

**CARLTON LAKES
COMMUNITY DEVELOPMENT
DISTRICT**

AUGUST 13, 2025

AGENDA PACKAGE



313 CAMPUS ST
CELEBRATION, FL 34747

Carlton Lakes Community Development District

Board of Supervisors
Freddy Barton, Chairman
Rena Vance, Vice Chairman
Nicholle Palmer, Assistant Secretary
Elizabeth Morales Diaz, Assistant Secretary

District Staff
Kristee Cole District Manager
Kathryn (“KC”) Hopkinson, District Counsel
David Hamstra, District Engineer
Fredrick Levatte, Onsite Manager
Gabe Montagna, District Inspections
Matt Jones, Crosscreek Environmental
Epifanio Carvajal, Pine Lake Landscape

Revised Meeting Agenda Wednesday, August 13, 2025 – 6:00 p.m.

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

- 1. Pledge of Allegiance**
- 2. Call to Order and Roll Call**
- 3. Adoption of the Agenda**
- 4. Audience Comments on Agenda – Three (3) Minute Time Limit**
- 5. Staff Reports**
 - A. Aquatics Report Page 3
 - B. Field Inspection Report..... Page 6
 - C. Landscape Inspection Report
 - D. District Counsel
 - E. District Engineer
 1. Consideration of Weir Bid Proposal Page 10
 - F. District Manager
 - G. Onsite Manager
 1. Onsite Manager Report
- 6. Business Items**
 - A. Public Hearing on the Final Budget for Fiscal Year 2025-2026
 1. Consideration of Resolution 2025-03, Adopting the Final Budget for Fiscal Year 2025-2026..... Page 99
 - B. Public Hearing on Levying the O&M Assessment
 1. Consideration of Resolution 2025-04, Levying the O&M Assessment Page 122
 - C. Consideration of Resolution 2025-05, Adopting the Fiscal Year 2025-2026 Meeting Schedule Page 125
 - D. Consideration of Resolution 2025-06, Adopting the Goals and Objectives Page 127
- 7. Business Administration**
 - A. Consideration of the Regular Meeting Minutes from July 9, 2025..... Page 132
 - B. Consideration of July 2025 Check Register..... Page 135
- 8. Supervisor Requests**
- 9. Audience Comments – Three - (3) Minute Time Limit**
- 10. Adjournment**

The next meeting is scheduled for Wednesday, September 10, 2025, at 6:00 p.m.

District Office
Inframark
313 Campus St.
Celebration, Florida 34747

Meeting Location:
Carlton Lakes Clubhouse
11404 Carlton Fields Drive
Riverview, FL 33579



TREATMENT REPORT

Customer

Carlton Lakes CDD

Date:

07/08/2025

Time:

02:24:15 PM

Technician:

Earl Yhan

Lake	Algae	Submersed Weeds	Grasses	Floating Weeds	Bacteria	Blue Dye	Trash Pickup	Inspection	Water Level	Erosion
1	X	X	X	X			X	X	Normal	
2	X	X	X	X			X	X	Normal	
3	X	X	X	X			X	X	Normal	
4	X	X	X	X			X	X	Normal	
5	X	X	X	X			X	X	Normal	
6	X	X	X	X			X	X	Normal	
7	X	X	X	X			X	X	Normal	

Additional Comments

Good day Carlton Lakes CDD, my name is Earl Yhan from crosscreek environment, today I had the pleasure of servicing your lakes. Also no one was present for me to sign in at the office. Lakes water level are increasing due to the rainy season. I also check all drainage for clogging and debris. Then I picked up all trash from around lakes shoreline that was reachable. Then I treated all filamentous algae, submersed weeds, floating weeds, torpedo grasses and alligator weeds throughout lakes. Lakes are in good shape. Please give treatment a couple days to see best results. Thanks have a good day.

