

LONGLEAF COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors

Evalyn Oreto, Chairperson
Veronica Johnson, Vice Chairperson
Lindsay Moore, Assistant Secretary
Michael Ryan, Assistant Secretary
Jay Wijnmaalen, Assistant Secretary

District Staff

Heather Jackson, District Manager
Vivek Babbar, District Counsel
Phil Chang, District Engineer
Jim Chambers, District Onsite Manager

REGULAR MEETING AGENDA

Wednesday, October 1, 2025, at 6:00 p.m.

TEAMS INFORMATION: Meeting ID: 279 735 655 364 4 Passcode: Ek3xx7AR
+1 646-838-1601,,822174878# Phone Conference ID: 822 174 878#

All cellular phones and pagers must be turned off during the meeting. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

1. **Call to Order/Roll Call**
2. **Pledge of Allegiance**
3. **Motion to Approve Agenda**
4. **Audience Comments**
5. **Financial Discussion**
6. **Yellowstone Landscape Report**
 - A. Update on Landscape
7. **Engineer's Report**
8. **Attorney's Report**
9. **Manager's Report**
 - A. Aquatics Report.....Page 2
 - B. On-Site Manager Report.....Page 28
10. **Business Items**
 - A. Consideration of Omega Tree Trimming Proposal.....Page 29
 - B. Discussion on FY 2026 Pool Monitor/Security
 - C. Consideration of Bathroom Door Replacement Proposals (*under separate cover*)
 - D. Consideration of Fields Consulting Signs Proposal.....Page 32
 - E. Consideration of Additional Bat House Installation Proposal (*under separate cover*)
 - F. Consideration of Trinity Proposal # 01272025 for Bridge Repair & Painting..... Page 34
 - G. Consideration of Resolution 2026-01; Re-designation of Officers..... Page 35
 - H. Ratification of Reimbursement Payment to Mr. Steve Burdi for \$110 for Watering the Newly Planted
 - I. Ratification of Insurance Proposal
 - J. Ratification of Triangle Pool Service Estimate #: 06441257492-441 to Replace Complete "Push-Pull" Slide Valves for Pool Filter.....Page 36
 - K. Ratification of FY 2026 Budget Debt Services.....Page 37
 - L. Ratification of Site Masters Street Grids Proposal.....Page 64
 - M. Discussion on Resident Parking on a No Parking Zone
 - N. Neighborhood 4 Update
11. **Business Administration**
 - A. Approval of Minutes of September 3, 2025, Regular Meeting
 - B. Consideration of Operation Expenditures and Maintenance for August 2025.....Page 65
12. **Supervisors' Requests or Comments**
13. **Public Comments** (*Each individual has the opportunity to comment and is limited to three (3) minutes for such comment*)
14. **Adjournment**

The next regular meeting is scheduled to be held on Wednesday, November 5, 2025, at 6:00 p.m.

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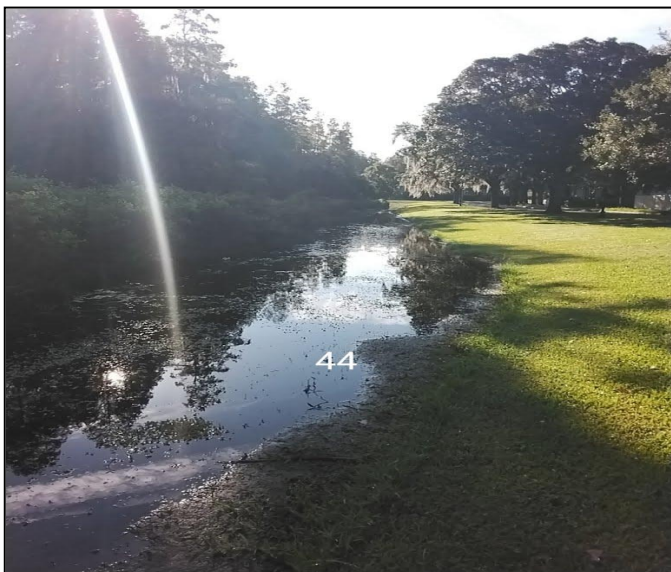
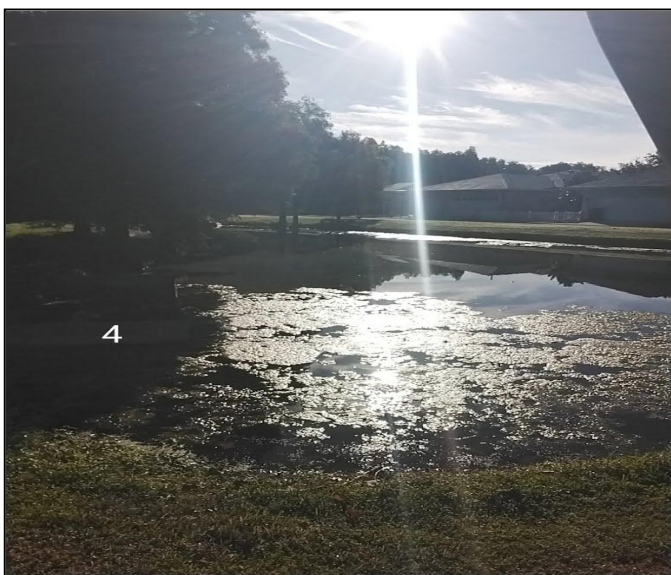






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☐ Soft Rush





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Aquatic Weed Control, Inc.

Your **CLEAR** Choice in Waterway Management Since 1992

Longleaf Treatment Report September 2025

The monthly treatment for Longleaf was done on September 18, 2025

Ponds-

The water levels in the ponds are at a good, normal level. There is flow in most ponds from the wetlands. Due to the flow from the wetlands some of the ponds had Duckweed present. The duckweed was treated and should be dying soon. There were also a few ponds with some filamentous algae. There was minor growth of grass and weeds in the ponds since the banks are now underwater, not allowing for much growth. The outflow structures in ponds 3 and 5 were cleared for the built-up debris on them allowing proper flow out of the pond. Finally, all the trash in all the ponds was picked up and disposed of offsite.

Buffer Zones-

The buffer zones are now being treated twice a month per the contract and the results and benefits of this are showing. Most of the buffer zones now have water flowing through them. There was quite a bloom of Sesbania in various buffer zones that were treated. All the grasses and weeds in the buffer zones were treated and should be dying shortly.

Park Director & Field Report

October 2025

Vandalism

Storm Drain crushed, Ferrell & Bosk Streets. A truck or trailer appears to have run over storm drain. Contacted District Engineer. Awaiting repair proposals from contractors.

Monthly Update

-Identified deteriorated 2 storm grates at alley on Ellington Way. They are rusted through requiring immediate replacement for safety. Contacted District Engineer and arranged replacement.

-Coordinated with PCSO extra duty deputies to enforce traffic violations, underage golf cart driving and unregistered motorbike use on streets. Several parents were informed after street stops.

-Roof repairs will begin on October 7.

-Coordinated installation of new 180-degree camera at pool. Programming for after-hour trespassers is scheduled.

Coordinated with Parking Lot Services for spot repaving throughout the CDD. Contacted residents and posted no parking signs to clear work area.

Field Inspection

-Identified landscaping deficiencies at Town Hall and Bridge leading to Neighborhood 5. Contacted Yellowstone for cleanup of area.

-Bridge to Neighborhood 5 has deteriorated top rail. Requested proposal for Tech Deck type material.

-Wetland area behind home on Woodland Retreat Blvd continues to grow back. No further violations noted.



Longleaf Community Development District
 3141 Deland Street
 New Port Richey, Florida 34655

Quote #5409

Sent on 09/24/2025
 Phone 813.931.4741
 Email omegaoffice@verizon.net
 Website www.omegatreestampabay.com
 Client Phone 727-846-3689
 Projected Completion 2-3 Weeks

Projected Man Hours 2.0

Quote The Omega Team thanks you for your consideration in using our service.

From Omega Field Enterprises
 23110 SR 54, Ste 284
 Lutz, FL 33549

Service Address 3141 Deland Street
 New Port Richey, Florida 34655

Product/Service	Description	Qty.	Unit Price	Total
Pruning (Class III)	Raise & Balance Oak trees along and inside fence of volleyball & basketball court away from fence.	4	\$450.00	\$1,800.00*
Trimming (Raise)	Raise hardwoods around tennis court away from perimeter of fence of Volleyball and Tennis Courts for clearance.	1	\$1,500.00	\$1,500.00*
Trimming (Raise)	Raise problematic hardwood limbs extending streets for specific targeted zones within Longleaf community to at minimum 15 height. Pruning to be conducted with Longleaf Community Manager coordination. Primary focus on Town Blvd in front of Longleaf Elementary and Pioneer Green/Community Center area. Ensure all street signs are clear of excess foliage for visibility. Raise excess hardwoods extending into community park on Ferrell. Priority of effort is for emergency vehicles, street light exposure and dead limb risk. (See attached Job Layout for specific zones of concern	1	\$12,600.00	\$12,600.00*
Pruning (Class III)	Raise & Deadwood Oak Branches extending over Pioneer Green sidewalks and green spaces for safety	1	\$2,250.00	\$2,250.00*
Debris Removal JS	Remove all debris from work site	1	\$0.00	\$0.00

* Non-taxable

Total

\$18,150.00

Arborist Comments (FL-6712A): All pruning/clearing conducting in accordance with ANSI 300 standards (Tree, shrub and other woody plant maintenance). All work conducted in order to minimize environmental impacts and no more than 30% live foliage removed from existing protected trees.

Pricing established as a single-scope of work, modifications to specific line item tasks will result to individual price changes

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



Longleaf Community Development District
3141 Deland Street
New Port Richey, Florida 34655

Quote #5409

Sent on 09/24/2025

Phone 813.931.4741

Email omegaoffice@verizon.net

Website www.omegatreestampabay.com

Client Phone 727-846-3689

Projected 2-3 Weeks
Completion

Projected Man 2.0
Hours

Quote The Omega Team thanks you for
your consideration in using our
service.

From Omega Field Enterprises

23110 SR 54, Ste 284

Lutz, FL 33549

Service Address 3141 Deland Street
New Port Richey, Florida 34655

Signature: _____ **Date:** _____

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

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



Estimate

ADDRESS

Longleaf CDD
Attn: Jim Chambers
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

ESTIMATE # 1728

DATE 08/01/2025

SALES REP

Mike Fields

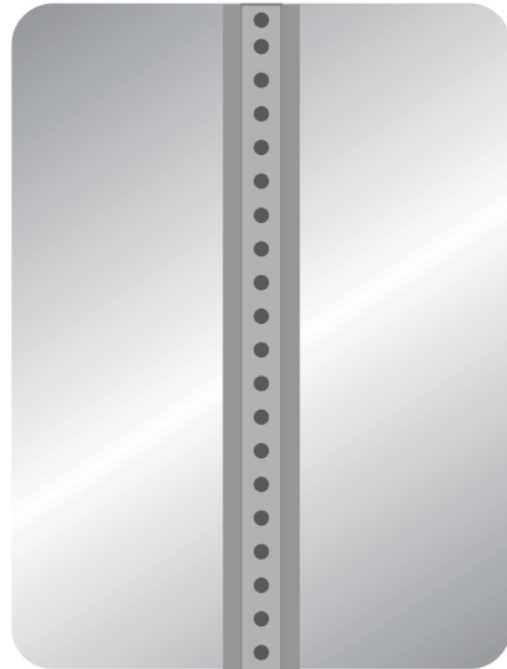
DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Install (Signage)	"Slow - Children Playing" (18x24) hi-intensity reflective metal sign installed on 10-ft u- channel post.	1	175.00	175.00
SUBTOTAL					175.00
TAX					0.00
TOTAL					\$175.00

Accepted By

Accepted Date

FRONT

BACK



**18x24
hi-intensity
reflective
sign
with
10-ft
u-post**





TRINITY PRESSURE WASHING & PROPERTY MAINTENANCE PRESSURE WASHING ROOF CLEANING,
DRYER VENT CLEANING, GUTTER CLEANING, WINDOW AND SCREEN CLEANING, PAVER SEALING, POOL
CAGE AND POOL DECK CLEANING, DRIVEWAYS AND SIDEWALKS CLEANING, HAULING TO DUMP, TREE
TRIM, MINOR HANDYMAN, CHRISTMAS LIGHTS AND HOLIDAY LIGHTS

JUAN GONZALEZ

7275348468

JGONZ4964@AOL.COM

QUOTATION

JAN 27, 2025

BILL TO: Longleaf CDD NH 5 Bridge Deck
Boards And Railings And Stain All Boards

NUMBER: QUOT01272025

DATE: Jan 27, 2025

Description	Quantity	Unit price	Amount
PRESSURE TREATED DECK BOARDS 2X8X8 ON WALKWAY.	3	\$10.00	\$30.00
PRESSURE TREATED DECK BOARDS 1 1/4X6X8 FOR AND RAILS	20	\$25.00	\$500.00
DECK SCREW #10X3 FOR WOOD DECKS.	1	\$36.00	\$36.00
PAINT STAIN FOR DECK BOARDS.	2	\$75.00	\$150.00
TO REMOVE TWO DECK BOARDS AND REPLACED, AND TO REMOVE ALL HANDRAILS AND REPLACE WITH NEW PRESSURE TREATED BOARDS WITH STAINLESS STEEL DECK SCREWS. WHEN PRESSURE TREATED WOOD IS CURED WILL PAINT WITH ORIGINAL STAIN TWO COATS.	1	\$2,100.00	\$2,100.00

SUBTOTAL: \$2,816.00

TOTAL: \$2,816.00

PAID: \$0.00

Payment instructions

Check Venmo Zelle Cash

BALANCE DUE \$2,816.00

RESOLUTION 2026-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS
DESIGNATING THE OFFICERS OF LONGLEAF
COMMUNITY DEVELOPMENT DISTRICT AND
PROVIDING FOR AN EFFECTIVE DATE.**

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

WHEREAS, the Board of Supervisors (hereinafter the “Board”) now desires to designate the Officers of the District per F.S. 190.006(6).

