CORDOBA RANCH BLVD	BASIC	287.7
211006628138	K34725	3045 CORDOBA RANCH BL PMP	BASIC	36.81
211006627494	B67927	2802 CORDOBA RANCH BLVD	BASIC	52.07
		001-543001-53100-5000	TOTAL	\$ 376.58
211006627916		CORDOBA RANCH PH1&1A	LIGHTING	6801.57
211006628278		CORDOBA RANCH BV	LIGHTING	291.77
211008004931		CORDOBA RANCH BLVD	LIGHTING	1349.33
221008996409		18446 BELFAIR GLEN PL	LIGHTING	311.38
		001-543013-53100-5000	TOTAL	\$ 8,754.05
		GRAND TOTAL		\$ 9,130.63

Statement Date: January 26, 2026



CORDOBA RANCH CDD
18446 BELFAIR GLEN PL
LUTZ, FL 33559-3932

Amount Due: \$311.38

Due Date: February 16, 2026

Account #: 221008996409

DO NOT PAY. Your account will be drafted on February 16, 2026



Account Summary

Current Service Period: December 18, 2025 - January 20, 2026

Previous Amount Due \$311.26

Payment(s) Received Since Last Statement -\$311.26

Current Month's Charges \$311.38

Amount Due by February 16, 2026 \$311.38

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



Scan here to view your account online.

2025
2026

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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 #: 221008996409

Due Date: February 16, 2026

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: \$311.38

Payment Amount: \$ _____

678544826122

Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

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Service For:
18446 BELFAIR GLEN PL
LUTZ, FL 33559-3932

Account #: 221008996409
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: Lighting Service

Charge Details

⚡ Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 34 days		
Lighting Energy Charge	114 kWh @ \$0.03411/kWh	\$3.89
Fixture & Maintenance Charge	6 Fixtures	\$99.66
Lighting Pole / Wire	6 Poles	\$201.54
Lighting Fuel Charge	114 kWh @ \$0.03452/kWh	\$3.94
Storm Protection Charge	114 kWh @ \$0.00574/kWh	\$0.65
Clean Energy Transition Mechanism	114 kWh @ \$0.00043/kWh	\$0.05
Storm Surcharge	114 kWh @ \$0.01230/kWh	\$1.40
Florida Gross Receipt Tax		\$0.25
Lighting Charges		\$311.38

Total Current Month's Charges \$311.38

00000008-0000068-Page 4 of 18

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

Ways To Pay Your Bill

- 

Bank Draft
Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- 

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.
- 

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

- 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.

Statement Date: January 26, 2026



CORDOBA RANCH CDD
CORDOBA RANCH BLVD, PH 1&
LUTZ, FL 33559-0000

Amount Due: \$6,801.57

Due Date: February 16, 2026
Account #: 211006627916

DO NOT PAY. Your account will be drafted on February 16, 2026

Account Summary

Current Service Period: December 18, 2025 - January 20, 2026	
Previous Amount Due	\$6,798.77
Payment(s) Received Since Last Statement	-\$6,494.64
Miscellaneous Credits	-\$304.13
Current Month's Charges	\$6,801.57
Amount Due by February 16, 2026	\$6,801.57

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



00000006-0000069-Page 5 of 18

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

Account #: 211006627916
Due Date: February 16, 2026

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

Amount Due: \$6,801.57

Payment Amount: \$ _____

609409328602

Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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:
 CORDOBA RANCH BLVD
 PH 1&, LUTZ, FL 33559-0000

Account #: 211006627916
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: Lighting Service

Charge Details

Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

	Electric Charges		
	Lighting Service Items LS-1 (Bright Choices) for 34 days		
	Lighting Energy Charge	2639 kWh @ \$0.03411/kWh	\$90.02
	Fixture & Maintenance Charge	131 Fixtures	\$2165.53
	Lighting Pole / Wire	131 Poles	\$4400.29
	Lighting Fuel Charge	2639 kWh @ \$0.03452/kWh	\$91.10
	Storm Protection Charge	2639 kWh @ \$0.00574/kWh	\$15.15
	Clean Energy Transition Mechanism	2639 kWh @ \$0.00043/kWh	\$1.13
	Storm Surcharge	2639 kWh @ \$0.01230/kWh	\$32.46
	Florida Gross Receipt Tax		\$5.89
	Lighting Charges		\$6,801.57

Total Current Month's Charges **\$6,801.57**

	Miscellaneous Credits	
	Interest for Cash Security Deposit - Electric	-\$304.13
	Total Current Month's Credits	-\$304.13

00000008-0000069-Page 6 of 18

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

Ways To Pay Your Bill

- Bank Draft**
 Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- 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.
- 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

- 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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Statement Date: January 26, 2026



CORDOBA RANCH CDD
2502 CORDOBA RANCH BLVD
LUTZ, FL 33559-3915

Amount Due: \$287.70

Due Date: February 16, 2026
Account #: 211006627700

DO NOT PAY. Your account will be drafted on February 16, 2026

Your Energy Insight

- Your average daily kWh used was **76.76% lower** than the same period last year.
- Your average daily kWh used was **24.56% lower** than it was in your previous period.



Account Summary

Current Service Period: December 18, 2025 - January 20, 2026	
Previous Amount Due	\$313.81
Payment(s) Received Since Last Statement	-\$291.19
Miscellaneous Credits	-\$22.62
Current Month's Charges	\$287.70
Amount Due by February 16, 2026	\$287.70

Scan here to view your account online.

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

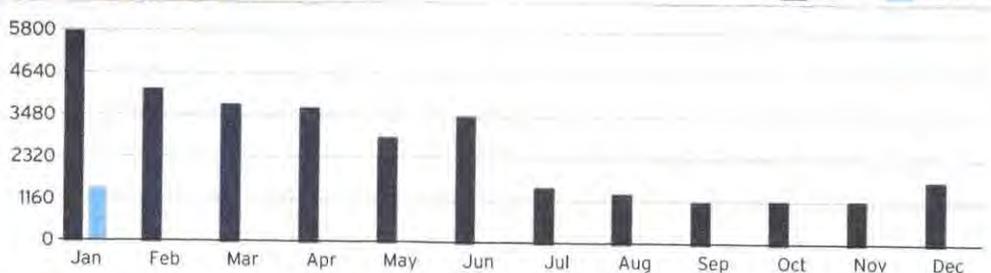
2025
2026

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Get quick text, email or automated call alerts for outages, bills, payments, appointments and more. Just log in and choose the notifications you want.