Project Photos



Additional Services:

Shoreline Restoration
 Erosion Control
 Lake Maintenance
 Invasive Removal
 Florida Native Plantings
 Wetland Management

Email

kristee.cole@inframark.com

Matt@crosscreekenv.com

Office Email

admin@crosscreekenv.com; matt@crosscreekenv.com; fernando@crosscreekenv.com;
 jim@crosscreekenv.com; gail@crosscreekenv.com; carleigh@crosscreekenv.com;
 dan@crosscreekenv.com; kyla@crosscreekenv.com

CARLTON LAKES CDD INSPECTION

Monday, July 28, 2025

Prepared For Board Of Directors

11 Items Identified



Item 1- Pool

Assigned To Onsite Manager

Please have the pool vendor wrap up the hose after each service.



Item 2- Clubhouse

Assigned To Onsite Manager

Please have the vendor collect his material after each service.



Item 3- Pool Deck

Assigned To District Manager

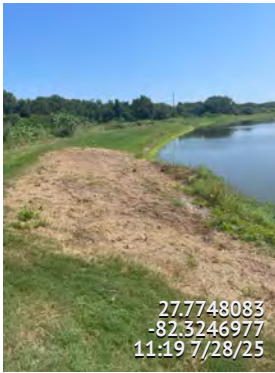
I recommend asking for a proposal to clean up the palms around the pool deck.



Item 4- In Front Of Clubhouse

Assigned To Onsite Manager

Please reach out to vendors to have this dog station reset.



Item 5- Pond 6

Assigned To District Manager

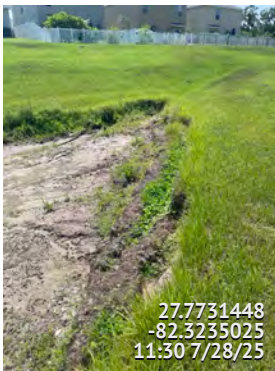
Clean up around pond 6 looks great.



Item 6- Pond 6

Assigned To District Manager

Will continue to monitor, it has opened up more.



Item 7- Pond 6

Assigned To District Manager

Erosion is starting to open up along pond 6.



Item 8- Community

Assigned To Pine Lake Nursery

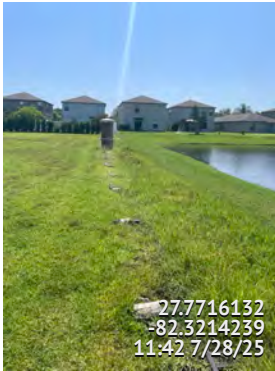
Please have the crew clear out the barriers throughout the community.



Item 9- 11132 Leland Groves

Assigned To District Manager

Depression has gotten bigger, will continue to monitor it.



Item 10- Open Field

Assigned To Pine Lake Nursery

Pine lake will be weed whacking the fence line.



Item 11- Open Field

Assigned To Onsite Manager

The fence vendor will have to come and remove materials.

BID FORM

Unit Abbreviations:



Carlton Lakes Community Development District (CDD)