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF LONGLEAF COMMUNITY
DEVELOPMENT DISTRICT:**

1. The following persons are elected to the offices shown to wit:

<u>Evalyn Oreto</u>	Chairman
<u>Veronica Johnson</u>	Vice-Chairman
<u>Heather Jackson</u>	Secretary
<u>Leah Popelka</u>	Treasurer
<u>Angel Montagna</u>	Assistant Treasurer
<u>Lindsay Moore</u>	Assistant Secretary
<u>Michael Ryan</u>	Assistant Secretary
<u>Jay Wijnmaalen</u>	Assistant Secretary

2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 1st OF OCTOBER 2025.

ATTEST:

**LONGLEAF COMMUNITY
DEVELOPMENT DISTRICT**

Print Name: _____
Secretary/ Assistant Secretary

Print Name: _____
Chair of the Board of Supervisors

ESTIMATE

Triangle Pool Service
12801 Belcher Rd S
Largo, FL 33773

billing@triangle-pool.com
+1 (727) 531-0473
www.triangle-pool.com



Bill to
LONGLEAF CDD
2654 CYPRESS RIDGE BLVD, STE 101
WESLEY CHAPEL, FL 33544

Ship to
LONGLEAF CDD
3141 DELAND STREET
NEW PORT RICHEY, FL 34655

Estimate details

Estimate no.: 06441257492-441
Estimate date: 09/22/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.	09/22/2025	38958	8" SLIDE VALVE INTERNAL ASSY	2	\$460.95	\$921.90
2.		SERVICE-LABOR	SERVICE CALL / LABOR	1.5	\$175.00	\$262.50

Total **\$1,184.40**

Note to customer

ESTIMATE TO REPLACE COMPLETE "PUSH-PULL" SLIDE VALVES FOR POOL FILTER. THESE VALVES CANNOT BE REPAIRED AND MUST BE REPLACED.

Accepted date

Accepted by

Longleaf
Community Development District

Annual Operating and Debt Service Budget

Fiscal Year 2026

Adopted Budget

Prepared by:



Longleaf

Community Development District

Budget Overview

Fiscal Year 2026

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Longleaf
Community Development District

Operating Budget
Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances

General Fund

Fiscal Year 2026 Budget

	ADOPTED	ACTUAL	PROJECTED	TOTAL		ANNUAL
TywwctpT	BUDGET	THRU	July-	PROJECTED	% +/-)	BUDGET
ACCOUNT DESCRIPTION	FY 2025	6/30/25	10/1/2025	FY 2025	Budget	FY 2026
REVENUES						
Interest - Investments	\$ -	\$ 12,768	\$ -	\$ 12,768	0%	
Operations & Maintenance Assmts - On Roll	1,196,386	914,942	281,444	\$ 1,196,386	0%	1,318,339
Special Assmts- CDD Collected	-	10,846	-	\$ 10,846	0%	-
Developer Contributions	-	-	-	\$ -	0%	-
Room Rentals	4,000	5,275	-	\$ 5,275	32%	
Capital Reserve Fee	-	-	-	\$ -	0%	-
Tennis Admission Revenue	-	14	-	\$ 14	0%	-
Interest - Tax Collector	-	1,275	-	\$ 1,275	0%	-
Other Miscellaneous Revenues	-	3,781	-	\$ 3,781	0%	-
Developer Contributions-Neighborhood 4	-	-	-	\$ -	0%	-
	-	-	-	\$ -	0%	-
	-	-	-	\$ -	0%	-
TOTAL REVENUES	\$ 1,200,386	\$ 948,901	\$ 281,444	\$ 1,230,345		\$ 1,318,339

EXPENDITURES**Financial and Administrative**

Supervisor Fees	12,000	11,000	1,000	12,000	0%	12,000
Onsite Staff	-	-	-	-	0%	-
District Management	26,000	22,558	3,442	26,000	0%	26,780
On-Site Management	74,000	62,379	11,621	74,000	0%	77,700
Administration	9,000	7,500	1,500	9,000	0%	9,270
Financial/Revenue Collections	1,131	-	1,131	1,131	0%	5,000
Accounting Services	22,500	18,750	3,750	22,500	0%	23,175
Dissemination Agent/Reporting	8,400		8,400	8,400	0%	8,400

Longleaf

Community Development District

General Fund

Website Services	1,500		-	-	-100%	1,552
District Engineer	25,000	28,300	-	28,300	13%	30,000
District Counsel	10,000	5,652	1,953	7,605	-24%	13,000
Trustees Fees	9,000	13,375	4,622	17,997	100%	12,000
Auditing Services	7,200	8,700	-	8,700	21%	8,700
Postage, Phone, Faxes, Copies	500	110	38	148	-70%	500
Assessment Mailings	3,000	-	3,000	3,000	0%	3,000
Legal Advertising	2,000		-	-	-100%	2,000
Bank Fees	100	-	100	100	0%	100
Dues, Licenses & Fees	175	1,439	-	1,439	722%	175
Website ADA Compliance	1,500	-	1,500	1,500	0%	1,500
ProfServ-Arbitrage Rebate	1,300	600	700	1,300	0%	8,700
Operating Loan Repayment	55,044	8,453	46,591	55,044	0%	105,500
Neighborhood 4 Reimbursable Expenditures	-	-	-	-	0%	-
	-	-	-	-	0%	-
	-	-	-	-	0%	-

Total Financial and Administrative

\$ 269,350	\$ 188,816	\$ 89,349	\$ 278,165	\$ 349,052
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Insurance

General Liability	\$ 10,652	\$ 12,153	\$ -	\$ 12,153	14%	\$ 11,657
Public Officials Insurance	4,091	4,667	-	\$ 4,667	14%	4,467
Property & Casualty Insurance	34,171	28,443	5,728	\$ 34,171	0%	33,425
Deductible	-	-	-	\$ -	0%	5,000
Hurricane Expenses	-	-	-	\$ -	0%	10,000
	-	-	-	\$ -	0%	-
	-	-	-	\$ -	0%	-

Total Insurance

\$ 48,914	\$ 45,263	\$ 5,728	\$ 50,991	\$ 64,549
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Utility Services

Electric Utility Services	\$ 80,000	\$ 43,232	\$ 14,940	\$ 58,172	-27%	\$ 80,000
Street Lights R&M	-	-	-	\$ -	0%	1,000
Amenity Internet	3,500	-	3,500	\$ 3,500	0%	2,500
Utility - Reclaimed Water	20,200	20,446	7,066	\$ 27,512	36%	30,000
Gas	4,500	755	261	\$ 1,016	-77%	2,250

Total Utility Services

\$ 108,200	\$ 64,433	\$ 25,767	\$ 90,200	\$ 115,750
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Longleaf

Community Development District

General Fund

Amenity

Janitorial - Contract	\$ 7,000	\$ 5,104	\$ 1,896	\$ 7,000	\$ -	7,000
Garbage Dumpster - Rental/Collection	125,184	126,117	43,585	\$ 169,702	36%	155,000
Amenity Pest Control	1,648	533	1,115	\$ 1,648	0%	1,648
Amenity Camera R&M	500	-	500	\$ 500	0%	-
Amenity Furniture R&M	1,000	-	1,000	\$ 1,000	0%	1,000
Entrance Monuments, Gates, Walls R&M	2,000	-	2,000	\$ 2,000	0%	-
Sidewalk R&M	50,000	-	50,000	\$ 50,000	0%	-
Pool Maintenance - Contract	13,000	9,870	3,130	\$ 13,000	0%	15,000
Pool Treatments & Other R&M	5,000	975	4,025	\$ 5,000	0%	5,000
Security Monitoring Services	60,000	18,091	6,252	\$ 24,343	-59%	61,300
Holiday Decorations	5,000	5,144	1,778	\$ 6,922	38%	6,000
Solid Waste Assessment Rec Facility	800	-	800	\$ 800	0%	-
Street Sign Repairs/Replacements	1,500	450	1,050	\$ 1,500	0%	-
Road Maintenance	36,000	9,526	26,474	\$ 36,000	0%	86,000
Lighting Replacement	500	1,005	-	\$ 1,005	101%	-
Clubhouse IT Support	500	-	500	\$ 500	0%	-
Boardwalk and Bridge Maintenance	1,000	-	1,000	\$ 1,000	0%	-
Miscellaneous Maintenance	17,000	44,694	-	\$ 44,694	163%	-
Vandalism Repairs	3,000	-	3,000	\$ 3,000	0%	3,000
Community Activities	10,000	1,700	8,300	\$ 10,000	0%	10,000
Clubhouse Supplies	1,500	2,537	-	\$ 2,537	69%	1,500
Capital Improvements	50,000	-	50,000	\$ 50,000	0%	50,000
Telephone/Fax/Internet	-	2,480	-	\$ 2,480	0%	-
	-	-	-	\$ -	0%	-
	-	-	-	\$ -	0%	-
Total Amenity	\$ 392,132	\$ 228,226	\$ 206,404	\$ 434,630		\$ 402,448

Landscape and Pond Maintenance

Landscape Maintenance - Contract	\$ 255,180	\$ 191,385	\$ 63,795	\$ 255,180	0%	255,180
Other Landscaping - R&M	20,000	16,809	3,191	\$ 20,000	0%	20,000
Landscaping - Mulch	6,000	3,744	2,256	\$ 6,000	0%	6,000
Landscaping - Annuals	9,000	-	9,000	\$ 9,000	0%	-
R&M Irrigation	6,250	9,133	3,156	\$ 12,289	97%	20,000

Longleaf

Community Development District

General Fund

Aquatics - Contract	33,360	23,345	10,015	\$ 33,360	0%	33,360
Weir/Structure Repairs	2,000	-	2,000	\$ 2,000	0%	2,000
Field Services	-	37,713	-	\$ 37,713	0%	-
	-	-	-	\$ -	0%	-
	-	-	-	\$ -	0%	-
Total Landscape and Pond Maintenance	\$ 331,790	\$ 282,129	\$ 93,413	\$ 375,542		\$ 336,540
Contingency						
Infrastructure Repair	50,000	24,413	25,587	50,000	0%	50,000
	-	-	-	-	0%	-
	-	-	-	-	0%	-
	-	-	-	-	0%	-
Total Contingency	\$ 50,000	\$ 24,413	\$ 25,587	\$ 50,000		\$ 50,000
TOTAL EXPENDITURES	\$ 1,200,386	\$ 833,280	\$ 446,248	\$ 1,279,528		\$ 1,318,339
Excess (deficiency) of revenues	\$ -	\$ 115,621	\$ (164,804)	\$ (49,183)		\$ -
Net change in fund balance	\$ -	\$ 115,621	\$ (164,804)	\$ (49,183)		\$ -
Other Financing Sources (Uses)						
Valley National Bank Loan	\$ -	\$ -	\$ -	\$ -		\$ -
FUND BALANCE, BEGINNING	\$ 127,523	\$ 127,523	\$ 243,144	\$ 127,523		\$ 78,340
FUND BALANCE, ENDING	\$ 127,523	\$ 243,144	\$ 78,340	\$ 78,340		\$ 78,340

Budget Narrative
Fiscal Year 2026

REVENUES

Interest-Investments

The District earns interest on its operating accounts.

Operations & Maintenance Assessments – On Roll

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

Developer Contributions

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

Other Miscellaneous Revenues

Additional revenue sources not otherwise specified by other categories.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Financial and Administrative**Supervisor Fees**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon four supervisors attending 14 meetings.

Onsite Staff

The district may incur expenses for employees or other staff members needed for recreational facilities such as clubhouse staff.

District Management

The District retains the services of a consulting manager, who is responsible for the daily administration of the District's business, including any and all financial work related to the Bond Funds and Operating Funds of the District, and preparation of the minutes of the Board of Supervisors. In addition, the District Manager prepares the Annual Budget(s), implements all policies of the Board of Supervisors and attends all meetings of the Board of Supervisors.

Field Management

The District has a contract with Inframark Infrastructure Management Services. for services in the administration and operation of the Property and its contractors.

Administration

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Financial and Administrative (continued)**Recording Secretary**

Inframark provides recording services with near verbatim minutes.

Construction Accounting

Accounting services as described within the Accounting Services but specifically regarding construction.

Financial/Revenue Collections

Service includes all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a collection agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

Rentals and Leases

The anticipated cost of rental expenses including but not limited to renting meeting room space for district board meetings.

Data Storage

Cost of server maintenance and technical support for CDD related IT needs.

Accounting Services

Services including the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

Dissemination Agent/Reporting

The District is required by the Securities and Exchange Commission to comply with rule 15c2-12(b)-(5), which relates to additional reporting requirements for unrelated bond issues. The budgeted amount for the fiscal year is based on standard fees charged for this service.

Website Administration Services

The cost of web hosting and regular maintenance of the District's website by Inframark Management Services.

District Engineer

The District's engineer provides general engineering services to the District, i.e., attendance and preparation for board meetings when requested, review of invoices, and other specifically requested assignments.

District Counsel

The District's attorney provides general legal services to the District, i.e., attendance and preparation for Board meetings, review of contracts, agreements, resolutions, and other research as directed or requested by the BOS District Manager.

Trustee Fees

The District pays US Bank an annual fee for trustee services on the Series 2014 and Series 2015 Bonds. The budgeted amount for the fiscal year is based on previous year plus any out-of-pocket expenses.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Financial and Administrative (continued)**Auditing Services**

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is an estimate based on prior year costs.

Postage, Phone, Faxes, Copies

This item refers to the cost of materials and service to produce agendas and conduct day-to-day business of the District.

Mailings

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Professional Services – Arbitrage Rebate

The District is required to annually calculate the arbitrage rebate liability on its Series 2013A and 2020 bonds.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in the newspaper of general circulation.

Bank Fees

This represents the cost of bank charges and other related expenses that are incurred during the year.

Dues, Licenses and Fees

This represents the cost of the District's operating license as well as the cost of memberships in necessary organizations.

Onsite Office Supplies

This represents the cost of supplies used to prepare agenda packages, create required mailings, and perform other special projects. The budget for this line item also includes the cost for supplies in the District office.

Website ADA Compliance

Cost of maintaining district website's compliance with the Americans with Disabilities Act of 1990.

Disclosure Report

On a quarterly and annual basis, disclosure of relevant district information is provided to the Muni Council, as required within the bond indentures.

Annual Stormwater Report

Cost to produce annual report on CDD stormwater infrastructure.

Miscellaneous Administrative

All other administrative costs not otherwise specified above.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Insurance**Insurance-General Liability**

The District's General Liability & Public Officials Liability Insurance policy is with Egis Insurance Advisors, LLC. The budgeted amount allows for a projected increase in the premium.

Public Officials Insurance

The District will incur expenditures for public officials' liability insurance for the Board and Staff and may incur a 10% premium increase.