Get started today at TECOaccount.com.

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 #: 211006627700
Due Date: February 16, 2026

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: \$287.70

Payment Amount: \$ _____

609409328601
Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

00000006-0000070-Page 7 of 18



Service For:
2502 CORDOBA RANCH BLVD
LUTZ, FL 33559-3915

Account #: 211006627700
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Meter Read

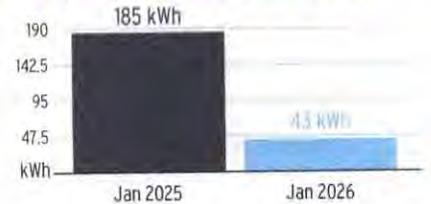
Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000751556	01/20/2026	93,706	-	92,260	=	1,446 kWh	1	34 Days

Charge Details

Avg kWh Used Per Day



Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

Electric Charges		
Daily Basic Service Charge	34 days @ \$0.66000	\$22.44
Energy Charge	1,446 kWh @ \$0.09202/kWh	\$133.06
Fuel Charge	1,446 kWh @ \$0.03516/kWh	\$50.84
Storm Protection Charge	1,446 kWh @ \$0.00568/kWh	\$8.21
Clean Energy Transition Mechanism	1,446 kWh @ \$0.00418/kWh	\$6.04
Storm Surcharge	1,446 kWh @ \$0.02121/kWh	\$30.67
Florida Gross Receipt Tax		\$6.44
Electric Service Cost		\$257.70

Other Fees and Charges		
Zap Cap Systems		
Service for: 2502 CORDOBA RANCH BLVD, LUTZ, FL 33559-3915		
Business Surge MST1120 Monthly	1 unit @ \$30.00	\$30.00
Zap Cap Systems Cost		\$30.00

Total Current Month's Charges \$287.70

Billing information continues on next page →

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.
- 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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- 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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Service For:
2502 CORDOBA RANCH BLVD
LUTZ, FL 33559-3915

Account #: 211006627700
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Charge Details *Continued...*



 Miscellaneous Credits	
Interest for Cash Security Deposit - Electric	-\$22.62
Total Current Month's Credits	-\$22.62

TECO
P.O. Box 31318
Tampa FL 33631-3318

00000008 FTECO101262622371069 00000 01 00000000 22945 009



CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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CORDOBA RANCH CDD
3045 CORDOBA RANCH BL PMP
LUTZ, FL 33559-0000

Statement Date: January 26, 2026

Amount Due:	\$36.81
Due Date:	February 16, 2026
Account #:	211006628138

DO NOT PAY. Your account will be drafted on February 16, 2026

Account Summary

Current Service Period: December 18, 2025 - January 20, 2026	
Previous Amount Due	\$22.65
Payment(s) Received Since Last Statement	-\$21.15
Miscellaneous Credits	-\$1.50
Current Month's Charges	\$36.81
Amount Due by February 16, 2026	\$36.81

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 **200% higher** than the same period last year.

Your average daily kWh used was **328.57% higher** than it was in your previous period.



Scan here to view your account online.



2025 2026
New Year, New Ways to Simplify

Get quick text, email or automated call alerts for outages, bills, payments, appointments and more. Just log in and choose the notifications you want.

Get started today at TECOaccount.com.

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 #: 211006628138
Due Date: February 16, 2026

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:	\$36.81
Payment Amount:	\$ _____

609409328603
Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

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Service For:
3045 CORDOBA RANCH BL PMP
LUTZ, FL 33559-0000

Account #: 211006628138
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Meter Read

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000136142	01/20/2026	5,862	5,777	85 kWh	1	34 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	34 days @ \$0.66000	\$22.44
Energy Charge	85 kWh @ \$0.09202/kWh	\$7.82
Fuel Charge	85 kWh @ \$0.03516/kWh	\$2.99
Storm Protection Charge	85 kWh @ \$0.00568/kWh	\$0.48
Clean Energy Transition Mechanism	85 kWh @ \$0.00418/kWh	\$0.36
Storm Surcharge	85 kWh @ \$0.02121/kWh	\$1.80
Florida Gross Receipt Tax		\$0.92
Electric Service Cost		\$36.81

Avg kWh Used Per Day



Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

Total Current Month's Charges \$36.81

Miscellaneous Credits	
Interest for Cash Security Deposit - Electric	-\$1.50
Total Current Month's Credits	-\$1.50

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

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P.O. Box 31318
Tampa, FL 33631-3318
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- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

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863-299-0800 (Polk County)
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- Hearing Impaired/TTY:** 7-1-1
- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

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CORDOBA RANCH CDD
CORDOBA RANCH BLVD
LUTZ, FL 33559-0000

Statement Date: January 26, 2026

Amount Due: \$1,349.33

Due Date: February 16, 2026

Account #: 221008004931

DO NOT PAY. Your account will be drafted on February 16, 2026

Account Summary

Current Service Period: December 18, 2025 - January 20, 2026

Previous Amount Due	\$1,348.81
Payment(s) Received Since Last Statement	-\$1,348.81

Current Month's Charges **\$1,349.33**

Amount Due by February 16, 2026 **\$1,349.33**

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



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

Account #: 221008004931

Due Date: February 16, 2026



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: \$1,349.33

Payment Amount: \$ _____

641507977068

Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

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Service For:
 CORDOBA RANCH BLVD
 LUTZ, FL 33559-0000

Account #: 221008004931
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: Lighting Service

Charge Details

⚡ Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 34 days		
Lighting Energy Charge	494 kWh @ \$0.03411/kWh	\$16.85
Fixture & Maintenance Charge	26 Fixtures	\$431.86
Lighting Pole / Wire	26 Poles	\$873.34
Lighting Fuel Charge	494 kWh @ \$0.03452/kWh	\$17.05
Storm Protection Charge	494 kWh @ \$0.00574/kWh	\$2.84
Clean Energy Transition Mechanism	494 kWh @ \$0.00043/kWh	\$0.21
Storm Surcharge	494 kWh @ \$0.01230/kWh	\$6.08
Florida Gross Receipt Tax		\$1.10
Lighting Charges		\$1,349.33