LS = Lump Sum
AC = Acre
CY = Cubic Yard
EA = Each

LF = Linear Feet
SY = Square Yard
TN = Ton
AL = Allowance

POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

Line No.	Pay Item No.	Item Description	Estimated Quantity	Unit	Unit Price (In Numbers)	Total Price (In Numbers)
Stormwater Improvements						
1	101-1	Mobilization/Demobilization (Not To Exceed 10% of Item Nos. 2-11)	1	LS	\$16,972.50	\$16,972.50
2	110-1-1	Clearing and Grubbing (Includes Demolition/Removal of Existing Weir Wall)	0.25	AC	\$70,000.00	\$17,500.00
3	120-1	Excavation and Embankment	750	CY	\$32.50	\$24,375.00
4	425-1551	Inlets, Ditch Bottom, Type E, <10'	2	EA	\$11,250.00	\$22,500.00
5	430-175-118	Pipe Culvert, Optional Material, Other Shape - Ellip/Arch, 30" S/CD (ERCP) (Class HE III)	75	LF	\$750.00	\$56,250.00
6	430-982-633	Mitered End Section, Optiona-Elliptical/Arch, 30" S/CD	2	EA	\$7,500.00	\$15,000.00
7	459-71	Piles, Polyethelene Sheeting	40	SY	\$75.00	\$3,000.00
8	530-3-4	Riprap, Rubble, F&I, Ditch Lining	40	TN	\$300.00	\$12,000.00
9	570-1-1	Performance Turf, Sod	600	SY	\$6.00	\$3,600.00
10	2501	Survey and Layout/As-Built Survey	1	LS	\$8,000.00	\$8,000.00
11	2502	Prevention, Control and Abatement of Erosion and Water Pollution	1	LS	\$7,500.00	\$7,500.00
TOTAL BID AMOUNT						= \$186,697.50
Written Total Bid Amount: "Insert Dollar and Cents Written Amount"						
Notes: <ol style="list-style-type: none"> The Contractor is to verify all quantities prior to BID. All areas disturbed by construction are to be restored to match existing to equal or better condition. Contractor is responsible for staging area and storage of materials. Any additional required permits shall be included under Item 101-1, Mobilization 						

Bid Proposer: "Insert Contractor's Name"



August 11, 2025

PROJECT MANUAL

REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

FOR

***CARLTON LAKES
COMMUNITY DEVELOPMENT DISTRICT***



August 17, 2025

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

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 - a. Form of Construction Agreement
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A. NOTICE OF REQUEST FOR PROPOSALS

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS AND NOTICE OF PUBLIC MEETING TO OPEN PROPOSALS

Pasco County, Florida

The Carlton Lakes Community Development District (“**District**”) hereby requests proposals from firms to provide labor, materials, equipment and construction services necessary for the District’s Pond A Control Structure CS-25A Drainage Improvements (“**Project**”). The Project includes Pond A Control Structure CS-25A Drainage Improvements for the District, including but not limited to, earthwork, grading, stormwater, and other required construction services. The Project is more particularly described in the project manual (“**Project Manual**”), which includes the plans and specifications for the Project prepared by Pegasus Engineering, LLC (“**District Engineer**”). The District is a special-purpose unit of local government established under Chapter 190, *Florida Statutes*, for the purpose of financing, acquiring, constructing, installing, operating and maintaining community infrastructure improvements for the lands within the District.

To be eligible to submit a proposal, and in addition to any other requirements set forth in the Project Manual, an interested firm must hold all required local, state and federal licenses in good standing and be authorized to do business in Pasco County and the State of Florida. **TIME IS OF THE ESSENCE WITH RESPECT TO THE PROJECT.**

The Project Manual, consisting of the instructions to proposers, contract, proposal form, forms of agreement, technical specifications, plans/blueprints, and other materials, will be available from the District Engineer beginning **August 17, 2025** (hard copies are not available due to public health concerns). The Project Manual retrieval process will be as follows:

1. Email the District Engineer at david@pegasusengineering.net. Include in the subject line: “Request Carlton Lakes CDD Pond A Control Structure CS-25A Drainage Improvements Project Manual”
2. Proposer will receive two emails, one from the District Engineer confirming receipt of the request and the other from the Box Link titled Carlton Lakes Pond A Control Structure CS-25A Drainage Improvements containing access instructions. (check your junk mail if not received).
3. Open the email from Box Link and follow instructions to retrieve the Project Manual.

For questions regarding the procedures to retrieve the Project Manual, please call the District Engineer at (407) 992-9160. Please note that phone inquiries are limited to procedural assistance requesting or retrieving the Project Manual; any substantive questions regarding the Project Manual or the Project must be submitted in writing as noted herein.

The District reserves the right in its sole discretion to make changes to the Project Manual up until the time of the proposal opening, and to provide notice of such changes only to those proposers who have indicated their intent to propose by attending the pre-proposal conference (described herein) and registering at that meeting.