Property & Casualty Insurance

The District will incur fees to insure items owned by the district for its property needs.

Deductible

District's share of expenses for insured property when a claim is filed.

EXPENDITURES

Utility Services**Electric Utility Services**

Electricity for accounts with the local Utilities Commissions for the swim club, parks, and irrigation. Fees are based on historical costs for metered use.

Streetlights

Local Utility Company charges electricity usage (maintenance fee). The budget is based on historical costs.

Lighting Replacement

Cost of replacing defective lights and bulbs in CDD facilities.

Decorative Light Maintenance

Cost of replacement and repair of decorative lighting fixtures.

Amenity Internet

Internet service for clubhouse and other amenity locations.

Water/Waste

The District charges each new water/sewer system customer an Accrued Guaranteed Revenue Fee (AGRF) for wastewater service in accordance with the adopted rate schedule.

Gas

Cost of natural gas for CDD facilities. Regular fuel costs (automobile etc.)

Facility A/C & Heating R&M

Cost of repairs and regular maintenance of Air Conditioning and central heating of CDD facilities.

Utilities – Other

Utility expenses not otherwise specified in above categories.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Amenity**Pool Monitor**

Cost of staff members to facilitate pool safety services.

Janitorial – Contract

Cost of janitorial labor for CDD Facilities.

Janitorial Supplies/Other

Cost of janitorial supplies for CDD Facilities.

Garbage Dumpster – Rental and Collection

Cost of dumpster rental and trash collection at CDD facilities.

Amenity Pest Control

Cost of exterminator and pesticides at CDD amenities and facilities.

Amenity R&M

Cost of repairs and regular maintenance of CDD amenities.

Amenity Furniture R&M

Cost of repairs and maintenance to amenity furniture.

Access Control R&M

Cost of repairs and maintenance to electronic locks, gates, and other security fixtures.

Key Card Distribution

Cost of providing keycards to residents to access CDD Facilities.

Recreation/Park Facility Maintenance

Cost of upkeep and repairs to all parks and recreation facilities in the CDD

Athletic Courts and Field Maintenance

Cost of upkeep and repairs for athletic fields and courts (ex. Basketball Courts) on CDD property.

Park Restroom Maintenance

Upkeep and cleaning of park restrooms on CDD property.

Playground Equipment and Maintenance

Cost of acquisition and upkeep of playground equipment for CDD parks.

Clubhouse Office Supplies

Cost of supplies for clubhouse clerical duties (pens, paper, ink, etc.)

Clubhouse IT Support

Cost of IT services and for clubhouse operational needs.

Dog Waste Station Service & Supplies

Cost of cleaning and resupplying dog waste stations.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Amenity (Continued)**Entrance Monuments, Gates, Walls R&M**

Cost of repairs and regular maintenance for entryways, walls, and gates.

Sidewalk, Pavement, Signage R&M

Cost of repairs and regular maintenance to sidewalks, pavements, and signs.

Trail/Bike Path Maintenance

Cost of upkeep to bike paths and trails on CDD property.

Boardwalk and Bridge Maintenance

Cost of upkeep for boardwalks and bridges on CDD property.

Pool and Spa Permits

Cost of permits required for CDD pool and spa operation as required by law.

Pool Maintenance – Contract

Cost of Maintenance for CDD pool facilities.

Pool Treatments & Other R&M

Cost of chemical pool treatments and similar such maintenance.

Security Monitoring Services

Cost of CDD security personnel and equipment.

Special Events

Cost of holiday celebrations and events hosted on CDD property.

Community Activities

Cost of recreational events hosted on CDD property.

Holiday Decorations

Cost of decorations for major holidays (i.e., Christmas)

Miscellaneous Amenity

Amenity Expenses not otherwise specified.

EXPENDITURES

Landscape and Pond Maintenance**R&M – Stormwater System**

Cost of repairs and regular maintenance to the CDD's stormwater and drainage infrastructure.

Landscape Maintenance - Contract

Landscaping company to provide maintenance consisting of mowing, edging, trimming, blowing, fertilizing, and applying pest and disease control chemicals to turf throughout the District.

Landscaping - R&M

Cost of repairs and regular maintenance to landscaping equipment.

Budget Narrative
Fiscal Year 2026

EXPENDITURES

Landscape and Pond Maintenance (Continued)**Landscaping – Plant Replacement Program**

Cost of replacing dead or damaged plants throughout the district.

Irrigation Maintenance

Purchase of irrigation supplies. Unscheduled maintenance consists of major repairs and replacement of system components including weather station and irrigation lines.

Aquatics – Contract

Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

Wetlands Maintenance and Monitoring

Cost of upkeep and protection of wetlands on CDD property.

Aquatics – Plant Replacement

The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

Waterway Management Program

Cost of maintaining waterways and rivers on district property.

Debris Cleanup

Cost of cleaning up debris on district property.

Wildlife Control

Management of wildlife on district property.

EXPENDITURES

Contingency/Reserves**Contingency**

Funds set aside for projects, as determined by the district's board.

Capital Improvements

Funding of major projects and building improvements to CDD property.

R&M Other Reserves

The board may set aside monetary reserves for necessary for maintenance projects as needed.

Longleaf

Community Development District

Debt Service Budgets

Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances

Series 2005 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY2025	ACTUAL THRU 6/30/2025	PROJECTED February- 10/1/2025	TOTAL PROJECTED FY2025	ANNUAL BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ 5,380	\$ -	\$ 5,380	\$ -
Special Assmnts- Tax Collector	448,515	420,261	28,254	448,515	441,288
Special Assmnts- CDD Collected	-	-	-	-	19,000
TOTAL REVENUES	\$ 448,515	\$ 425,641	\$ 28,254	\$ 453,895	\$ 460,288
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	315,000	-	315,000	315,000	355,000
Interest Expense Series	133,515	71,010	62,505	133,515	106,920
TOTAL EXPENDITURES	\$ 448,515	\$ 71,010	\$ 377,505	\$ 448,515	\$ 461,920
Excess (deficiency) of revenues Over (under) expenditures	-	354,631	(349,251)	5,380	(1,632)
Net change in fund balance	\$ -	\$ 354,631	\$ (349,251)	\$ 5,380	\$ (3,263)
FUND BALANCE, BEGINNING	\$ 471,664	\$ 471,664	\$ 826,295	\$ 471,664	\$ 477,044
FUND BALANCE, ENDING	\$ 471,664	\$ 826,295	\$ 477,044	\$ 477,044	\$ 473,781

**LONGLEAF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REFUNDING REVENUE BONDS, SERIES 2005**

Date	Outstanding Balance	Principal	Rate	Interest	Total
5/1/2023	\$ 2,930,000	\$ 300,000	5.38%	\$ 79,110	\$ 379,110
11/1/2023	\$ 2,630,000			\$ 71,010	\$ 71,010
5/1/2024	\$ 2,630,000	\$ 315,000	5.38%	\$ 71,010	\$ 386,010
11/1/2024	\$ 2,315,000			\$ 62,505	\$ 62,505
5/1/2025	\$ 2,315,000	\$ 335,000	5.38%	\$ 62,505	\$ 397,505
11/1/2025	\$ 1,980,000			\$ 53,460	\$ 53,460
5/1/2026	\$ 1,980,000	\$ 355,000	5.38%	\$ 53,460	\$ 408,460
11/1/2026	\$ 1,625,000			\$ 43,875	\$ 43,875
5/1/2027	\$ 1,625,000	\$ 375,000	5.38%	\$ 43,875	\$ 418,875
11/1/2027	\$ 1,250,000			\$ 33,750	\$ 33,750
5/1/2028	\$ 1,250,000	\$ 395,000	5.38%	\$ 33,750	\$ 428,750
11/1/2028	\$ 855,000			\$ 23,085	\$ 23,085
5/1/2029	\$ 855,000	\$ 415,000	5.38%	\$ 23,085	\$ 438,085
11/1/2029	\$ 440,000			\$ 11,880	\$ 11,880
5/1/2030	\$ 440,000	\$ 440,000	5.38%	\$ 11,880	\$ 451,880
		\$ 2,930,000		\$ 678,240	\$ 3,608,240

Budget Narrative
Fiscal Year 2026

REVENUES

Interest-Investments

The District earns interest on its operating accounts.

Operations & Maintenance Assessments – On Roll

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

Developer Contributions

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

Other Miscellaneous Revenues

Additional revenue sources not otherwise specified by other categories.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Debt Service**Principal Debt Retirement**

The district pays regular principal payments to annually to pay down/retire the debt.

Interest Expense

The District Pays interest Expenses on the debt twice a year.

Summary of Revenues, Expenditures and Changes in Fund Balances
Series 2006 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/2025	PROJECTED February- 10/1/2025	TOTAL PROJECTED FY 2024	ANNUAL BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ 2,104	\$ -	\$ 2,104	\$ -
Special Assmnts- Tax Collector	247,429	231,151	16,278	247,429	252,210
Special Assmnts- CDD Collected	-	-	-	-	-
TOTAL REVENUES	\$ 247,429	\$ 233,255	\$ 16,278	\$ 249,533	\$ 252,210
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ 5,000	\$ -	\$ 5,000	\$ -
Principal Debt Retirement	175,000	-	175,000	175,000	195,000
Interest Expense Series	72,429	38,566	33,863	72,429	58,050
TOTAL EXPENDITURES	\$ 247,429	\$ 43,566	\$ 208,863	\$ 252,429	\$ 253,050
Excess (deficiency) of revenues Over (under) expenditures	-	189,689	(192,585)	(2,896)	(840)
Net change in fund balance	\$ -	\$ 189,689	\$ (192,585)	\$ (2,896)	\$ (1,680)
FUND BALANCE, BEGINNING	\$ 129,367	\$ 129,367	\$ 319,056	\$ 129,367	\$ 126,471
FUND BALANCE, ENDING	\$ 129,367	\$ 319,056	\$ 126,471	\$ 126,471	\$ 124,791

**LONGLEAF COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT REFUNDING REVENUE BONDS, SERIES 2006**

Date	Outstanding Balance	Principal	Rate	Interest	Total
5/1/2023	\$ 1,600,000	\$ 165,000	5.38%	\$ 43,000	\$ 208,000
11/1/2023	\$ 1,435,000			\$ 38,566	\$ 38,566
5/1/2024	\$ 1,435,000	\$ 175,000	5.38%	\$ 38,566	\$ 213,566
11/1/2024	\$ 1,260,000			\$ 33,863	\$ 33,863
5/1/2025	\$ 1,260,000	\$ 180,000	5.38%	\$ 33,863	\$ 213,863
11/1/2025	\$ 1,080,000			\$ 29,025	\$ 29,025
5/1/2026	\$ 1,080,000	\$ 195,000	5.38%	\$ 29,025	\$ 224,025
11/1/2026	\$ 885,000			\$ 23,784	\$ 23,784
5/1/2027	\$ 885,000	\$ 205,000	5.38%	\$ 23,784	\$ 228,784
11/1/2027	\$ 680,000			\$ 18,275	\$ 18,275
5/1/2028	\$ 680,000	\$ 215,000	5.38%	\$ 18,275	\$ 233,275
11/1/2028	\$ 465,000			\$ 12,497	\$ 12,497
5/1/2029	\$ 465,000	\$ 225,000	5.38%	\$ 12,497	\$ 237,497
11/1/2029	\$ 240,000			\$ 6,450	\$ 6,450
5/1/2030	\$ 240,000	\$ 240,000	5.38%	\$ 6,450	\$ 246,450
		\$ 1,600,000		\$ 367,919	\$ 1,967,919

Budget Narrative
Fiscal Year 2026

REVENUES

Interest-Investments

The District earns interest on its operating accounts.

Operations & Maintenance Assessments – On Roll

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

Developer Contributions

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

Other Miscellaneous Revenues

Additional revenue sources not otherwise specified by other categories.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Debt Service**Principal Debt Retirement**

The district pays regular principal payments to annually to pay down/retire the debt.

Interest Expense

The District Pays interest Expenses on the debt twice a year.

Summary of Revenues, Expenditures and Changes in Fund Balances
Series 2024 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	BUDGET FY 2025	THRU 6/30/2025	February- 10/1/2025	PROJECTED FY 2024	BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	-	-	-	-	-
Special Assmnts- CDD Collected	483,565	-	483,565	483,565	484,065
TOTAL REVENUES	\$ 483,565	\$ -	\$ 483,565	\$ 483,565	\$ 484,065
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	100,000	-	100,000	100,000	105,000
Interest Expense Series	383,565	-	383,565	383,565	379,065
TOTAL EXPENDITURES	\$ 483,565	\$ -	\$ 483,565	\$ 483,565	\$ 484,065
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	-	-
Net change in fund balance	\$ -	\$ -	\$ -	\$ -	\$ -
FUND BALANCE, BEGINNING	\$ 699,119	\$ 699,119	\$ -	\$ 699,119	\$ 699,119
FUND BALANCE, ENDING	\$ 699,119	\$ -	\$ -	\$ 699,119	\$ 699,119