Total Current Month's Charges **\$1,349.33**

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

Ways To Pay Your Bill

- 

Bank Draft
 Visit TECOaccount.com for free recurring or one time payments via checking or savings account.
- 

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.
- 

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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863-299-0800 (Polk County)
888-223-0800 (All Other Counties)
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- Power Outage:** 877-588-1010
- Energy-Saving Programs:** 813-275-3909

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CORDOBA RANCH CDD
CORDOBA RANCH BLVD
LUTZ, FL 33559-0000

Statement Date: January 26, 2026

Amount Due:	\$291.77
Due Date: February 16, 2026	
Account #: 211006628278	

DO NOT PAY. Your account will be drafted on February 16, 2026

Account Summary

Current Service Period: December 18, 2025 - January 20, 2026	
Previous Amount Due	\$291.62
Payment(s) Received Since Last Statement	-\$282.59
Miscellaneous Credits	-\$9.03
Current Month's Charges	\$291.77
Amount Due by February 16, 2026	\$291.77

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



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

Account #: 211006628278
Due Date: February 16, 2026

 **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:	\$291.77
Payment Amount:	\$ _____

609409328604
Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

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Service For:
 CORDOBA RANCH BLVD
 LUTZ, FL 33559-0000

Account #: 211006628278
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: Lighting Service

Charge Details

Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

Electric Charges		
Lighting Service Items LS-1 (Bright Choices) for 34 days		
Lighting Energy Charge	152 kWh @ \$0.03411/kWh	\$5.18
Fixture & Maintenance Charge	5 Fixtures	\$110.24
Lighting Pole / Wire	5 Poles	\$167.95
Lighting Fuel Charge	152 kWh @ \$0.03452/kWh	\$5.25
Storm Protection Charge	152 kWh @ \$0.00574/kWh	\$0.87
Clean Energy Transition Mechanism	152 kWh @ \$0.00043/kWh	\$0.07
Storm Surcharge	152 kWh @ \$0.01230/kWh	\$1.87
Florida Gross Receipt Tax		\$0.34
Lighting Charges		\$291.77

Total Current Month's Charges \$291.77

Miscellaneous Credits	
Interest for Cash Security Deposit - Electric	-\$9.03
Total Current Month's Credits	-\$9.03

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Ways To Pay Your Bill

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- Phone**
Toll Free: **866-689-6469**
- All Other Correspondences:**
Tampa Electric
P.O. Box 111
Tampa, FL 33601-0111

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 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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CORDOBA RANCH CDD
2802 CORDOBA RANCH BLVD
LUTZ, FL 33559-0000

Statement Date: January 26, 2026

Amount Due: \$52.07

Due Date: February 16, 2026

Account #: 211006627494

DO NOT PAY. Your account will be drafted on February 16, 2026

Account Summary

Current Service Period: December 18, 2025 - January 20, 2026	
Previous Amount Due	\$52.01
Payment(s) Received Since Last Statement	-\$50.17
Miscellaneous Credits	-\$1.84
Current Month's Charges	\$52.07
Amount Due by February 16, 2026	\$52.07

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 **37.5% lower** than the same period last year.
- Your average daily kWh used was **28.57% lower** than it was in your previous period.



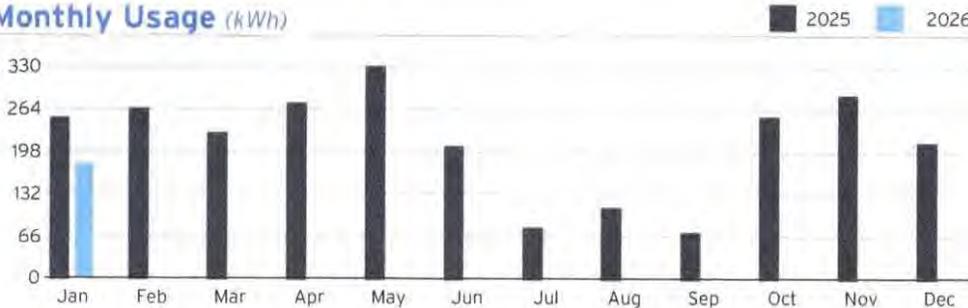
Scan here to view your account online.



Get quick text, email or automated call alerts for outages, bills, payments, appointments and more. Just log in and choose the notifications you want.

Get started today at TECOaccount.com.

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 #: 211006627494

Due Date: February 16, 2026

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: \$52.07

Payment Amount: \$ _____

609409328600

Your account will be drafted on February 16, 2026

CORDOBA RANCH CDD
11555 HERON BAY BLVD, STE 201
CORAL SPRINGS, FL 33076-3361

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.

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Service For:
2802 CORDOBA RANCH BLVD
LUTZ, FL 33559-0000

Account #: 211006627494
Statement Date: January 26, 2026
Charges Due: February 16, 2026

Meter Read

Service Period: Dec 18, 2025 - Jan 20, 2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000143157	01/20/2026	14,116	13,937		179 kWh	1	34 Days

Charge Details

Electric Charges		
Daily Basic Service Charge	34 days @ \$0.66000	\$22.44
Energy Charge	179 kWh @ \$0.09202/kWh	\$16.47
Fuel Charge	179 kWh @ \$0.03516/kWh	\$6.29
Storm Protection Charge	179 kWh @ \$0.00568/kWh	\$1.02
Clean Energy Transition Mechanism	179 kWh @ \$0.00418/kWh	\$0.75
Storm Surcharge	179 kWh @ \$0.02121/kWh	\$3.80
Florida Gross Receipt Tax		\$1.30
Electric Service Cost		\$52.07

Avg kWh Used Per Day



Important Messages

Annual Deposit Interest Credit. This billing statement reflects your annual credit of deposit interest. Thank you for being a valued customer. We appreciate the opportunity to serve you.