There will be a **mandatory pre-proposal conference August 27, 2025 at 10:00 a.m. (EST) at Carlton Lakes, 4000 Estancia Boulevard, Wesley Chapel, Florida 33543.** All interested parties are encouraged to submit questions and comments related to the pre-proposal conference to the District Engineer in advance at david@pegasusengineering.net, to facilitate consideration of such questions and comments during the meeting. Any contractor that does not attend the mandatory pre-proposal conference is ineligible to submit a proposal.

Firms desiring to provide services for this Project must submit one (1) original and one (1) electronic copy (PDF format, Schedule of values in an Microsoft Excel and PDF format, all documents included on a USB flash drive) of the required proposal no later than **September 17, 2025 at 2:00 p.m. (EST)**, at the Office of the District Engineer, 966 Candlelight Boulevard, Brooksville, Florida 34601 (or at an alternative location to be determined and announced). Proposals received after that time will not be considered. Additionally, each Proposer shall supply a proposal bond, or cashier's check, made payable to the District and in the sum equal to five percent (5%) of the total amount of the proposal with its proposal. Proposals shall be in the form provided in the Project Manual and submitted in a sealed envelope, marked with a notation "RESPONSE TO PROPOSAL FOR CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS." The District reserves the right to return unopened to the proposer any proposals received after the time and date stipulated above. Each proposal shall remain binding for a minimum of ninety (90) days after the proposal opening.

Proposals will be evaluated in accordance with the criteria included in the Project Manual. **The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause, and waive minor or technical irregularities in any proposal, as it deems appropriate, and if the District determines in its discretion that it is in the District's best interests to do so.** Any protest of the Project Manual, including, but not limited to the terms and specifications, must be filed with the District within 72 calendar hours (excluding Saturdays, Sundays and state holidays) after the first advertisement of the Request for Proposals, together with a protest bond in a form acceptable to the District and in the amount of \$25,000.00. In the event the protest is successful, the protest bond shall be refunded to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. Failure to timely file a protest, or failure to timely post a protest bond, will result in a waiver of proceedings under Chapter 190, *Florida Statutes*, and other law. Additional requirements for filing a protest can be found in the District's Rules of Procedure, which are available upon request.

The successful proposer will be required upon award to furnish a payment and performance bond for one hundred percent (100%) of the value of the contract (as described in the Project Manual), with a surety acceptable to the District, and in accordance with Section 255.05, *Florida Statutes*.

NOTICE OF SPECIAL MEETING TO OPEN PROPOSALS

Pursuant to Section 255.0518, *Florida Statutes*, the proposals will be publicly opened at a special virtual "Teams" meeting to be held on **September 19, 2025 at 10:00 a.m. (EST)** from the Office of the District Engineer, 301 West State Road 434, Suite 309, Winter Springs, Florida 32708, (407) 992-9160 ext 309. The purpose of the special meeting will be to announce the names of the proposers and pricing. No decisions of the District's Board of Supervisors ("**Board**") will be made at that time. A copy of the agenda for the meeting can be obtained from David Hamstra, P.E., District Engineer, at david@pegasusengineering.net.

Information about how the meeting will occur, assistance connecting to the meeting, or arranging further accommodations for participation, and an electronic copy of the agenda may be obtained by contacting the District Manager Kristee Cole at (813) 397-5120, or by emailing kristee.cole@inframark.com.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. If held in person, there may be occasions when one or more Board Supervisors or staff members will participate by telephone. At the above location will be present a speaker telephone so that any Board Supervisor or staff member can attend the meeting and be fully informed of the discussions taking place either in person or by telephone communication. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Any person requiring special accommodations to participate in this meeting is asked to advise the District Manager's Office at (813) 397-5120, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Any and all questions relative to this Request for Proposals, the Project or the special meeting shall be directed in writing by e-mail only to David Hamstra, P.E., District Engineer, at david@pegasusengineering.net, with e-mail copies to Kristee Cole, District Manager, at kristee.cole@inframark.com, and Kathryn "KC" Hopkinson, District Counsel, at khopkinson@srlegal.com. No phone inquiries please.