Longleaf Community Development District					
Capital Improvement Revenue Bonds, Series 2024 (Neighborhood 4 - Assessment Area One)					
Period	Outstanding Balance				
Ending		Principal	Coupon	Interest	Debt Service
5/1/2024	\$ 7,000,000			\$ 96,957	\$ 96,957
11/1/2024	\$ 7,000,000			\$ 191,783	\$ 191,783
5/1/2025	\$ 7,000,000	\$ 100,000	4.500%	\$ 191,783	\$ 291,783
11/1/2025	\$ 6,900,000			\$ 189,533	\$ 189,533
5/1/2026	\$ 6,900,000	\$ 105,000	4.500%	\$ 189,533	\$ 294,533
11/1/2026	\$ 6,795,000			\$ 187,170	\$ 187,170
5/1/2027	\$ 6,795,000	\$ 110,000	4.500%	\$ 187,170	\$ 297,170
11/1/2027	\$ 6,685,000			\$ 184,695	\$ 184,695
5/1/2028	\$ 6,685,000	\$ 115,000	4.500%	\$ 184,695	\$ 299,695
11/1/2028	\$ 6,570,000			\$ 182,108	\$ 182,108
5/1/2029	\$ 6,570,000	\$ 120,000	4.500%	\$ 182,108	\$ 302,108
11/1/2029	\$ 6,450,000			\$ 179,408	\$ 179,408
5/1/2030	\$ 6,450,000	\$ 125,000	4.500%	\$ 179,408	\$ 304,408
11/1/2030	\$ 6,325,000			\$ 176,595	\$ 176,595
5/1/2031	\$ 6,325,000	\$ 130,000	4.500%	\$ 176,595	\$ 306,595
11/1/2031	\$ 6,195,000			\$ 173,670	\$ 173,670
5/1/2032	\$ 6,195,000	\$ 140,000	5.400%	\$ 173,670	\$ 313,670
11/1/2032	\$ 6,055,000			\$ 169,890	\$ 169,890
5/1/2033	\$ 6,055,000	\$ 145,000	5.400%	\$ 169,890	\$ 314,890
11/1/2033	\$ 5,910,000			\$ 165,975	\$ 165,975
5/1/2034	\$ 5,910,000	\$ 155,000	5.400%	\$ 165,975	\$ 320,975
11/1/2034	\$ 5,755,000			\$ 161,790	\$ 161,790
5/1/2035	\$ 5,755,000	\$ 165,000	5.400%	\$ 161,790	\$ 326,790
11/1/2035	\$ 5,590,000			\$ 157,335	\$ 157,335
5/1/2036	\$ 5,590,000	\$ 170,000	5.400%	\$ 157,335	\$ 327,335
11/1/2036	\$ 5,420,000			\$ 152,745	\$ 152,745
5/1/2037	\$ 5,420,000	\$ 180,000	5.400%	\$ 152,745	\$ 332,745
11/1/2037	\$ 5,240,000			\$ 147,885	\$ 147,885
5/1/2038	\$ 5,240,000	\$ 190,000	5.400%	\$ 147,885	\$ 337,885
11/1/2038	\$ 5,050,000			\$ 142,755	\$ 142,755
5/1/2039	\$ 5,050,000	\$ 200,000	5.400%	\$ 142,755	\$ 342,755
11/1/2039	\$ 4,850,000			\$ 137,355	\$ 137,355
5/1/2040	\$ 4,850,000	\$ 215,000	5.400%	\$ 137,355	\$ 352,355
11/1/2040	\$ 4,635,000			\$ 131,550	\$ 131,550
5/1/2041	\$ 4,635,000	\$ 225,000	5.400%	\$ 131,550	\$ 356,550
11/1/2041	\$ 4,410,000			\$ 125,475	\$ 125,475
5/1/2042	\$ 4,410,000	\$ 235,000	5.400%	\$ 125,475	\$ 360,475
11/1/2042	\$ 4,175,000			\$ 119,130	\$ 119,130
5/1/2043	\$ 4,175,000	\$ 250,000	5.400%	\$ 119,130	\$ 369,130
11/1/2043	\$ 3,925,000			\$ 112,380	\$ 112,380
5/1/2044	\$ 3,925,000	\$ 265,000	5.400%	\$ 112,380	\$ 377,380
11/1/2044	\$ 3,660,000			\$ 105,225	\$ 105,225
5/1/2045	\$ 3,660,000	\$ 280,000	5.750%	\$ 105,225	\$ 385,225
11/1/2045	\$ 3,380,000			\$ 97,175	\$ 97,175
5/1/2046	\$ 3,380,000	\$ 295,000	5.750%	\$ 97,175	\$ 392,175
11/1/2046	\$ 3,085,000			\$ 88,694	\$ 88,694
5/1/2047	\$ 3,085,000	\$ 315,000	5.750%	\$ 88,694	\$ 403,694
11/1/2047	\$ 2,770,000			\$ 79,638	\$ 79,638
5/1/2048	\$ 2,770,000	\$ 330,000	5.750%	\$ 79,638	\$ 409,638
11/1/2048	\$ 2,440,000			\$ 70,150	\$ 70,150
5/1/2049	\$ 2,440,000	\$ 350,000	5.750%	\$ 70,150	\$ 420,150
11/1/2049	\$ 2,090,000			\$ 60,088	\$ 60,088
5/1/2050	\$ 2,090,000	\$ 370,000	5.750%	\$ 60,088	\$ 430,088
11/1/2050	\$ 1,720,000			\$ 49,450	\$ 49,450
5/1/2051	\$ 1,720,000	\$ 395,000	5.750%	\$ 49,450	\$ 444,450
11/1/2051	\$ 1,325,000			\$ 38,094	\$ 38,094
5/1/2052	\$ 1,325,000	\$ 415,000	5.750%	\$ 38,094	\$ 453,094
11/1/2052	\$ 910,000			\$ 26,163	\$ 26,163
5/1/2053	\$ 910,000	\$ 440,000	5.750%	\$ 26,163	\$ 466,163
11/1/2053	\$ 470,000			\$ 13,513	\$ 13,513
5/1/2054	\$ 470,000	\$ 470,000	5.750%	\$ 13,513	\$ 483,513
		\$ 7,000,000		\$ 7,731,782	\$ 14,731,782

Budget Narrative
Fiscal Year 2026

REVENUES

Interest-Investments

The District earns interest on its operating accounts.

Operations & Maintenance Assessments – On Roll

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District to pay for the operating expenditures during the Fiscal Year. The collection will be provided by the Tax Collector pursuant to Section 197.3632, Florida Statutes, which is the Uniform Collection Methodology.

Developer Contributions

The district will direct bill and collect non-ad valorem assessments on assessable property in order to pay for the debt service expenditures during the fiscal year.

Other Miscellaneous Revenues

Additional revenue sources not otherwise specified by other categories.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments only when collected by the Tax Collector. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Debt Service**Principal Debt Retirement**

The district pays regular principal payments to annually to pay down/retire the debt.

Interest Expense

The District Pays interest Expenses on the debt twice a year.

Longleaf

Community Development District

Supporting Budget Schedules

Fiscal Year 2026

Assessment Summary
Fiscal Year 2026 vs. Fiscal Year 2025

ASSESSMENT ALLOCATION																		
Assessment Area One- Series 2005																		
Product	O&M Units	DS Units	EAU	General Fund					Debt Service Series 2005					Total Assessments per Unit				
				FY 2026	FY 2025	Dollar Change	Monthly Change	Percent Change	FY 2026	FY 2025	Dollar Change	Percent Change		FY 2026	FY 2025	Dollar Change	Percent Change	
Townhome N4	146	146	1.00	\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 450.00	\$ 450.00	\$ -	0%		\$ 1,070.51	\$ 1,013.11	\$ 57.40	6%	
Townhome N3	31	31	1.00	\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 450.00	\$ 450.00	\$ -	0%		\$ 1,070.51	\$ 1,013.11	\$ 57.40	6%	
Townhome N3 Replat	21	21	1.19	\$ 736.86	\$ 668.69	\$ 68.16	\$ 5.68	10.19%	\$ 534.00	\$ 534.00	\$ -	0%		\$ 1,270.86	\$ 1,202.69	\$ 68.16	6%	
Condo N4	0	0	1.00	\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 450.00	\$ 450.00	\$ -	0%		\$ 1,070.51	\$ 1,013.11	\$ 57.40	6%	
Condo N3	70	70	1.00	\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 450.00	\$ 450.00	\$ -	0%		\$ 1,070.51	\$ 1,013.11	\$ 57.40	6%	
SF 42' N3	62	62	2.28	\$ 1,417.15	\$ 1,286.06	\$ 131.09	\$ 10.92	10.19%	\$ 750.00	\$ 750.00	\$ -	0%		\$ 2,167.15	\$ 2,036.06	\$ 131.09	6%	
SF 50' N4	40	40	2.93	\$ 1,816.29	\$ 1,648.27	\$ 168.02	\$ 14.00	10.19%	\$ 800.00	\$ 800.00	\$ -	0%		\$ 2,616.29	\$ 2,448.27	\$ 168.02	7%	
SF 50'N3	51	51	2.93	\$ 1,816.29	\$ 1,648.27	\$ 168.02	\$ 14.00	10.19%	\$ 800.00	\$ 800.00	\$ -	0%		\$ 2,616.29	\$ 2,448.27	\$ 168.02	7%	
SF 60' N4	3	3	3.57	\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 850.00	\$ 850.00	\$ -	0%		\$ 3,065.42	\$ 2,860.48	\$ 204.94	7%	
SF 60' N3	48	48	3.57	\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 850.00	\$ 850.00	\$ -	0%		\$ 3,065.42	\$ 2,860.48	\$ 204.94	7%	
SF 100' N3	3	3	5.16	\$ 3,204.35	\$ 2,907.93	\$ 296.42	\$ 24.70	10.19%	\$ 1,499.00	\$ 1,499.00	\$ -	0%		\$ 4,703.35	\$ 4,406.93	\$ 296.42	7%	
	475	475																
Assessment Area Two- Series 2006																		
Product	O&M Units	DS Units	EAU	O&M Per Unit					Debt Service Series 2006					Total Assessments per Unit				
				FY 2026	FY 2025	Dollar Change	Monthly Change	Percent Change	FY 2026	FY 2025	Dollar Change	Percent Change		FY 2026	FY 2025	Dollar Change	Percent Change	
Townhome	38	38	1.00	\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 204.00	\$ 204.00	\$ -	0%		\$ 824.51	\$ 767.11	\$ 57.40	7%	
SF 42'	65	64	2.28	\$ 1,417.15	\$ 1,286.06	\$ 131.09	\$ 10.92	10.19%	\$ 612.00	\$ 612.00	\$ -	0%		\$ 2,029.15	\$ 1,898.06	\$ 131.09	7%	
SF 42' Prepaid	4	4	2.28	\$ 1,417.15	\$ 1,286.06	\$ 131.09	\$ 10.92	10.19%	\$ 354.00	\$ 354.00	\$ -	0%		\$ 1,771.15	\$ 1,640.06	\$ 131.09	8%	
SF 50'	87	86	2.93	\$ 1,816.29	\$ 1,648.27	\$ 168.02	\$ 14.00	10.19%	\$ 817.00	\$ 817.00	\$ -	0%		\$ 2,633.29	\$ 2,465.27	\$ 168.02	7%	
SF 50' Prepaid	8	8	2.93	\$ 1,816.29	\$ 1,648.27	\$ 168.02	\$ 14.00	10.19%	\$ 471.00	\$ 471.00	\$ -	0%		\$ 2,287.29	\$ 2,119.27	\$ 168.02	8%	
SF 60'	56	56	3.57	\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 1,021.00	\$ 1,021.00	\$ -	0%		\$ 3,236.42	\$ 3,031.48	\$ 204.94	7%	
SF 60' Prepaid	6	6	3.57	\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 589.00	\$ 589.00	\$ -	0%		\$ 2,804.42	\$ 2,599.48	\$ 204.94	8%	
SF 70'	34	34	4.21	\$ 2,614.55	\$ 2,372.69	\$ 241.86	\$ 20.15	10.19%	\$ 1,225.00	\$ 1,225.00	\$ -	0%		\$ 3,839.55	\$ 3,597.69	\$ 241.86	7%	
SF 100' Prepaid	1	1	5.16	\$ 3,204.35	\$ 2,907.93	\$ 296.42	\$ 24.70	10.19%	\$ 886.00	\$ 886.00	\$ -	0%		\$ 4,090.35	\$ 3,793.93	\$ 296.42	8%	
SF 100' W/O SL	15	15	5.16	\$ 3,204.35	\$ 2,907.93	\$ 296.42	\$ 24.70	10.19%	\$ 1,535.00	\$ 1,535.00	\$ -	0%		\$ 4,739.35	\$ 4,442.93	\$ 296.42	7%	
Commercial	3.3	3	19.12	\$ 11,864.03	\$ 10,766.54	\$ 1,097.48	\$ 91.46	10.19%	\$ 5,961.00	\$ 5,961.00	\$ -	0%		\$ 17,825.03	\$ 16,727.54	\$ 1,097.48	7%	
	317.3	315.3																
New Assessment Area (Series 2024 Bonds)																		
Product	O&M Units	DS Units		O&M Per Unit					Debt Service Series 2005				Debt Service Series 2024 (Pass-Through Post Paydown)			Total Assessments per Unit		
				FY 2026	FY 2025	Dollar Change	Monthly Change	Percent Change	FY 2026	FY 2025	Dollar Change	Percent Change	FY 2026	FY 2025	Dollar Change	FY 2026	FY 2025	Dollar Change
SF 36'	118	118		\$ 620.51	\$ 563.11	\$ 57.40	\$ 4.78	10.19%	\$ 450.00	\$ 450.00	\$ -	\$ -	\$ 600.00	\$ -	\$ 600.00	\$ 1,670.51	\$ 1,013.11	\$ 657.40
SF 52'	52	52		\$ 1,816.29	\$ 1,648.27	\$ 168.02	\$ 14.00	10.19%	\$ 800.00	\$ 800.00	\$ -	\$ -	\$ 1,020.00	\$ -	\$ 1,020.00	\$ 3,636.29	\$ 2,448.27	\$ 1,188.02
SF 62'	33	33		\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 850.00	\$ 850.00	\$ -	\$ -	\$ 1,800.00	\$ -	\$ 1,800.00	\$ 4,865.42	\$ 2,860.48	\$ 2,004.94
SF 66'	3	3		\$ 2,215.42	\$ 2,010.48	\$ 204.94	\$ 17.08	10.19%	\$ 850.00	\$ 850.00	\$ -	\$ -	\$ 2,160.00	\$ -	\$ 2,160.00	\$ 5,225.42	\$ 2,860.48	\$ 2,364.94
	206	206																

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

PROPOSAL

Longleaf CDD

Ellington Way - Type C Grates

9/22/2025

**Replace two (2) deteriorated grates on inlet structures near
3415 Ellington Way**

Type "C" grate, traffic bearing, painted steel (both inlet grates)