Total Current Month's Charges

\$52.07

Miscellaneous Credits	
Interest for Cash Security Deposit - Electric	-\$1.84
Total Current Month's Credits	-\$1.84

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MONTHLY REPORT

MARCH, 2026



CORDOBA RANCH CDD

CORDOBA RANCH BLVD
LUTZ, FL 33559
30 PONDS
2 FOUNTAINS



Google Earth

Image Landsat / Copernicus

2000 ft

SUMMARY:

Holding onto winter for as long as we can. Frequent algae blooms and low water levels are normal this time of year. We will see an increase in submerged vegetation as well. This vegetation has sat dormant in the deeper, colder water. This can be a great time to attack these invasive plants as the water temperature start to warm. As always we appreciate the work!

Feb 9, 2026 at 9:36:42 AM



Pond #100 Treated for Shoreline Vegetation.

Feb 9, 2026 at 9:37:54 AM



Pond #110 Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:22:48 AM



Pond #120 Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 9:55:58 AM



Pond #125 Treated for Shoreline Vegetation.

Feb 9, 2026 at 9:57:42 AM



Pond #126 Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 10:00:28 AM



Pond #130 Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 10:03:41 AM



Pond #140 Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:05:27 AM



Pond #143A Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:06:00 AM



Pond #143B Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:06:52 AM



Pond #145 Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:32:54 AM



Pond #150 Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:57:46 AM



Pond #165 Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 10:14:17 AM



Feb 9, 2026 at 10:58:35 AM



Feb 9, 2026 at 10:10:48 AM



Pond #170 Treated for Algae and Shoreline Vegetation.

Pond #180 Treated For Shoreline Vegetation.

Pond #190A Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 10:08:06 AM



Pond #190B Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:37:18 AM



Pond #200 Treated for Shoreline vegetation.

Feb 9, 2026 at 11:12:37 AM



Pond #210 Treated for Shoreline Vegetation.

Feb 9, 2026 at 10:41:09 AM



Feb 9, 2026 at 11:17:01 AM



Feb 9, 2026 at 11:18:55 AM



Pond #220 Treated for Shoreline Vegetation.

Pond #230 Treated for Shoreline Vegetation.

Pond #240A Treated for Shoreline Vegetation.



Pond #240B Treated for Shoreline Vegetation.



Pond #260 Treated for Shoreline Vegetation.



Pond #270A Treated for Algae and Shoreline Vegetation.



Pond #270B Treated for Shoreline Vegetation.



Pond #280 Treated for Algae and Shoreline Vegetation.



Pond #290 Treated for Algae and Shoreline Vegetation.

Feb 9, 2026 at 11:31:52 AM



Pond #300 Treated for Shoreline Vegetation.

Feb 9, 2026 at 11:36:02 AM



Pond #310 Treated for Shoreline Vegetation.

Feb 9, 2026 at 11:37:40 AM



Pond #320 Treated for Shoreline vegetation.



Mailing:

Physical:

Office:

P.O. Box
Parrish, FL 34219

11719 31st TER E
Palmetto, FL 34221

813.564.2322
www.sitexaquatics.com

Removal Agreement

This agreement is between Sitex Aquatics, LLC. Hereafter called Sitex and Cordoba Ranch CDD hereafter called "customer"

Customer: Cordoba Ranch CDD
C/O: Inframark
Contact: Samantha Zaroni
Address: 2005 Pan Am Cir suite 300 Tampa, FL 33607
Email: Samantha.Zaroni@inframark.com
Phone:

Sitex agrees to provide a 1-time removal service in accordance with the terms and conditions of this agreement in the following sites:

1-time removal go dirt/mud in Entry ditch located in Lutz, FL (see attached map)

Customer agrees to pay Sitex the following amounts during the term of this agreement for the specific service:

1. <i>Dirt/mud excavation</i>	<i>Included</i>
2. <i>Regrading of ditch line</i>	<i>Included</i>
3. <i>Haul off & Dump Fee's</i>	<i>Included</i>
 Total Cost:	 \$3,600.00

Service shall consist of a 1-time service.

Customer agrees to pay Sitex the following amount during the term of this agreement which shall be n/a thru n/a Agreement will automatically renew as per Term and Conditions:

Invoice is due and payable within 30 days. Overdue accounts may accrue a service charge.

Customer acknowledges that he/she has read and is familiar with the additional terms and conditions printed on the reverse side, which are incorporated in this agreement.

			03/05/2026
Accepted By	Date	President, Sitex Aquatics Ilc.	Date

Terms & Conditions

Sitex agrees to provide all labor, supervision, and equipment necessary to carry out the work. There shall be no variance from these specifications unless expressly stated through an addendum.

The Annual Cost will be paid to Sitex in One (1) equal payment, which are due and payable in advance of each month in which the service will be rendered and will be considered late on the 30th of that month. A surcharge of two percent (2%) per month will be added for delinquent payments. The Customer is responsible for any collection or attorney's fees required to collect on this agreement.

This Agreement will be for a _____ (na) month period. This Agreement shall be automatically renewed at the end of the _____ (na) months. The monthly service amount may be adjusted, as agreed upon by both Parties, and set forth in writing to Customer. Both parties agree that service shall be continuous without interruption.

Additional Services requested by the customer such as trash clean up, physical cutting or paint removal, and other additional services performed will be billed separately at the current hourly equipment and labor rates.

Cancellation by either the Customer or Sitex may terminate the Agreement without cause at any time. Termination shall be by written notice, received by either the customer or Sitex at least thirty (30) days prior to the effective date of the termination.

Neither party shall be responsible for damage, penalties or otherwise for any failure or delay in performance of any of its obligations hereunder caused by strikes, riots, war, acts of Nature, accidents, governmental orders and regulations, curtailment or failure to obtain sufficient material, or other force majeure condition (whether or not of the same class or kind as those set forth above) beyond its reasonable control and which, by the exercise of due diligence, it is unable to overcome. • Sitex agrees to hold Customer harmless from any loss, damage or claims arising out of the sole negligence of Sitex. However, Sitex shall in no event be liable to Customer or other for indirect, special or consequential damage resulting from any cause whatsoever.

It is agreed by both Parties that the work performed under this Agreement will be done on a schedule that is sensitive to the overall function of the property. Additionally, it is understood that all work will be performed during the normal business week (Monday-Friday) unless otherwise stipulated.

Sitex shall maintain the following insurance coverage and limits;

- (a) Workman's Compensation with statutory limits;
- (b) Automobile Liability;
- (c) Comprehensive General Liability including Property Damage, Completed Operations, and Product Liability.