David Hamstra, P.E.
District Engineer

B. INSTRUCTIONS TO PROPOSERS

PART I. GENERAL INFORMATION – (B) INSTRUCTIONS TO PROPOSERS

ANY PROTEST OF THIS PROJECT MANUAL MUST BE FILED WITH THE DISTRICT WITHIN 72 HOURS (EXCLUDING SATURDAYS, SUNDAYS AND STATE HOLIDAYS) AFTER THE FIRST ADVERTISEMENT OF THIS REQUEST FOR PROPOSALS, TOGETHER WITH A PROTEST BOND IN A FORM ACCEPTABLE TO THE DISTRICT AND IN THE AMOUNT OF \$25,000.00, AND FOLLOWED WITHIN SEVEN (7) CALENDAR DAYS BY A FORMAL WRITTEN PROTEST STATING WITH PARTICULARITY THE FACTS AND LAW UPON WHICH SUCH PROTEST IS BASED. FAILURE TO TIMELY FILE A PROTEST, OR FAILURE TO TIMELY POST A PROTEST BOND, WILL RESULT IN A WAIVER OF PROCEEDINGS UNDER CHAPTER 190, *FLORIDA STATUTES*, AND OTHER LAW. ADDITIONAL REQUIREMENTS FOR FILING A PROTEST CAN BE FOUND IN THE DISTRICT’S RULES OF PROCEDURE, WHICH ARE AVAILABLE UPON REQUEST.

General Instructions

1. OVERVIEW. Carlton Lakes Community Development District (“**District**”) is seeking proposals (“**Proposal(s)**”) from firms (“**Proposer(s)**”) capable of providing labor, materials, equipment and construction services for its Pond A Control Structure CS-25A Drainage Improvements construction project (“**Project**”). The District is a special-purpose unit of local government established under Chapter 190, *Florida Statutes*, for the purpose of financing, acquiring, constructing, installing, operating and maintaining community infrastructure improvements for the lands within the District, which is located in Hillsborough County, Florida.

As described in more detail in the Project plans and specifications, the Project includes the construction and/or installation of civil site work improvements including, but not limited to, earthwork, grading, roadways, stormwater, potable water, wastewater, and other required construction services for resort residential development. A proposal form spreadsheet in Excel format has been provided for the contractor’s use and should be returned completed along with their hard copy proposal.

TIME IS OF THE ESSENCE WITH RESPECT TO THE PROJECT.

2. DEFINITIONS:

Proposal Documents include the Request for Proposal, Instructions to Proposers, the Official Proposal Form with attachments and the Contract Documents including all items outlined in the Project Manual Table of Contents and any Addenda issued prior to receipt of Proposals.

All definitions set forth in the General Conditions of the Contract for Construction or in other Contract Documents are applicable to the Proposal Documents.

Addenda are written or graphic instruments issued prior to the time and date for receiving Proposals that modify or interpret the Proposal Documents by addition, deletion, clarification, or corrections.

Engineer of Record or District Engineer is retained by the District and will conduct periodic field observations and general review that the Contractor is substantially conforming to the terms of the Contract.

Total Lump Sum Price is a stipulated amount stated in the Proposal as a total price (not to exceed) for all labor, materials, equipment and services to complete the Work as described in the Contract Documents all inclusive for the complete and functioning project from beginning to end.