TOTAL \$3,000

proceed

John R. West

Chair Longleaf CDD

LONGLEAF CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
FRONTIER COMMUNICATIONS ACH	7/19/2025	071925-1055 ACH	\$151.57	\$151.57	PHONE
Monthly Contract Subtotal			\$151.57	\$151.57	
Utilities					
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838878- ACH	\$20.25	\$20.25	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838890- ACH	\$152.28	\$152.28	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838925- ACH	\$67.23	\$67.23	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838919 -ACH	\$16.20	\$16.20	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838917- ACH	\$22.68	\$22.68	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838916- ACH	\$60.75	\$60.75	WATER
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838883- ACH	\$11.34	\$11.34	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838881- ACH	\$11.34	\$11.34	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838903- ACH	\$29.16	\$29.16	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	228838899 ACH	\$12.15	\$12.15	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838896- ACH	\$58.32	\$58.32	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838894- ACH	\$71.28	\$71.28	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838887- ACH	\$40.50	\$40.50	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838908- ACH	\$6.48	\$6.48	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838913- ACH	\$4.05	\$4.05	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838923 -ACH	\$4.86	\$4.86	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838912 -ACH	\$16.20	\$16.20	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22828893- ACH	\$174.96	\$174.96	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22842919- ACH	\$660.76	\$660.76	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838929- ACH	\$37.26	\$37.26	water
PASCO COUNTY UTILITIES SERVICE ACH	8/7/2025	22838928- ACH	\$63.18	\$63.18	water
Utilities Subtotal			\$1,541.23	\$1,541.23	
Regular Services					
AQUATIC WEEDCONTROL	7/31/2025	112810	\$1,105.00	\$1,105.00	MONTHLY SERVICE
AQUATIC WEEDCONTROL	8/1/2025	112404	\$2,780.00	\$2,780.00	MONTHLY SERVICE
BGE, INC.	7/30/2025	26202	\$2,450.00	\$2,450.00	ENGINEERING SERV
COASTAL WASTE & RECYCLING INC ACH	8/1/2025	SW0001084451 ACH	\$10,435.95	\$10,435.95	GARBAGE

LONGLEAF CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
ELECTRO SANITATION SERVICES	8/3/2025	INV-000119	\$566.99	\$566.99	9 CLEANING VISITS /PAPER TOWELS
EVALYN F ORETO	8/5/2025	EO-080525	\$200.00	\$200.00	BOARD 8/5/25
FRONTIER COMMUNICATIONS ACH	8/1/2025	080125-4185- ACH	\$125.98	\$125.98	PHONE
INFRAMARK LLC	8/1/2025	155221	\$1,875.00		DISTRICT INVOICE
INFRAMARK LLC	8/1/2025	155221	\$750.00		DISTRICT INVOICE
INFRAMARK LLC	8/1/2025	155221	\$2,166.67		DISTRICT INVOICE
INFRAMARK LLC	8/1/2025	155221	\$6,166.67	\$10,958.34	DISTRICT INVOICE
JOHANNES WIJNMAALEN	8/5/2025	JW-080525	\$200.00	\$200.00	BOARD 8/5/25
MICHAEL F. RYAN	8/5/2025	MR-080525	\$200.00	\$200.00	BOARD 8/5/25
STRALEY ROBIN VERICKER	7/29/2025	26863	\$518.50	\$518.50	PROFESSIONAL SERVICES
TRULY NOLEN BRANCH 059	8/11/2025	590291158	\$30.00	\$30.00	PEST CONTROL
TRULY NOLEN BRANCH 059	8/11/2025	590290311	\$78.00	\$78.00	PEST CONTROL
VERONICA JOHNSON	8/5/2025	VJ-080525	\$200.00	\$200.00	BOARD 8/5/25
YELLOWSTONE LANDSCAPE	7/31/2025	972690	\$21,265.00	\$21,265.00	landscape
YELLOWSTONE LANDSCAPE	8/1/2025	973330	\$21,265.00	\$21,265.00	landscape
Regular Services Subtotal			\$72,378.76	\$72,378.76	
Additional Services					
HIMES ELECTRIC COMPANY, INC.	8/1/2025	24982	\$692.75	\$692.75	LIGHTING REPAIRS
SITE MASTERS OF FLORIDA, LLC	8/1/2025	080125-1	\$2,200.00	\$2,200.00	grate
SITE MASTERS OF FLORIDA, LLC	7/30/2025	073025-1	\$2,100.00	\$2,100.00	grate
TRINITY PRESSURE WASHING & PROPERTY MAINT.	8/1/2025	INV08012025	\$600.00	\$600.00	MISC MAINT
TRINITY PRESSURE WASHING & PROPERTY MAINT.	7/19/2025	INV07212025	\$1,849.00	\$1,849.00	MISC MAINT
Additional Services Subtotal			\$7,441.75	\$7,441.75	
TOTAL			\$81,513.31	\$81,513.31	

Billing Date:
Jul 19, 2025

Billing Period:
Jul 19 - Aug 18, 2025

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Total balance	\$151.57
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Auto Pay is scheduled
Aug 12



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6790 0107 NO RP 19 07212025 NNNNNNNN 01 993608

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LONGLEAF CDD Account Number:
727-836-9777-070105-5
 PIN:
5757

Billing Date:
Jul 19, 2025
 Billing Period:
Jul 19 - Aug 18, 2025

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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.

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LONGLEAF CDD Account Number:
727-836-9777-070105-5

PIN:
5757

Billing Date:
Jul 19, 2025
Billing Period:
Jul 19 - Aug 18, 2025

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



Bundle

Monthly Charges

07.19-08.18	FiberOptic Internet 500 Static IP	\$130.98
	Federal Subscriber Line Charge - Centrex	\$9.20
	Frontier Roadwork Recovery Surcharge	\$4.00
	Access Recovery Charge Multi Line - Centrex	\$3.00

Bundle Total **\$147.18**



Taxes and Fees

Federal USF Recovery Charge	\$4.39
Federal Taxes	\$4.39

Taxes and Fees Total **\$4.39**

Total current month charges **\$151.57**

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 \$20.59 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.

Starting in August, the Road Recovery surcharge will increase to \$4.50. We charge this fee to cover a portion of the money we spend to move our network due to road work projects required by government agencies. To learn more, go to frontier.com/taxes-and-surcharges.



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LONGLEAF CDD

Account Number:
727-836-9777-070105-5

PIN:
5757

Billing Date:
Jul 19, 2025

Billing Period:
Jul 19 - Aug 18, 2025

727-836-9777

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PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

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NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



83 0 1
04-41430

LONGLEAF CDD

Service Address: **3035 ALACHUA PLACE**
Bill Number: 22838878
Billing Date: 8/7/2025
Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010390	01153707
Please use the 15-digit number below when making a payment through your bank	
001039001153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	10257122	6/24/2025	48934	7/24/2025	48959	30	25

Usage History

	Reclaimed
July 2025	25
June 2025	44
May 2025	35
April 2025	35
March 2025	57
February 2025	87
January 2025	97
December 2024	95
November 2024	79
October 2024	88
September 2024	242
August 2024	211

Transactions

Previous Bill	35.64
Payment 07/25/25	-35.64 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	25 Thousand Gals X \$0.81 20.25
Total Current Transactions	20.25
TOTAL BALANCE DUE	\$20.25

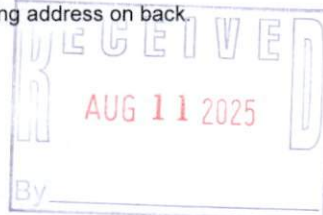
Annual Water Quality Report: The 2024 Consumer Confidence
Report is available online at bit.ly/PascoRegional2024. To request a
paper copy, please call (813) 929-2733.



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Account # 0010390
Customer # 01153707
Balance Forward 0.00
Current Transactions 20.25

Total Balance Due \$20.25
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607-2529

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011537074001039012283887860000020257



PASCO COUNTY UTILITIES
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P.O. BOX 2139
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LAND O' LAKES (813) 235-6012
NEW PORT RICHEY (727) 847-8131
DADE CITY (352) 521-4285

UtilCustServ@MyPasco.net
Pay By Phone: 1-855-786-5344



82 0 1
04-41430

LONGLEAF CDD CO

Service Address: **0 PALLADIO AND FERREL**

Bill Number: 22838890

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010525	01043980
Please use the 15-digit number below when making a payment through your bank	
001052501043980	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11770236	6/24/2025	5820	7/24/2025	6008	30	188

Usage History

Reclaimed

July 2025	188
June 2025	171
May 2025	97
April 2025	113
March 2025	118
February 2025	91
January 2025	206
December 2024	200
November 2024	165
October 2024	192
September 2024	238
August 2024	212

Transactions

Previous Bill	138.51
Payment 07/25/25	-138.51 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	188 Thousand Gals X \$0.81 152.28
Total Current Transactions	152.28
TOTAL BALANCE DUE	\$152.28

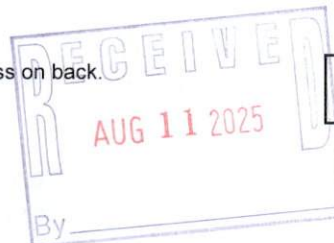
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Account # 0010525
Customer # 01043980
Balance Forward 0.00
Current Transactions 152.28

Total Balance Due \$152.28
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD CO
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607-2529

PASCO COUNTY UTILITIES
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DADE CITY (352) 521-4285

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109 0 1
04-41430

LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 FENCELINE ROAD**

Bill Number: 22838925

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010960	01058578
Please use the 15-digit number below when making a payment through your bank	
001096001058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08069905	6/24/2025	6025	7/24/2025	6108	30	83

Usage History

Reclaimed

July 2025	83
June 2025	79
May 2025	80
April 2025	71
March 2025	73
February 2025	75
January 2025	74
December 2024	74
November 2024	60
October 2024	36
September 2024	83
August 2024	78

Transactions

Previous Bill	63.99
Payment 07/25/25	-63.99 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	83 Thousand Gals X \$0.81 67.23
Total Current Transactions	67.23
TOTAL BALANCE DUE	\$67.23

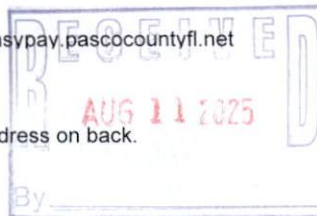
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Account # 0010960
Customer # 01058578
Balance Forward 0.00
Current Transactions 67.23

Total Balance Due \$67.23
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

010585780001096062283892590000067236



PASCO COUNTY UTILITIES
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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 MARSHA DR & STARKEY**

Bill Number: 22838919

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010945	01058578
Please use the 15-digit number below when making a payment through your bank	
001094501058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08075221	6/24/2025	1442	7/24/2025	1462	30	20

Usage History

Reclaimed

July 2025	20
June 2025	23
May 2025	21
April 2025	20
March 2025	22
February 2025	23
January 2025	25
December 2024	21
November 2024	15
October 2024	11
September 2024	0
August 2024	6

Transactions

Previous Bill	18.63
Payment 07/25/25	-18.63 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	20 Thousand Gals X \$0.81 16.20
Total Current Transactions	16.20
TOTAL BALANCE DUE	\$16.20

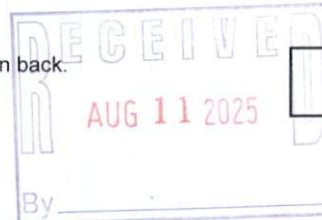
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Account # 0010945
Customer # 01058578
Balance Forward 0.00
Current Transactions 16.20

Total Balance Due \$16.20
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
2005 PAN AM CIRCLE STE 300
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010585780001094532283891940000016201



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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 MARSHA DR & STARKEY**

Bill Number: 22838917

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010940	01058578
Please use the 15-digit number below when making a payment through your bank	
001094001058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08075224	6/24/2025	3546	7/24/2025	3574	30	28

Usage History

Reclaimed

July 2025	28
June 2025	34
May 2025	37
April 2025	34
March 2025	34
February 2025	32
January 2025	34
December 2024	30
November 2024	24
October 2024	15
September 2024	12
August 2024	356

Transactions

Previous Bill	27.54
Payment 07/25/25	-27.54 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	28 Thousand Gals X \$0.81 22.68
Total Current Transactions	22.68
TOTAL BALANCE DUE	\$22.68

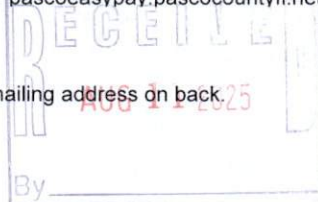
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Account # 0010940
Customer # 01058578

Balance Forward 0.00
Current Transactions 22.68

Total Balance Due \$22.68
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 WIREGRASS & DURRANCE**

Bill Number: 22838916

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010935	01058578
Please use the 15-digit number below when making a payment through your bank	
001093501058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08075211	6/24/2025	5422	7/24/2025	5497	30	75

Usage History

Reclaimed

July 2025	75
June 2025	75
May 2025	68
April 2025	65
March 2025	68
February 2025	64
January 2025	86
December 2024	63
November 2024	47
October 2024	0
September 2024	0
August 2024	60

Transactions

Previous Bill	60.75
Payment 07/25/25	-60.75 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	75 Thousand Gals X \$0.81 60.75
Total Current Transactions	60.75
TOTAL BALANCE DUE	\$60.75

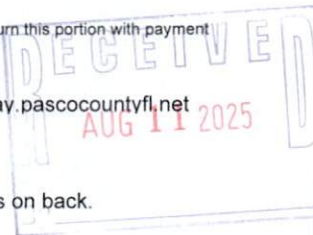
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Account # 0010935
Customer # 01058578
Balance Forward 0.00
Current Transactions 60.75

Total Balance Due \$60.75
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

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010585780001093542283891630000060758



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LONGLEAF CDD

Service Address: **0 CRNR STARKEY & TOWN**

Bill Number: 22838883

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010410	01153707
Please use the 15-digit number below when making a payment through your bank	
001041001153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08762396	6/24/2025	10717	7/24/2025	10731	30	14

Usage History

Reclaimed

July 2025	14
June 2025	95
May 2025	100
April 2025	129
March 2025	75
February 2025	0
January 2025	0
December 2024	0
November 2024	0
October 2024	1
September 2024	0
August 2024	0

Transactions

Previous Bill	76.95
Payment 07/25/25	-76.95 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	14 Thousand Gals X \$0.81 11.34
Total Current Transactions	11.34
TOTAL BALANCE DUE	\$11.34

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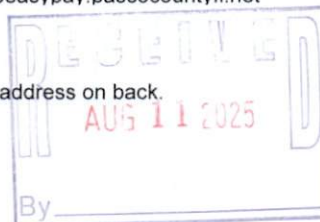
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Account # 0010410
Customer # 01153707

Balance Forward 0.00
Current Transactions 11.34

Total Balance Due \$11.34
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
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LONGLEAF CDD

Service Address: **3200 DELAND STREET**

Bill Number: 22838881

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010395	01153707
Please use the 15-digit number below when making a payment through your bank	
001039501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08069904	6/24/2025	1939	7/24/2025	1953	30	14