A Certificate of insurance will be provided upon request. Customers requesting special or additional insurance coverage and/or language shall pay resulting additional premium to Sitex to provide such coverage. • This Agreement shall be governed by the laws of the state of Florida.



2005 Pan Am Circle | Tampa, Florida 33607
6562473501 | nmontagna@inframark.com |
www.inframark.com

Estimate #125	
Sent on	Feb 23, 2026
Total	\$850.00

RECIPIENT:

Samantha Zanoni
2005 Pan Am Circle
Tampa, Florida 33607

SERVICE ADDRESS:

Cordoba Ranch CDD
18115 N US Highway 41
Lutz, Florida 33549

Product/Service	Description	Qty.	Unit Price	Total
Labor and Material	Remove and dispose of Cattle Equipment that has been left on the district. Includes pricing for Disposal. Will take 2 Techs 5 hours. This area of concern is located across from 3134 Cordoba Ranch Blvd, Lutz, FL 3355	10	\$85.00	\$850.00

Total	\$850.00
--------------	-----------------

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

Proposal

FROM: Jerry Richardson State wildlife trapper NWT
14255 Phone No. 813-390-9578
2103 w Rio vista Ave
Tampa FL,33603

PROPOSAL SUBMITTED TO , Cordoba ranch cdd

Name: Samantha Zanoni
Phone: _____ Date: 2-4-2026
Street: _____
City: Ruskin,
State: Fl Zip: _____

I propose to furnish all materials and perform all labor necessary to complete the following:

Remove only the structure that is visible from the street and all metal pertaining to the debris that is seen from the roadway. This price includes everything needed to remove debris

Location off south side of Cordoba Ranch boulevard in remote area.

This area of concern is located across from Near 3134 Cordoba Ranch Blvd, Lutz, FL 33559.

All of the work is to be completed in a substantial and workmanlike manner for the sum of **\$1,250.00**. The entire amount of the contract **\$1,250.00** is to be paid within 30 days after completion or a 15% fee will be added. All payments are due first day of the month. Under no circumstance shall this contract be superseded by any other terms or conditions other than this stated agreement.

Any alterations or deviation from the above specifications involving extra cost of material or labor will be executed, and will become an extra cost.

Always striving to provide quality professional service at a reasonable price. Thank you for your business, Jerry Richardson State Wildlife Trapper NWT - 14255

Authorized Signature _____

ACCEPTANCE

You are hereby authorized to furnish all materials and labor required to complete the work mentioned in the above proposal for _____ agrees to pay the amount mentioned in said proposal and according to the terms thereof.

Jerry Richardson
Signature

2-4-2026
Date



Elite Fence & Gate

16769 Kingman Reef Street | Wimauma, Florida 33598
561-905-2206 | sales@elitefencengate.com | www.elitefencengate.com

RECIPIENT:

Jason Ligett

17905 Linden Common Court
Lutz, Florida 33559

Estimate #389

Sent on Feb 05, 2026

Total \$2,948.50

Product/Service	Description	Qty.	Unit Price	Total
Labor & materials	Hourly labor charge	1	\$1,540.00	\$1,540.00
Remove Old Fence		313	\$4.50	\$1,408.50

Total \$2,948.50

ESTIMATE TERMS & CONDITIONS

This estimate, once approved, becomes a binding contract.

1. Scope of Work

Contractor agrees to furnish labor and materials necessary to complete the work described in this estimate. Any work not specifically listed is not included and will require a written change order.

2. Property Lines & Permits

Customer is responsible for confirming property lines, surveys, HOA approvals, and permits unless otherwise stated in writing. Contractor is not responsible for disputes related to property boundaries or setbacks.

3. Underground Utilities

Contractor will contact utility locating services where required; however, Contractor is not responsible for unmarked, private, or improperly marked utilities, sprinklers, drainage, septic, or irrigation lines.

4. Materials

All materials remain the property of Contractor until payment is made in full. Variations in color, texture, or finish may occur and are considered acceptable.

5. Payment Terms

A 50% deposit is due upon acceptance of this estimate.

The remaining balance is due prior to final walkthrough or the same day the work is completed, whichever occurs first.

No warranties, lien releases, or documentation will be provided until payment is received in full.

Any unpaid balance after two (2) days will accrue a 1.5% monthly finance charge.

Contractor reserves the right to suspend or stop work and retain materials for non-payment.

6. Change Orders

Any changes requested after approval must be made in writing and may affect price and completion time.

7. Schedule & Delays

Estimated start and completion dates are approximate. Contractor is not responsible for delays due to weather, material availability, inspections, or circumstances beyond Contractor's control.

8. Damage & Cleanup

Normal installation may result in minor disturbances to soil, grass, or landscaping. Contractor will make reasonable efforts to clean the work area but is not responsible for restoring landscaping.

9. Warranty



Elite Fence & Gate

16769 Kingman Reef Street | Wimauma, Florida 33598
 561-905-2206 | sales@elitefencengate.com | www.elitefencengate.com

Contractor provides a workmanship warranty of one (1) year unless otherwise stated. Manufacturer warranties apply to materials. Warranty does not cover damage caused by misuse, acts of nature, or third parties.

10. Cancellation

Customer may cancel prior to material ordering. Special-order materials, deposits, or work already performed are non-refundable.

11. Lien Rights

Contractor reserves all rights under Florida law to file a mechanic's lien for unpaid balances.

12. Governing Law

This agreement shall be governed by the laws of the State of Florida.