3. DUE DATE. Sealed Proposals, including one (1) original and one (1) electronic copy (Schedule of Values on Excel as well as all documents in a PDF on a USB flash drive), must be received no later than **September 17, 2025 at 2:00 p.m. (EST)**, at the Office of the District Engineer, 301 West State Road 434, Suite 309, Winter Springs, Florida 32708, (407) 992-9160 ext 309 (“**District Engineer’s Office**”), attention: David Hamstra. Proposals will be publicly opened **September 19, 2025 at 10:00 a.m. (EST)**; provided however, subject to such public opening and announcements, all Proposals may be kept confidential for a period of time to the extent permitted by Florida law.

4. SUMMARY OF SCHEDULE. The District anticipates the following RFP schedule, though dates are subject to change:

DATE/TIME (EST)	EVENT*
August 17, 2025	Notice of RFP Published & Posted
August 17, 2025	Plans and Project Manual Available for Distribution
August 27, 2025 at 10:00 a.m.	Mandatory Pre-proposal Conference
August 17, 2025 through September 10, 2025	Site Inspections Available (Notify District Engineer)
September 10, 2025 at 2:00 p.m.	Deadline for Questions
September 17, 2025 at 2:00 p.m.	Proposals Submittal Deadline
September 19, 2025 at 10:00 a.m.	Public Opening of Proposals (Virtually via “Teams”)
September 22, 2025 through September 30, 2025	Evaluation of Proposals by District Engineer and Prepare Recommendation for the Board’s Approval
October 8, 2025 at 6:00 p.m.	Board Meeting to Discuss Proposals & Award Contract
October 10, 2025	Anticipated “Notice to Proceed”

5. MANDATORY PRE-PROPOSAL CONFERENCE. A mandatory pre-proposal conference will be held regarding the Project **on August 27, 2025 at 10:00 a.m. (EST) at the Carlton Lakes Clubhouse, 11404 Carlton Fields Drive, Riverview, FL 33579.** The mandatory pre-proposal conference may include, but not be limited to, a discussion of contract requirements, inspections, evaluations and submittal requirements. Oral statements shall not be relied upon and will not be binding or legally effective. Any contractor that does not attend the mandatory pre-proposal conference is ineligible to submit a proposal.

6. FAMILIARITY WITH THE LAW. By submitting a Proposal, the Proposer is assumed to be familiar with all federal, state, and local laws, ordinances, rules and regulations that in any manner affect the work. Ignorance on the part of the Proposer will in no way relieve it from responsibility to perform the work covered by the Proposal in compliance with all such laws, ordinances and regulations.

7. INTERPRETATIONS AND ADDENDA; ZONE OF SILENCE. Any and all questions relative to this RFP or the Project shall be directed in writing by e-mail only to David Hamstra, P.E., District Engineer, at david@pegasusengineering.net, with e-mail copies to District Manager, at kristee.cole@inframark.com, and Kathryn "KC" Hopkinson, District Counsel, at khopkinson@srvlegal.com. No phone inquiries please. All questions must be received no later than **September 10, 2025 at 2:00 p.m. (EST)** to be considered. Interpretations or clarifications considered necessary by the District in response to such questions will be issued by addenda e-mailed, faxed or otherwise delivered to all parties recorded as having received the Project Manual. Only questions answered by formal written addenda will be binding. No interpretations will be given verbally. All questions and answers will be distributed to all Proposers via email with the email that was provided by the Proposers at or prior to the mandatory pre-proposal conference. **The failure to register and provide a project contact and project email at or prior to the mandatory pre-proposal conference may result in a Proposer being disqualified.**

Except as set forth in this Section, Proposers should not communicate with any District Supervisor, staff member, or other representative during the submission and evaluation process. **COMMUNICATION WITH ANY DISTRICT REPRESENTATIVE FOR ANY PURPOSE OTHER THAN THOSE EXPRESSLY DESCRIBED HEREIN MAY CAUSE AN INDIVIDUAL FIRM, OR TEAM, TO BE DISQUALIFIED FROM PARTICIPATING.**

Completing the Proposal

8. PROPOSAL FORM. All blanks in the Project Manual must be completed in ink or typewritten. The Proposal shall contain an acknowledgement of receipt of all documents and addenda (the number of which must be filled in on the Affidavit Regarding Proposal). In making its Proposal, each Proposer represents that it has read and understands the Project Manual and that the Proposal is made in accordance therewith, including verification of the contents of the Project Manual against the Table of Contents.