Usage History

Reclaimed

July 2025	14
June 2025	4
May 2025	4
April 2025	2
March 2025	1
February 2025	17
January 2025	23
December 2024	18
November 2024	13
October 2024	8
September 2024	18
August 2024	13

Transactions

Previous Bill	3.24
Payment 07/25/25	-3.24 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	14 Thousand Gals X \$0.81 11.34
Total Current Transactions	11.34
TOTAL BALANCE DUE	\$11.34

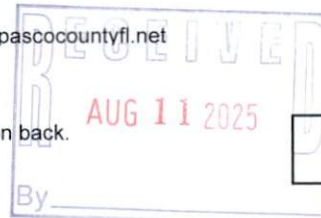
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Account # 0010395
Customer # 01153707
Balance Forward 0.00
Current Transactions 11.34

Total Balance Due \$11.34
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

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LONGLEAF CDD

Service Address: **0 DOC BRITTLE STREET**

Bill Number: 22838903

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010865	01153707
Please use the 15-digit number below when making a payment through your bank	
001086501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08069888	6/24/2025	2558	7/24/2025	2594	30	36

Usage History

	Reclaimed
July 2025	36
June 2025	37
May 2025	32
April 2025	39
March 2025	36
February 2025	27
January 2025	25
December 2024	38
November 2024	34
October 2024	41
September 2024	31
August 2024	36

Transactions

Previous Bill	29.97
Payment 07/25/25	-29.97 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	36 Thousand Gals X \$0.81 29.16
Total Current Transactions	29.16
TOTAL BALANCE DUE	\$29.16

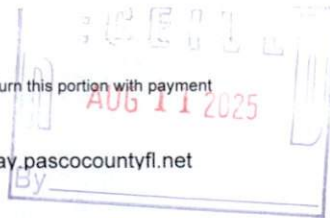
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Account # 0010865
Customer # 01153707
Balance Forward 0.00
Current Transactions 29.16

Total Balance Due \$29.16
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

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LONGLEAF CDD

Service Address: **0 BUFFETT AND NICKLAUS**

Bill Number: 22838899

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

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take effect Oct. 1, 2025.**

Account #	Customer #
0010545	01153707
Please use the 15-digit number below when making a payment through your bank	
001054501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101958	6/24/2025	1535	7/24/2025	1550	30	15

Usage History

Reclaimed

July 2025	15
June 2025	15
May 2025	15
April 2025	20
March 2025	22
February 2025	18
January 2025	21
December 2024	18
November 2024	13
October 2024	9
September 2024	20
August 2024	19

Transactions

Previous Bill	12.15
Payment 07/25/25	-12.15 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	15 Thousand Gals X \$0.81 12.15
Total Current Transactions	12.15
TOTAL BALANCE DUE	\$12.15

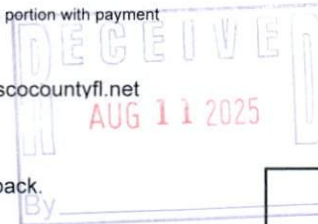
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Account #	0010545
Customer #	01153707
Balance Forward	0.00
Current Transactions	12.15

Total Balance Due	\$12.15
Due Date	8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
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LONGLEAF CDD

Service Address: 3326 TOWN AVENUE

Bill Number: 22838896

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

Account #	Customer #
0010540	01153707
Please use the 15-digit number below when making a payment through your bank	
001054001153707	

Pending Board of County Commissioners approval new rates, fees, and charges take effect Oct. 1, 2025.

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11550906	6/24/2025	20357	7/24/2025	20429	30	72

Usage History

Reclaimed

July 2025	72
June 2025	213
May 2025	119
April 2025	58
March 2025	19
February 2025	73
January 2025	68
December 2024	110
November 2024	137
October 2024	105
September 2024	124
August 2024	139

Transactions

Previous Bill	172.53
Payment 07/25/25	-172.53 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	72 Thousand Gals X \$0.81 58.32
Total Current Transactions	58.32
TOTAL BALANCE DUE	\$58.32

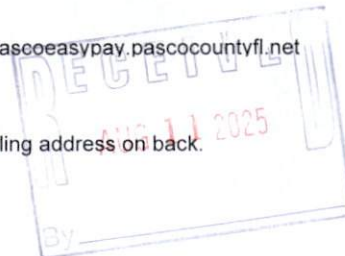
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Account #	0010540
Customer #	01153707
Balance Forward	0.00
Current Transactions	58.32

Total Balance Due	\$58.32
Due Date	8/25/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 08/25/2025.

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LONGLEAF CDD

Service Address: **0 ZACKERY AND BALCONY**

Bill Number: 22838894

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

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take effect Oct. 1, 2025.**

Account #	Customer #
0010535	01153707
Please use the 15-digit number below when making a payment through your bank	
001053501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11349383	6/24/2025	18888	7/24/2025	18976	30	88

Usage History

Reclaimed

July 2025	88
June 2025	123
May 2025	117
April 2025	107
March 2025	104
February 2025	117
January 2025	130
December 2024	102
November 2024	108
October 2024	54
September 2024	98
August 2024	96

Transactions

Previous Bill	99.63
Payment 07/25/25	-99.63 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	88 Thousand Gals X \$0.81 71.28
Total Current Transactions	71.28
TOTAL BALANCE DUE	\$71.28

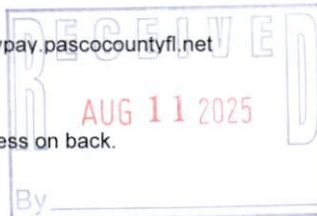
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Account # 0010535
Customer # 01153707
Balance Forward 0.00
Current Transactions 71.28

Total Balance Due \$71.28
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
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LONGLEAF CDD

Service Address: **0 ON ISLAND-ELLINGT**

Bill Number: 22838887

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010425	01153707
Please use the 15-digit number below when making a payment through your bank	
001042501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08075227	6/24/2025	3792	7/24/2025	3842	30	50

Usage History

Reclaimed

July 2025	50
June 2025	56
May 2025	38
April 2025	91
March 2025	61
February 2025	49
January 2025	53
December 2024	80
November 2024	46
October 2024	29
September 2024	67
August 2024	52

Transactions

Previous Bill	45.36
Payment 07/25/25	-45.36 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	50 Thousand Gals X \$0.81 40.50
Total Current Transactions	40.50
TOTAL BALANCE DUE	\$40.50

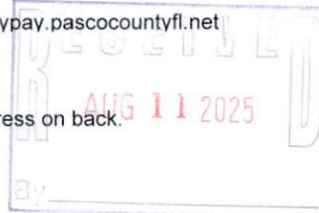
Annual Water Quality Report: The 2024 Consumer Confidence
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Account # 0010425
Customer # 01153707
Balance Forward 0.00
Current Transactions 40.50

Total Balance Due \$40.50
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607-2529

PASCO COUNTY UTILITIES
CUSTOMER INFORMATION & SERVICES
P.O. BOX 2139
NEW PORT RICHEY, FL 34656-2139

011537074001042502283888720000040501



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DADE CITY (352) 521-4285

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103 0 1
04-41430

LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 LONZALO & ALBRITTON**

Bill Number: 22838908

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010915	01058578
Please use the 15-digit number below when making a payment through your bank	
001091501058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08069896	6/24/2025	768	7/24/2025	776	30	8

Usage History

Reclaimed

July 2025	8
June 2025	8
May 2025	8
April 2025	7
March 2025	9
February 2025	8
January 2025	9
December 2024	8
November 2024	8
October 2024	4
September 2024	10
August 2024	10

Transactions

Previous Bill	6.48
Payment 07/25/25	-6.48 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	8 Thousand Gals X \$0.81 6.48
Total Current Transactions	6.48
TOTAL BALANCE DUE	\$6.48

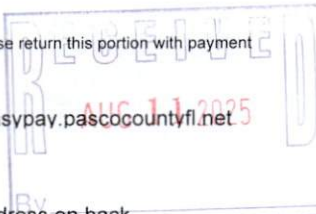
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Account #	0010915
Customer #	01058578
Balance Forward	0.00
Current Transactions	6.48

Total Balance Due	\$6.48
Due Date	8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
2005 PAN AM CIRCLE STE 300
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010585780001091562283890840000006488



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104 0 1
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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 MARSHA DR & PALLADIO**

Bill Number: 22838913

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010930	01058578
Please use the 15-digit number below when making a payment through your bank	
001093001058578	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101964	6/24/2025	658	7/24/2025	663	30	5

Usage History

Reclaimed

July 2025	5
June 2025	5
May 2025	4
April 2025	5
March 2025	5
February 2025	4
January 2025	6
December 2024	4
November 2024	4
October 2024	2
September 2024	4
August 2024	4

Transactions

Previous Bill	4.05
Payment 07/25/25	-4.05 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	5 Thousand Gals X \$0.81 4.05
Total Current Transactions	4.05
TOTAL BALANCE DUE	\$4.05

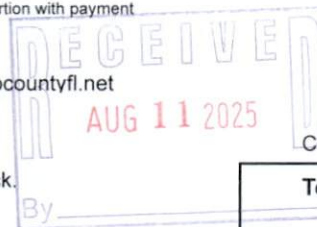
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Account # 0010930
Customer # 01058578
Balance Forward 0.00
Current Transactions 4.05

Total Balance Due \$4.05
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
2005 PAN AM CIRCLE STE 300
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010585780001093092283891320000004057



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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 COONTIE CT**
Bill Number: 22838923
Billing Date: 8/7/2025
Billing Period: 6/24/2025 to 7/24/2025

Pending Board of County Commissioners approval new rates, fees, and charges take effect Oct. 1, 2025.

Account #	Customer #
0010955	01058577
Please use the 15-digit number below when making a payment through your bank	
001095501058577	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	11020281	6/24/2025	1068	7/24/2025	1074	30	6

Usage History

Reclaimed

July 2025	6
June 2025	6
May 2025	5
April 2025	6
March 2025	4
February 2025	5
January 2025	6
December 2024	5
November 2024	5
October 2024	4
September 2024	8
August 2024	6

Transactions

Previous Bill	4.86
Payment 07/25/25	-4.86 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	6 Thousand Gals X \$0.81 4.86
Total Current Transactions	4.86
TOTAL BALANCE DUE	\$4.86

Annual Water Quality Report: The 2024 Consumer Confidence Report is available online at bit.ly/PascoRegional2024. To request a paper copy, please call (813) 929-2733.



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Account # 0010955
Customer # 01058577
Balance Forward 0.00
Current Transactions 4.86

Total Balance Due \$4.86
Due Date 8/25/2025

10% late fee will be applied if paid after due date

The Total Due will be electronically transferred on 08/25/2025.

LONGLEAF COMMUNITY DEV DISTRICT
2005 PAN AM CIRCLE STE 300
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010585773001095522283892350000004862



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LONGLEAF COMMUNITY DEV DISTRICT

Service Address: **0 DOC BRITTLE & COWART**

Bill Number: 22838912

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010925	01058577
Please use the 15-digit number below when making a payment through your bank	
001092501058577	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101965	6/24/2025	1482	7/24/2025	1502	30	20

Usage History

	Reclaimed
July 2025	20
June 2025	22
May 2025	17
April 2025	19
March 2025	22
February 2025	18
January 2025	22
December 2024	18
November 2024	26
October 2024	19
September 2024	24
August 2024	19

Transactions

Previous Bill	17.82
Payment 07/25/25	-17.82 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	20 Thousand Gals X \$0.81 16.20
Total Current Transactions	16.20
TOTAL BALANCE DUE	\$16.20

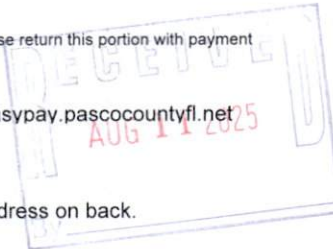
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Account # 0010925
Customer # 01058577
Balance Forward 0.00
Current Transactions 16.20

Total Balance Due \$16.20
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF COMMUNITY DEV DISTRICT
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010585773001092552283891250000016201



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LONGLEAF CDD

Service Address: **0 GALLERY AND TOWN AVENUE**

Bill Number: 22838893

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010530	01153709
Please use the 15-digit number below when making a payment through your bank	
001053001153709	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	10257121	6/24/2025	29195	7/24/2025	29411	30	216

Usage History

	Reclaimed
July 2025	216
June 2025	215
May 2025	169
April 2025	182
March 2025	158
February 2025	91
January 2025	108
December 2024	102
November 2024	73
October 2024	12
September 2024	140
August 2024	129

Transactions

Previous Bill	174.15
Payment 07/25/25	-174.15 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	216 Thousand Gals X \$0.81 174.96
Total Current Transactions	174.96
TOTAL BALANCE DUE	\$174.96

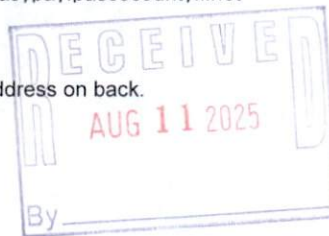
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Account # 0010530
Customer # 01153709
Balance Forward 0.00
Current Transactions 174.96

Total Balance Due \$174.96
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607-2529

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011537098001053012283889370000174969



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97 0 1
04-41430

LONGLEAF CDD

Service Address: **3141 DELAND STREET**

Bill Number: 22842919

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0199135	01153708
Please use the 15-digit number below when making a payment through your bank	
019913501153708	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Water	220671323	6/24/2025	1574	7/24/2025	1618	30	44

Usage History

July 2025	44
June 2025	81
May 2025	106
April 2025	116
March 2025	63
February 2025	75
January 2025	80
December 2024	81
November 2024	52
October 2024	27
September 2024	22
August 2024	25

Transactions

Previous Bill	1,251.28
Payment 07/25/25	-1,251.28 CR
Balance Forward	0.00
Current Transactions	
Water	
Water Base Charge	10.60
Water Tier 1 5.0 Thousand Gals X \$2.10	10.50
Water Tier 2 5.0 Thousand Gals X \$3.34	16.70
Water Tier 3 5.0 Thousand Gals X \$6.69	33.45
Water Tier 4 29.0 Thousand Gals X \$9.02	261.58
Sewer	
Sewer Base Charge	22.57
Sewer Charges 44.0 Thousand Gals X \$6.94	305.36
Total Current Transactions	660.76
TOTAL BALANCE DUE	\$660.76