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

Zelle - bocaelitefence@gmail.com

Signature: _____ **Date:** _____

CROWDER'S LANDSCAPING IRRIGATION INSPECTION

PROPERTY NAME Crowder Cordeba	CONTROLLER IDENTIFICATION	
ADDRESS 2502 Cordoba ranch Blvd	DATE 2/27/2020	PAGE #: OF

	START TIMES	SEASONAL ADJUST	RUN DAYS						
Program A		%	M	T	W	TH	F	S	S
Program B		%	M	T	W	TH	F	S	S
Program C		%	M	T	W	TH	F	S	S
Program D		%	M	T	W	TH	F	S	S

CHECKED WEATHER SENSOR: YES NO

WEATHER SENSOR STATUS: YES NO

CONTROLLER MAKE & MODEL:

CONTROLLER STATUS: WORKING NOT WORKING

POC INFO: POTABLE WATER RECLAIM WATER WELL WATER LAKE WATER

PUMP STATUS & TYPE: PRESSURIZED PUMP START CENTRIFUGAL SUBMERSIBLE

ZONE NUMBER	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	
SPRAY, ROTOR, MP, DRIP OR BUBBLER	S	S	D			R	R		S	S	R	S	D	S							
RUN TIME [PROGRAM: 1]	10	10	10	10	10	10	10	10	10	10	10	10	10	10							
RUN TIME [PROGRAM: 1]																					
BATTERY PACK/DOUBLER/ADD-A-ZONE																					
ZONE FAULTS OR ALARMS																					
ZONE OKAY	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>										
CONTRACT/MAINTENANCE (NO CHARGE)																					
CHECKED FILTERS/CLEANED																					
MAINTENANCE REPAIRS																					
CLOGGED NOZZLES		2				3			2	1											
BILLABLE REPAIRS OR UPGRADES																					
HEAD BROKEN - 6" SPRAY																					
HEAD BROKEN - 12" SPRAY																					
HEAD BROKEN - 6" ROTOR																					
HEAD BROKEN - 12" ROTOR																					
BROKEN RISER																					
UPGRADE 4" TO 6" POP UP																					
UPGRADE 6" TO 12" POP UP																					
NOZZLE		1							3	2											
MP NOZZLE																					
HEAD STRAIGHTENED							4		5												
ADJUSTMENTS		2					6		8			1									
SEVERE LINE CLOG																					
LATERAL LINE BREAK																					
RELOCATION																					
HEAD RAISED OR LOWERED ON TURF																					
HEAD RAISED OR LOWERED ON SHRUB																					
DAMAGED VALVE BOX																					
VALVE - INOPERATIVE/STICKING																					
DRIP LINE BREAK								2				4			3						
ADDITIONAL LABOR/TROUBLESHOOT																					
OTHER (SEE ADDITIONAL COMMENTS BELOW)																					

ADDITIONAL COMMENTS: *drip line breaks were small snits & punctures, Detached Rotor in*

CROWDER'S LANDSCAPING IRRIGATION INSPECTION

PROPERTY NAME <u>Crowder's</u>	CONTROLLER IDENTIFICATION <u>Hunter</u>
ADDRESS <u>next to 17911 Bramshot</u>	DATE <u>2-26-2026</u> PAGE #: <u> </u> OF <u> </u>

	START TIMES	SEASONAL ADJUST	%	RUN DAYS	M	T	W	TH	F	S	S
Program A	<u>7pm</u>	<u>100</u>	%	M	<u>(T)</u>	W	TH	F	S	S	
Program B			%	M	T	W	TH	F	S	S	
Program C			%	M	T	W	TH	F	S	S	
Program D			%	M	T	W	TH	F	S	S	

CHECKED WEATHER SENSOR: YES NO

WEATHER SENSOR STATUS: YES NO

CONTROLLER MAKE & MODEL: 1-CORE

CONTROLLER STATUS: WORKING NOT WORKING

POC INFO: POTABLE WATER RECLAIM WATER WELL WATER LAKE WATER

PUMP STATUS & TYPE: PRESSURIZED PUMP START CENTRIFUGAL SUBMERSIBLE

ZONE NUMBER	1	2	3	4	5	6														
SPRAY, ROTOR, MP, DRIP OR BUBBLER	<u>D</u>	<u>D</u>	<u>R</u>	<u>R</u>	<u>D</u>	<u>R</u>														
RUN TIME [PROGRAM:]	<u>30</u>	<u>30</u>	<u>30</u>	<u>45</u>	<u>30</u>	<u>35</u>														
BATTERY PACK/DOUBLER/ADD-A-ZONE																				
ZONE FAULTS OR ALARMS																				
ZONE OKAY	<input checked="" type="checkbox"/>	<input type="checkbox"/>																		
CONTRACT/MAINTENANCE (NO CHARGE)																				
CHECKED FILTERS/CLEANED																				
MAINTENANCE REPAIRS																				
CLOGGED NOZZLES																				
BILLABLE REPAIRS OR UPGRADES																				
HEAD BROKEN - 6" SPRAY																				
HEAD BROKEN - 12" SPRAY																				
HEAD BROKEN - 6" ROTOR <u>4"</u>						<u>(1)</u>														
HEAD BROKEN - 12" ROTOR																				
BROKEN RISER																				
UPGRADE 4" TO 6" POP UP																				
UPGRADE 6" TO 12" POP UP																				
NOZZLE																				
MP NOZZLE																				
HEAD STRAIGHTENED																				
ADJUSTMENTS																				
SEVERE LINE CLOG																				
LATERAL LINE BREAK																				
RELOCATION																				
HEAD RAISED OR LOWERED ON TURF																				
HEAD RAISED OR LOWERED ON SHRUB																				
DAMAGED VALVE BOX																				
VALVE - INOPERATIVE/STICKING																				
DRIP LINE BREAK																				
ADDITIONAL LABOR/TROUBLESHOOT																				
OTHER (SEE ADDITIONAL COMMENTS BELOW)																				

ADDITIONAL COMMENTS:

4" Rain Bird Rotor - Zone 6 fixed.

TECHNICIAN NAME: <u>John C</u>	SIGNATURE: _____
--------------------------------	------------------

CROWDER'S LANDSCAPING IRRIGATION INSPECTION

PROPERTY NAME <u>Cordoba</u>	CONTROLLER IDENTIFICATION <u>Hunter</u>	
ADDRESS <u>Next to 2519 Cordoba ranch. Blvd.</u>	DATE <u>2/26/26</u>	PAGE #: <u> </u> OF <u> </u>

	START TIMES	SEASONAL ADJUST	RUN DAYS						
Program A	<u>5am</u>	<u>100</u> %	M	<u>T</u>	W	TH	F	S	S
Program B		%	M	T	W	TH	F	S	S
Program C		%	M	T	W	TH	F	S	S
Program D		%	M	T	W	TH	F	S	S

CHECKED WEATHER SENSOR: YES NO

WEATHER SENSOR STATUS: YES NO

CONTROLLER MAKE & MODEL: Pro-C

CONTROLLER STATUS: WORKING NOT WORKING

POC INFO: POTABLE WATER RECLAIM WATER WELL WATER LAKE WATER

PUMP STATUS & TYPE: PRESSURIZED PUMP START CENTRIFUGAL SUBMERSIBLE

ZONE NUMBER	1	2	3	4																
SPRAY, ROTOR, MP, DRIP OR BUBBLER	<u>S</u>	<u>S</u>	<u>D</u>	<u>D</u>																
RUN TIME [PROGRAM: <u>A</u>]	<u>1</u>	<u>30</u>	<u>30</u>	<u>30</u>																
BATTERY PACK/DOUBLER/ADD-A-ZONE																				
ZONE FAULTS OR ALARMS				<u>1</u>																
ZONE OKAY	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>															
CONTRACT/MAINTENANCE (NO CHARGE)																				
CHECKED FILTERS/CLEANED																				
MAINTENANCE REPAIRS																				
CLOGGED NOZZLES																				
BILLABLE REPAIRS OR UPGRADES																				
HEAD BROKEN - 6" SPRAY																				
HEAD BROKEN - 12" SPRAY																				
HEAD BROKEN - 6" ROTOR																				
HEAD BROKEN - 12" ROTOR																				
BROKEN RISER																				
UPGRADE 4" TO 6" POP UP																				
UPGRADE 6" TO 12" POP UP																				
NOZZLE																				
MP NOZZLE																				
HEAD STRAIGHTENED																				
ADJUSTMENTS																				
SEVERE LINE CLOG																				
LATERAL LINE BREAK																				
RELOCATION																				
HEAD RAISED OR LOWERED ON TURF																				
HEAD RAISED OR LOWERED ON SHRUB																				
DAMAGED VALVE BOX																				
VALVE - INOPERATIVE/STICKING																				
DRIP LINE BREAK																				
ADDITIONAL LABOR/TROUBLESHOOT																				
OTHER (SEE ADDITIONAL COMMENTS BELOW)																				

ADDITIONAL COMMENTS:

4 Station. Hunter Pro-C needs replacing - estimate m3514

zone 4 fault

TECHNICIAN NAME: <u>John C.</u>	SIGNATURE: _____
---------------------------------	------------------

Crowder's Landscaping and Irrigation

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Estimate

Date	Estimate #
2/17/2026	M3474

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

This estimate is good for 30 days.

P.O. Number	Terms

Item Code	Description	Quantity	Price Each	Amount
Debris Hauling / ...	Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544 SOW: Proposal to Clean Up Fallen Pine Tree Located Near Center Round About. Cut Up & Haul Away Debris Dispose of resulting debris off-site.	1	500.00	500.00
Total				\$500.00



Crowder's Landscaping and Irrigation

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Estimate

Date	Estimate #
2/17/2026	M3475

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

This estimate is good for 30 days.

P.O. Number	Terms

Item Code	Description	Quantity	Price Each	Amount
Tree Service	Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544 SOW: Removal of (1) Medjool Date Palm tree located on the right side of the entrance by the sidewalk. This tree is diseased and should be removed. Stump grind below the ground and removal of all debris.	1	1,400.00	1,400.00
Total				\$1,400.00

Crowder's Landscaping and Irrigation

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Estimate

Date	Estimate #
2/23/2026	M3501

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

This estimate is good for 30 days.

P.O. Number	Terms

Item Code	Description	Quantity	Price Each	Amount
	Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544			
	SOW: Spring Annual Flower Rotation Front Entryway Only.			
Annual Flowers	4" Potts.	1,500	3.60	5,400.00
Soil	Options: Begonia Seed Impatiens Potting Mix	14	45.00	630.00
			Total	\$6,030.00

Crowder's Landscaping and Irrigation

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Estimate

Date	Estimate #
3/3/2026	M3514

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

This estimate is good for 30 days.

P.O. Number	Terms

Item Code	Description	Quantity	Price Each	Amount
	Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544 SOW: Replacement Proposal for Timer Next to 2529 Cordoba Ranch Blvd			
Irrigation Service ...	Labor for irrigation technician for repairs, maintenance, or service calls.	2.5	95.00	237.50
Hunter Pro-C P2C...	Hunter Pro-C P2C-400 Indoor Outdoor Modular Controller 4-Station Base Timer Expandable to 32 Stations	1	380.00	380.00
			Total	\$617.50

Crowder's Landscaping and Irrigation

P.O. Box 1375
 Lutz, FL 33548
 Phone #: 813-767-6360

Estimate

Date	Estimate #
3/3/2026	M3515

Bill To
Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544

This estimate is good for 30 days.

P.O. Number	Terms

Item Code	Description	Quantity	Price Each	Amount
	Cordoba Estates CDD 2654 Cypress Ridge Blvd, Suite 101 Wesley Chapel, FL 33544 5 Zones Not Working at the Front Entrance Zone 25, 26, 27, 30, & 31 Decoder Alarms Are Going Off			
Irrigation Service ...	Labor for irrigation technician for repairs, maintenance, or service calls.	5	95.00	475.00
Irrigation Allowan...	Allowance to Make Repairs to Decoder Will Be Invoiced On Actual, Shall Not Exceed \$750	1	750.00	750.00
			Total	\$1,225.00

Site Masters of Florida, LLC
5551 Bloomfield Blvd.
Lakeland, FL 33810
Phone: (813) 917-9567
Email: tim.sitemastersofflorida@yahoo.com

PROPOSAL

Cordoba Ranch CDD

Modify Driveway Shoulders

2/3/2026

**Modify driveway shoulders at residence located at
2817 Cordoba Ranch Blvd.**

Scope of work includes:

- remove existing concrete slabs at each end of pipe
- splice in 5' of 18" ADS pipe on each end
- place/grade/compact fill soil to extend driveway "shoulders"
- re-construct concrete mitered end slabs
- restore area with St. Augustine sod

TOTAL \$5,200

NOTE:

- watering of new sod is not included
- irrigation work is not included

**MINUTES OF MEETING
CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT**

1 A regular meeting of the Board of Supervisors of the Cordoba Ranch Community Development
2 District was held on Tuesday, February 17, 2026, at 5:07 p.m. at 18115 N US Highway 41, Suite
3 600, Lutz, FL, 33549.