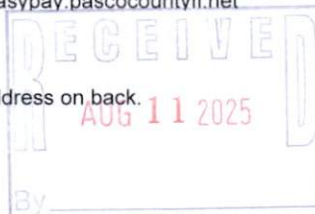
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Account #	0199135
Customer #	01153708
Balance Forward	0.00
Current Transactions	660.76

Total Balance Due	\$660.76
Due Date	8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607-2529

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011537081019913542284291950000660769



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96 0 1
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LONGLEAF CDD

Service Address: **0 LONZALO WAY & MARSHA DR**

Bill Number: 22838929

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010985	01153707
Please use the 15-digit number below when making a payment through your bank	
001098501153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	08069899	6/24/2025	4613	7/24/2025	4659	30	46

Usage History

	Reclaimed
July 2025	46
June 2025	85
May 2025	65
April 2025	65
March 2025	75
February 2025	70
January 2025	74
December 2024	71
November 2024	63
October 2024	41
September 2024	56
August 2024	77

Transactions

Previous Bill	68.85
Payment 07/25/25	-68.85 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	46 Thousand Gals X \$0.81 37.26
Total Current Transactions	37.26
TOTAL BALANCE DUE	\$37.26

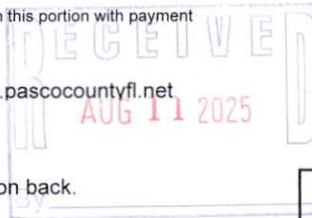
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Account # 0010985
Customer # 01153707
Balance Forward 0.00
Current Transactions 37.26

Total Balance Due \$37.26
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
2005 PAN AM CIRCLE STE 300
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011537074001098592283892970000037266



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95 0 1
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LONGLEAF CDD

Service Address: **0 FENCELINE & DURRANCE**

Bill Number: 22838928

Billing Date: 8/7/2025

Billing Period: 6/24/2025 to 7/24/2025

**Pending Board of County Commissioners approval new rates, fees, and charges
take effect Oct. 1, 2025.**

Account #	Customer #
0010980	01153707
Please use the 15-digit number below when making a payment through your bank	
001098001153707	

Service	Meter #	Previous		Current		# of Days	Consumption in thousands
		Date	Read	Date	Read		
Reclaim	190101963	6/24/2025	6589	7/24/2025	6667	30	78

Usage History

	Reclaimed
July 2025	78
June 2025	145
May 2025	111
April 2025	109
March 2025	127
February 2025	120
January 2025	130
December 2024	125
November 2024	109
October 2024	71
September 2024	96
August 2024	132

Transactions

Previous Bill	117.45
Payment 07/25/25	-117.45 CR
Balance Forward	0.00
Current Transactions	
Reclaimed	
Reclaimed	78 Thousand Gals X \$0.81 63.18
Total Current Transactions	63.18
TOTAL BALANCE DUE	\$63.18

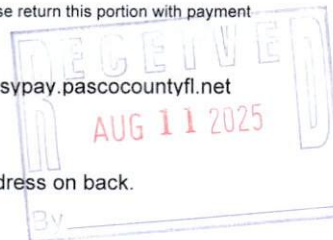
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Account # 0010980
Customer # 01153707
Balance Forward 0.00
Current Transactions 63.18

Total Balance Due \$63.18
Due Date 8/25/2025

10% late fee will be applied if paid after due date

**The Total Due will be electronically
transferred on 08/25/2025.**

LONGLEAF CDD
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011537074001098042283892800000063182

Total	\$1,105.00
Payments/Credits	\$0.00
Balance Due	\$1,105.00



Aquatic Weed Control, Inc.

P.O. Box 593258
Orlando, FL 32859

Phone: 407-859-2020
Fax: 407-859-3275

Invoice

Date	Invoice #
8/1/2025	112404

Bill To

Longleaf CDD
c/o Inframark
2005 Pan Am Cir, Unit 300
Tampa, FL 33067

Customer P.O. No.	Payment Terms	Due Date
	Net 30	8/31/2025

Description	Amount
Monthly waterway service for the month this invoice is dated for: (35) ponds, (12) mitigation areas and (8) ponds in neighborhood 5.	2,780.00

Thank you for your business.

Total	\$2,780.00
Payments/Credits	\$0.00
Balance Due	\$2,780.00



INVOICE

Lisa Castoria
Longleaf Community Development District
2654 Cypress Ridge Blvd
Suite 101
Wesley Chapel, FL 33544

July 30, 2025
Project No: 00013919-00
Invoice No: 26202

Project 00013919-00 Longleaf CDD Interim District Engineering Services
Review of quotes for skimmers, grate replacements and asphalt repairs. Prepare reports summarizing repairs required and quotes received. Site meeting with Park Director regarding pond erosion in N5. Coordinate with pavement marking contractor around school.

Services current through July 25, 2025

Phase 0010 Civil Engineering
Task 0001 General Engineering Services

Professional Personnel

	Hours	Rate	Amount	
Director I	8.75	280.00	2,450.00	
Totals	8.75		2,450.00	
Total Labor				2,450.00
		Total this Task		\$2,450.00
		Total this Phase		\$2,450.00
		Total this Invoice		\$2,450.00

BBE/L
inframarkcms@payableslockbox.com

Billing Backup

Wednesday, July 30, 2025

BGE, Inc.

Invoice 26202 Dated 7/30/2025

10:32:03 AM

Project	00013919-00	Longleaf CDD Interim District Engineering Services
Phase	0010	Civil Engineering
Task	0001	General Engineering Services

Professional Personnel

		Hours	Rate	Amount	
Director I					
Chang, Philip	6/30/2025	.50	280.00	140.00	
Chang, Philip	7/8/2025	2.50	280.00	700.00	
Chang, Philip	7/9/2025	.50	280.00	140.00	
Chang, Philip	7/16/2025	2.75	280.00	770.00	
Chang, Philip	7/17/2025	1.50	280.00	420.00	
Chang, Philip	7/21/2025	.50	280.00	140.00	
Chang, Philip	7/22/2025	.50	280.00	140.00	
Totals		8.75		2,450.00	
Total Labor					2,450.00

Total this Task **\$2,450.00**

Total this Phase **\$2,450.00**

Total this Project **\$2,450.00**

Total this Report **\$2,450.00**

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

INVOICE PAYABLE UPON RECEIPT

COASTAL WASTE & RECYCLING INC
1840 NW 33RD STREET
POMPANO BEACH, FL 33064
Clearwater Office: 727-561-0360
Ft. Myers Office: 954-947-4000
Orlando Office: 407-905-9200
Sarasota Office: 941-922-3417



BILL TO: LONG LEAF CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

INVOICE NO.	SW0001084451
CUSTOMER NO.	16951
DATE	8/1/25
CUSTOMER PO NO.	
SITE	0001
DUE DATE	8/31/25
INVOICE TOTAL	\$10,435.95

Phone: 954-947-4000 • Web: www.coastalwasteinc.com

DATE	DESCRIPTION	REFERENCE	RATE	QTY	AMOUNT
	(0001) LONG LEAF CDD STARKEY BLVD & COUNTY RD 54 NEW PORT RICHEY, FL				
	SERV #4 96 GALLON MSW - 0.45YD				
8/1/25	MONTHLY - WASTE COLLECTION 8/1/2025 - 8/31/2025		10,432.00	1.00	10,432.00
8/1/25	ADMIN FEE - MONTHLY 8/1/2025 - 8/31/2025		3.95	1.00	3.95
	SITE TOTAL				10,435.95

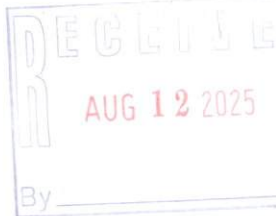
PAYMENTS MADE BY CREDIT CARD OR DEBIT CARD ARE SUBJECT TO A 2.55% SERVICE FEE

Current	31 - 60 Days	61 - 90 Days	Over 90 Days	Total Balance	INVOICE TOTAL	\$10,435.95
10435.95	10435.95	0.00	0.00	20871.90	TOTAL DUE	\$20,871.90

Please return this portion with payment.



COASTAL WASTE & RECYCLING INC
1840 NW 33RD STREET
POMPANO BEACH FL 33064



4732 1 MB 0.672 15/225 005970 0001:0002



LONG LEAF CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008



Invoices can be paid via Credit Card or ACH.

To view invoices online and manage payments on your account, visit our website, www.coastalwasteinc.com, to sign up for online bill pay. To have invoices emailed to you, please return an email address with this payment.

Billing email: _____

Company Code	SW	Customer No.	16951	Site No.	0001
Invoice No.	SW0001084451	INVOICE TOTAL	\$10,435.95		

Please Remit Payment to Address Below



COASTAL WASTE & RECYCLING INC
PO BOX 632201
CINCINNATI OH 45263-2201

0025756SW0169510001SW000108445100010435958



INVOICE

INV-000119

Balance Due
\$566.99

Electro Sanitation Services

1750 Paladino Court
Odessa Florida 33556
U.S.A
electrosanitationservices@gmail.com

Invoice Date : 03 Aug 2025

Terms : Due on Receipt

Due Date : 03 Aug 2025

Longleaf CDD C/O Lisa Castoria

#	Description	Qty	Rate	Amount
1	9 visits @ \$60 per visit 7/1-7/31	1.00	540.00	540.00
2	Trash Bags	1.00	26.99	26.99
Sub Total				566.99
Total				\$566.99
Balance Due				\$566.99

We appreciate your business!

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Longleaf

Board Meeting Date: August 5, 2025

	Name	In Attendance Please X	Paid
1	Evalyn Oreto	x	\$200
2	Veronica Johnson	x	\$200
3	Lindsay Moore		no
4	Jay Wijnmaalen	x	\$200
5	Mike Ryan	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Lisa Castoria

8/8/2025

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****



LONGLEAF CDD COURTS Account Number:
727-375-5530-060418-5
 PIN:
9839

Billing Date:
Aug 01, 2025
 Billing Period:
Aug 01 - Aug 31, 2025

Hi LONGLEAF CDD COURTS,

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

Bill history

Previous balance	\$125.98
Payment received by Aug 01, thank you	-\$125.98

Service summary

	Previous month	Current month
Bundle	\$125.98	\$125.98
Total services	\$125.98	\$125.98
Total balance		\$125.98

Total balance

\$125.98

Auto Pay is scheduled

Aug 25

Manage your account, payments, and services anytime, anywhere with the MyFrontier app. Download your free app today. To learn more visit frontier.com/myfrontierapp

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 01 08042025 NNNNNNNN 01 000849 0005

LONGLEAF CDD COURTS
 2005 PAN AM CIR STE 300
 TAMPA FL 33607-6008



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



53000972737555300604180000000000000000125985



LONGLEAF CDD COURTS

Account Number:

727-375-5530-060418-5

Billing Date:

Aug 01, 2025

Page 3/4

PIN:

9839

Billing Period:

Aug 01 - Aug 31, 2025

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



Bundle

Monthly Charges

08.01-08.31

FiberOptic Internet 25/25 Static

\$125.98

Bundle Total

\$125.98

Total current month charges

\$125.98

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



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE

INVOICE#

155221

DATE

8/1/2025

CUSTOMER ID

C2284

NET TERMS

Due On Receipt

PO#**DUE DATE**

8/1/2025

BILL TO

Longleaf CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: August 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	1,875.00		1,875.00
Administration	1	Ea	750.00		750.00
District Management	1	Ea	2,166.67		2,166.67
On-site Services	1	Ea	6,166.67		6,166.67
Subtotal					10,958.34

Subtotal

\$10,958.34

Tax

\$0.00

Total Due

\$10,958.34

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.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Longleaf

Board Meeting Date: August 5, 2025

	Name	In Attendance Please	Paid
1	Evalyn Oreto	x	\$200
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5	Mike Ryan	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Lisa Castoria

8/8/2025

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Longleaf

Board Meeting Date: August 5, 2025

	Name	In Attendance Please	Paid
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5	Mike Ryan	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Lisa Castoria

8/8/2025

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Longleaf CDD
c/o MERITUS DISTRICTS
2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33607

July 29, 2025

Client: 001030

Matter: 000001

Invoice #: 26863

Page: 1

RE: General Matters

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
6/4/2025	VKB	PREPARE FOR AND ATTEND PORTION OF BOARD MEETING VIA TEAMS.	0.5	\$152.50
6/19/2025	VKB	REVIEW ADOPTED PRELIMINARY BUDGET; REVIEW AND REVISE MAILED NOTICE LETTER AND NEWSPAPER NOTICES FOR PUBLIC HEARING ON O/M BUDGET AND ASSESSMENTS; DRAFT EMAIL TO DISTRICT MANAGER RE: SAME.	1.2	\$366.00
Total Professional Services			1.7	\$518.50

July 29, 2025
Client: 001030
Matter: 000001
Invoice #: 26863

Page: 2

Total Services	\$518.50	
Total Disbursements	\$0.00	
Total Current Charges		\$518.50
Previous Balance		\$376.00
Less Payments		(\$376.00)
PAY THIS AMOUNT		\$518.50

Please Include Invoice Number on all Correspondence



Truly Nolen Branch 059
4842 N Florida Ave, 2nd Floor
Tampa, FL 33603
813-232-3237

Invoice

ORDER #: 590291158

WORK DATE: 08/11/2025

BILL-TO 59023385

Longleaf C.D.D.
C/o Meritus
2005 Pan Am Cir Ste 300
Tampa, FL 33607-6008

Phone: 813-397-5120

LOCATION 59023385

Longleaf C.D.D.
James Chambers
3141 Deland St
New Port Richey, FL 34655-2173

Phone: 727-846-3689

Mobile: 727-846-3689

Time In: 08/11/2025 06:02:24 AM

Time Out: 08/11/2025 06:13:19 AM

Customer Signature

Key Account

After hours service.

Technician Signature

Dan Miller

Daniel Miller

License #:

Purchase Order	Terms	Service Description	Quantity	Amount
None	NET 15	Pest Commercial Rodent Monthly	1.00	30.00
Subtotal				30.00
Tax				0.00
Total Due:				30.00

TECHNICIANS

Daniel Miller

GENERAL COMMENTS / INSTRUCTIONS

Monthly bait box service with 4 leased boxes
Inspected and replaced bait in exterior rodent bait stations.