4

5 Present and constituting a quorum were:

6	Erica Owen	Chairperson
7	Greg Saldana	Vice Chairperson
8	Jane Marlow	Assistant Secretary
9	James Therrien	Assistant Secretary (<i>via phone</i>)

10

11 Also present, either in person or via Zoom Communications, were:

12	Samantha Zaroni	District Manager
13	Whitney Sousa	District Counsel
14	Phil Chang	District Engineer
15	Fernand Thomas	Accountant
16	Bert Smith	Sitex Aquatics
17	Residents and Members of the Public	

18

19 *This is not a certified or verbatim transcript but rather represents the context and summary of*
20 *the meeting. The full meeting is available in audio format upon request. Contact the District*
21 *Office for any related costs for an audio copy.*

22

23 **FIRST ORDER OF BUSINESS** **Call to Order/Roll Call**

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

25

26 **SECOND ORDER OF BUSINESS**

27

28

29

On MOTION by Ms. Marlow, seconded by Mr. Saldana,
with all in favor, motion to approve the February 17, 2026,
meeting agenda carried.

30

31 **THIRD ORDER OF BUSINESS** **Audience Comments on Agenda Items**

32 Mr. Brian Napert expressed interest in joining the CDD board.

33

34 **FOURTH ORDER OF BUSINESS**

35

36

37

A. Accounting Staff Report

i. Review of January 2026 Financial Statements

Mr. Thomas reviewed the January 2026 financial statements with the Board and answered their

Cordoba Ranch CDD
February 17, 2026

38 questions. The Board agreed to allow Ms. Zaroni, Ms. Marlow and Mr. Thomas to continue to
 39 discuss the District's financials every month outside meetings to ensure everything aligns properly.

40 **ii. Consideration of January 2026 Check Register**

41 On MOTION by Ms. Owen, seconded by Ms. Marlow,
 42 with all in favor, motion to approve the January 2026
 43 Check Register carried.

44
 45 **B. Sitex Aquatics Report**

46 Mr. Smith reviewed the aquatics report with the Board and advised there were no major
 47 issues. Pond 140 has a broken structure. Mr. Chang will send over a proposal for surface water
 48 review. Mr. Smith will provide a proposal for swale clean out.

49
 50 **i. Consideration of Sitex Fountain Removal Proposal**

51 On MOTION by Ms. Owen, seconded by Ms. Marlow,
 52 with all in favor, motion to accept the Sitex Fountain
 53 Removal Proposal carried.

54
 55 **C. Field Inspection Report**

56 Ms. Zaroni reviewed the field inspection report with the Board. The Board requested that
 57 Ms. Zaroni send a homeowner a notice regarding item #6 on the inspection report and use of
 58 CDD property for pool installation.

59
 60 **i. Ratification of Inframark Front Entrance Pole Painting Proposal #1049**

61 On MOTION by Ms. Marlow, seconded by Mr. Saldana,
 62 with all in favor, motion to ratify the Inframark Front
 63 Entrance Pole Painting Proposal #1049 carried.

64
 65 **ii. Ratification of Mikes Signs Street Sign Proposal #1826**

66 On MOTION by Mr. Saldana, seconded by Ms. Marlow,
 67 with all in favor, motion to ratify the Mikes Signs Street
 68 Sign Proposal #1826 carried.

69
 70 **iii. Ratification of Site Masters Mailbox Relocation Proposal**

71 On MOTION by Ms. Owen, seconded by Ms. Marlow,
 72 with all in favor, motion to ratify the Site Masters Mailbox
 73 Relocation Proposal carried.

74

Cordoba Ranch CDD
February 17, 2026

75 **Under Separate Cover**

76 **i. Consideration of Elite Fence & Gate Fence Removal Proposal #389**

77 The Board tabled this proposal until the March 17, 2026, meeting.

78

79 **D. Landscape Report**

80 Ms. Zanoni reviewed the landscaping report with the Board. Discussion ensued regarding the

81 OTC injections being included in the contract and treatments not being completed as necessary.

82

83 **i. Consideration of Crowders Landscaping & Irrigation OTC Injection &**
84 **Fertilization Proposal #2228**

85 Proposal Tabled.

86

87 **E. District Engineer**

88 Mr. Chang provided the Board with updates on the curbing project and change order from

89 Site Masters.

90 Discussion ensued. The Board requested Mr. Chang to see if Site Masters will provide any

91 discounts for the project.

92

93 **F. District Counsel**

94 Ms. Sousa had no updates for the Board.

95

96 **G. District Manager**

97 Ms. Zanoni announced the next meeting scheduled for March 17, 2026, at 5:00 p.m.

98 Discussion ensued regarding the location of future meetings. Ms. Zanoni asked the Board if

99 they wanted to continue having the meetings at Martinez Law Firm or if they wanted to try

100 reserving a room at the local library starting in April. The Board agreed to continue to meet at

101 Martinez Law firm at 5:00 p.m.

102 Ms. Zanoni provided the Board with project board updates.

103

104 **FIFTH ORDER OF BUSINESS**

Business Items

105 There being none, the next order of business followed.

106

107

108

Cordoba Ranch CDD
February 17, 2026

109 **SIXTH ORDER OF BUSINESS** **Business Administration**

110 **A. Consideration of January 20, 2026, Meeting Minutes**

111 On MOTION by Ms. Marlow, seconded by Ms. Owen,
112 with all in favor, motion to approve the January 20, 2026,
113 meeting minutes carried.

114

115 **SEVENTH ORDER OF BUSINESS** **Supervisor Requests**

116 The Board requested the following items.

- 117 • Update on sign from Complete IT
- 118 • Proposal for Reserve Study
- 119 • Discussion of dates for Budget Workshop
- 120 • Cleanup of trash in the front wooded area
- 121 • Information on parking on both sides of the road
- 122 • Updates on the newsletter

123

124 **EIGHTH ORDER OF BUSINESS** **Audience Comments**

125 There being none, the next order of business followed.

126

127 **NINTH ORDER OF BUSINESS** **Adjournment**

128 On MOTION by Ms. Marlow, seconded by Ms. Owen,
129 with all in favor, the meeting was adjourned at 7:04 p.m.

130

131

132

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District Manager

Chairperson/ Vice Chairperson