CONDITIONS / OBSERVATIONS	Reported	Severity	Responsibility	Reviewed
<i>None Noted.</i>				

PRODUCTS APPLICATION SUMMARY

Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Final All-Weather Blox.		12455-89	0.0050%	n/a	Brodifacoum	4.0000 Each	0.1764 Pounds
Target Pests: Rodents							

PEST ACTIVITY	# Areas	# Devices	Pest Totals
<i>None Noted.</i>			

DEVICE INSPECTION SUMMARY

Reminder: Please call Truly Nolen Branch 059 at 813-232-3237 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 813-232-3237.



Truly Nolen Branch 059
4842 N Florida Ave, 2nd Floor
Tampa, FL 33603
813-232-3237

Invoice

ORDER #: 590290311

WORK DATE: 08/11/2025

BILL-TO 59023385

Longleaf C.D.D.
C/o Meritus
2005 Pan Am Cir Ste 300
Tampa, FL 33607-6008

Phone: 813-397-5120

LOCATION 59023385

Longleaf C.D.D.
James Chambers
3141 Deland St
New Port Richey, FL 34655-2173

Phone: 727-846-3689
Mobile: 727-846-3689

Time In: 08/11/2025 05:42:52 AM
Time Out: 08/11/2025 06:02:10 AM

Customer Signature

Key Account

After hours service.

Technician Signature

Dan Miller

Daniel Miller

License #:

Purchase Order	Terms	Service Description	Quantity	Amount
None	COD	Pest Monthly Commercial	1.00	78.00
Subtotal				78.00
Tax				0.00
Total Due:				78.00

TECHNICIANS

Daniel Miller Steven Fuhs

GENERAL COMMENTS / INSTRUCTIONS

Inspected and treated interior areas for insect pests including lobby, kitchen, bathrooms and common areas. Treated exterior perimeter areas including windows and doors.

CONDITIONS / OBSERVATIONS	Reported	Severity	Responsibility	Reviewed
<i>None Noted.</i>				

PRODUCTS APPLICATION SUMMARY

Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Advance 375A Granular Ant Bait. Target Pests: Ants		499-370	0.0100%	0.0100	Abamectin B1	2.0000 Ounce	0.1250 Pounds
Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
CrossCheck PL Granular. Target Pests: Ants		279-3168-10404	0.2000%	0.2000	Bifenthrin	2.0000 Pounds	2.0000 Pounds
Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
MicroCare Pressurized Insecticide. Target Pests: Spider		499-539	3.0000%	n/a	Pyrethrins; Piperonyl Butoxide	4.0000 Seconds	4.8000 Milliliters
Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
NiBor-D.		64405-8	98.0000%	98.0000	Disodium Octaborate Tetrahydrate	2.0000 Ounce	0.1250 Pounds

Reminder: Please call Truly Nolen Branch 059 at 813-232-3237 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 813-232-3237.



Truly Nolen Branch 059
4842 N Florida Ave, 2nd Floor
Tampa, FL 33603
813-232-3237

Invoice

ORDER #: 590290311

WORK DATE: 08/11/2025

PRODUCTS APPLICATION SUMMARY

Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Target Pests: Cockroaches							
Material	Lot #	EPA #	A.I. %	A.I. Conc.	Active Ingredient	Finished Qty	Undiluted Qty
Sumari Insecticide		1021-2827	7.1000%	0.1110	Clothianidin; Pyriproxyfen	1.0000 Gallon	2.0182 Fluid Ounce
Target Pests: Ants							

PEST ACTIVITY

# Areas	# Devices	Pest Totals
---------	-----------	-------------

None Noted.

DEVICE INSPECTION SUMMARY

PEST RED ZONE

1. Cabinets & Closets
2. Kitchen
3. Bathrooms
4. Lobby
5. Drains

PEST YELLOW ZONE

1. Eaves & Soffits
2. Cracks & Crevices
3. Establish Perimeter Barrier
4. Windows
5. Doors
6. Wasp Nests
7. Lighting Fixtures
8. Downspouts

PEST GREEN ZONE

1. Driveway & Walkway Edges
2. Fence Line
3. Refuse Collection Areas

Reminder: Please call Truly Nolen Branch 059 at 813-232-3237 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 813-232-3237.



Truly Nolen Branch 059
4842 N Florida Ave, 2nd Floor
Tampa, FL 33603
813-232-3237

Invoice

ORDER #: 590290311

WORK DATE: 08/11/2025

4. **Utility Areas**
5. **Dense Shrubbery**

Reminder: Please call Truly Nolen Branch 059 at 813-232-3237 with any questions. Thank you.

Warning: Pesticides can be harmful. Keep children and pets away from pesticide applications until dry, dissipated or aerated. For more information contact Truly Nolen Exterminating at 813-232-3237.

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Longleaf

Board Meeting Date: August 5, 2025

	Name	In Attendance Please X	Paid
1	Evalyn Oreto	x	\$200
2	Veronica Johnson	x	\$200
3	Lindsay Moore		no
4	Jay Wijnmaalen	x	\$200
5	Mike Ryan	x	\$200

The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Lisa Castoria

8/8/2025

District Manager Signature

Date

**** PLEASE RETURN SIGNED DOCUMENT TO LORI BINGLE ****



INVOICE

INVOICE #	INVOICE DATE
972690	7/31/2025
TERMS	PO NUMBER
Net 30	

Bill To:

Longleaf CDD
c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Longleaf CDD**Address:** 3141 Deland St
New Port Richey, FL 34655**Invoice Due Date:** August 30, 2025**Invoice Amount:** \$21,265.00

Description	Current Amount
Monthly Landscape Maintenance July 2025	\$21,265.00

Monthly Landscape Base \$16,478.96

Addendum 2 \$ 4,456.00

Addendum 3 \$ 330.00

Excellence

Invoice Total \$21,265.00

IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.



INVOICE

INVOICE #	INVOICE DATE
973330	8/1/2025
TERMS	PO NUMBER
Net 30	

Bill To:

Longleaf CDD
c/o Inframark
2005 Pan Am Circle
Suite 300
Tampa, FL 33607

Remit To:

Yellowstone Landscape
PO Box 101017
Atlanta, GA 30392-1017

Property Name: Longleaf CDD**Address:** 3141 Deland St
New Port Richey, FL 34655**Invoice Due Date:** August 31, 2025**Invoice Amount:** \$21,265.00

Description	Current Amount
Monthly Landscape Maintenance August 2025	\$21,265.00

Monthly Landscape Base \$16,478.96

Addendum 2 \$ 4,456.00

Addendum 3 \$ 330.00

Excellence

Invoice Total \$21,265.00

IN COMMERCIAL LANDSCAPING

Should you have any questions or inquiries please call (386) 437-6211.

Himes Electrical Service, Inc.

Invoice

P. O. Box 516
Lutz, Florida 33548

Date	Invoice
8/1/2025	24982

Bill To
Longleaf CDD c/o Inframark 2005 Pan Am Circle, Ste 300 Tampa, FL 33607

Ship To
Longleaf CDD 3141 Deland Ave. Trinity, FL 34655

Work Order	Purchase Order	Terms	Due Date	Rep
13392		Net 30	8/31/2025	JKH

Quantity	Description	Rate	Amount
1	Service Call 7/25, 7/31	45.00	45.00
1.75	Electrician	95.00	166.25
1	Materials - Lithonia LED light fixture	481.50	481.50
	Replaced LED light fixture at far side of pool area.		
	All work is complete.		

Thank you for your business.

Total	\$692.75
Payments/Credits	\$0.00
Balance Due	\$692.75

Phone #	Fax #
813-909-1927	813-909-9776

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

INVOICE
#080125-1

To: Longleaf CDD
2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Date: August 1, 2025

Replaced a deteriorated grate to a painted steel Type "E" grate on the inlet structure near 3807 Herlong street.

TOTAL DUE \$2,200

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

INVOICE
#073025-1

To: Longleaf CDD
2654 Cypress Ridge Blvd., Suite 101
Wesley Chapel, FL 33544

Date: July 30, 2025

Pickerell Place – Type G Grate

Contract amount	\$4,200
Work completed (100%)	\$4,200
Previously paid	(\$2,100)

TOTAL DUE \$2,100



TRINITY PRESSURE WASHING & PROPERTY MAINTENANCE PRESSURE WASHING ROOF CLEANING,
DRYER VENT CLEANING, GUTTER CLEANING, WINDOW AND SCREEN CLEANING, PAVER SEALING, POOL
CAGE AND POOL DECK CLEANING, DRIVEWAYS AND SIDEWALKS CLEANING, HAULING TO DUMP, TREE
TRIM, MINOR HANDYMAN, CHRISTMAS LIGHTS AND HOLIDAY LIGHTS

JUAN GONZALEZ

7275348468

JGONZ4964@AOL.COM

INVOICE

AUG 1, 2025

BILL TO: Longleaf CDD July Monthly
Maintenance.

3141 Deland St New Port Richey Fl, 34655
727-247-5791

NUMBER: INV08012025

DATE: Aug 1, 2025

DUE DATE: Aug 29, 2025

Description	Quantity	Unit price	Amount
LONGLEAF CDD MONTHLY MAINTENANCE OF KEY REPAIR AT KIOSK 1,2,3 AND CLEANING OF ALL BUGS, SPIDER WEBS, WASP NEST OF ALL EXTERIOR WALLS AND WIPE DOWN MAILBOXES	1	\$250.00	\$250.00
LONGLEAF CDD MONTHLY MAINTENANCE OF CLEANING TRASH CANS BEHIND TOWN HALL AND TRASH CAN AREA, RAKING OF ARTIFICIAL GRASS AT PLAYGROUND AND BLOWING OFF DEBRI AT TENNIS COURTS AND BASKETBALL COURTS	1	\$275.00	\$275.00
LONGLEAF CDD VETERAN FIELD RAKING OF BALL FIELD INFIELD CLAY.	1	\$75.00	\$75.00

SUBTOTAL: \$600.00

TOTAL: \$600.00

PAID: \$0.00

Payment instructions

Check Venmo Zelle Cash

BALANCE DUE \$600.00

THANK YOU FOR YOUR BUSINESS



JUAN GONZALEZ
TRINITY PRESSURE WASHING & PROPERTY MAINTENANCE PRESSURE WASHING ROOF CLEANING, DRYER VENT
CLEANING, GUTTER CLEANING, WINDOW AND SCREEN CLEANING, PAVER SEALING, POOL CAGE AND POOL DECK
CLEANING, DRIVEWAYS AND SIDEWALKS CLEANING, HAULING TO DUMP, TREE TRIM, MINOR HANDYMAN,
CHRISTMAS LIGHTS AND HOLIDAY LIGHTS
7275348468
JGONZ4964@AOL.COM

INVOICE

JUL 19, 2025

BILL TO: Longleaf CDD Pressure Washing And Misc
Work

NUMBER: INV07212025

DATE: Jul 19, 2025

DUE DATE: Sep 11, 2025

Description	Quantity	Unit price	Amount
JULY 20, 2025 FIXED A LOOSE BOARD TOP OF TRELLIS RIGHT SIDE ON STARKEY GOING TO HWY 54. ALSO FIXED STONES MIDDLE TRELLIS THAT A CAR HIT AND LOOSE STONES ON TRELLIS NETTED TO BANK.	1	\$300.00	\$300.00
JULY 23,2025 PAINTED CURBING RED FIRE LANE IN FRONT OF FIRE HYDRANT AT 10408 MT DORA.	1	\$150.00	\$150.00
JULY 23, 2025 PAINTED CURBING NEXT TO 10226 NICKLAUS DR EXTENDED YELLOW NO PARKING DUE CARS PARKING AND AVOID INCOMING TRAFFIC FROM NICKLAUS TO PALLADIO.	1	\$150.00	\$150.00
JULY 30, 2025 HELP JIM INSTALL THE SAIL SHADE CLOSER TO FRONT OF TOWN HALL. TOOK MORE TIME THEN ANTICIPATED TO GET ALL CORNERS IN LINE WITH SAIL THEN USED A RACKET STRAP TO TIGHT ALL FOUR CORNERS THEN TIGHTEN U BOLTS.	1	\$200.00	\$200.00
AUGUST 7,2025 KIOSK 3 SOFTWASH AND PRESSURE WASHING. WE COVERED ALL MAILBOXES WITH GARAGE BASS TO PROTECT MAIL FROM GETTING WET THEN WE SOFTWASHED KIOSK 3 AND PRESSURE WASHED CONCRETE, CLEANED LONGLEAF SIGN ON THE LEFT AND CLEANED UNDERNEATH THE GARBAGE CAN.	1	\$300.00	\$300.00
AUGUST 7, 2025 REMOVED GRAFFITI AT KIOSK 3 BACK BULLETIN BOARD, REMOVED GRAFFITI BACK SIDE OF A SIGN ON MARSHA AND STARKEY RD LEFT SIDE WHEN YOUR LEAVING, REMOVED GRAFFITI ON VANEER COLUMN STONES RIGHT SIDE OF MARSHA AND STARKEY NEXT TO THE WHITE VINYL FENCE AS YOUR LEAVING THE NEIGHBORHOOD , USED PAINT REMOVER THEN HAD TO DO AN ACID WASH TO REMOVE PAINT.	1	\$100.00	\$100.00

Description	Quantity	Unit price	Amount
AUGUST 7,2025 TRI COUNTY RENTAL ON GUNN HWY RENTED A BUCKET LIFT TO FIX BASEBALL BACKSTOP AT VETERANS FIELD.	1	\$250.00	\$250.00
AUGUST 8,2025 FIXED BASEBALL BACKSTOP AT VETERANS FIELD.	1	\$250.00	\$250.00
AUGUST 8,2025 INSTALLED A NEW ROPE AND FLAG AT VETERANS FIELD AND NEW ROPE AT PIONEER GREEN ON TOWN AVE IN FRONT OF TOWN HALL.	2	\$50.00	\$100.00
AUGUST 8,2025 TOWN HALL POOL STRAIN ALL FURNITURE AND BLEW OFF ALL DEBRI ON POOL DECK.	1	\$40.00	\$40.00
AUGUST 8, 2025 PURCHASED ANT BAIT AT WALMART FOR KIOSK 1, RESIDENTS WHERE COMPLAINING ABOUT ANTS AT KIOSK ENTRANCE.	2	\$4.50	\$9.00
		SUBTOTAL:	\$1,849.00
		TOTAL:	\$1,849.00
		PAID:	\$0.00
Payment instructions Check Venmo Zelle Cash		BALANCE DUE	\$1,849.00