9. PROPOSAL REQUIREMENTS. All Proposals shall include the following information in addition to any other requirements of the Project Manual:

- A. A completed Proposal Form, including but not limited to, the forms addressing: General Information, Personnel & Equipment, Experience & Capacity, Pricing, Construction Schedule, Sworn Statement on Public Entity Crimes, Sworn Statement Regarding Scrutinized Companies, and Affidavit Regarding Proposal.
- B. In connection with completing the Proposal Form, Proposer shall:
 - 1. List position or title and corporate responsibilities of key management or supervisory personnel. For each manager and/or supervisor who will work on the Project:
 - i. Proposer should supply information regarding the Project manager's / supervisor's background and experience with projects similar to the Project. (Supply at least 3 examples of experience on similar projects.)
 - 2. Describe proposed staffing levels required for the Project. Identify the amount of each person's time that will be devoted to the Project.
 - 3. Describe proposed equipment that will be used for the Project. Among other things, provide the following:
 - i. The age of the equipment
 - ii. Whether the equipment is owned or leased/rented
 - iii. Whether the equipment will be pledged to only the Project or also to other projects and, if the latter, what percentage of time the equipment will be available to the Project
 - 4. Provide a list of all subcontractors and suppliers that will be hired by Proposer for the Project. For each subcontractor / supplier, provide the following:
 - i. A description of the subcontractor / supplier's role in the Project.
 - ii. A description of the subcontractor / supplier's background and experience, as it relates to the Project.
 - iii. The subcontractor / supplier's geographic location.
 - 1. For suppliers, identify also the location where the goods will be produced and shipped.
 - iv. At least three references, including identifying the name, address and phone number for the reference.
 - v. For all major subcontractors / suppliers, information regarding the financial capability of the subcontractor / supplier.
 - 5. Describe how the proposed staffing and equipment will be used in order to meet the construction schedule, as proposed by Proposer.
 - 6. Describe at least three projects of similar size and scope to the Project that Proposer has undertaken.

7. Describe previous or currently contracted work with community development districts, other local governments, or state governments.
- C. Information regarding the financial capability of the Proposer. In particular, Proposer should supply a letter of financial capability from a bank or surety.
- D. Pricing for all work, with unit pricing.
- E. Detailed construction schedules for all work, as well as descriptions of how the Proposer intends to use its equipment and personnel to meet those schedules.
- F. Proposed insurance and bonding levels, above and beyond the minimum proposed under the forms of contract. Include Certificate of Insurance and proof that the Proposer is able to obtain payment and performance bonds for 100% of the amount of the Project.
- G. Copies of all major material warranties (e.g., for all large purchases), and proof of assignability.
- H. Proposal bond or other form of security permitted under the Project Manual.
- I. Copies of all applicable business licenses.
- J. Completed copies of all other forms / documents, and all other information, required under the Project Manual.

10. RESPONSIBLE VENDOR DETERMINATION. Proposer is hereby notified that Section 287.05701, Florida Statutes, requires that the District may not request documentation of or consider a vendor's social, political, or ideological interests when determining if the vendor is a responsible vendor.

11. QUALIFICATIONS OF THE PROPOSER. The Proposer shall submit with its Proposal satisfactory evidence of experience in similar work and show that it is fully prepared with the necessary organization, capital, and equipment to complete the work to the satisfaction of the District.

12. INSURANCE. All Proposers shall include as part of the Proposal a current Certificate of Insurance detailing the company's insurance coverage, or some other evidence of insurance or insurability. In the event the Proposer is notified of award, it shall provide proof of insurance in the form required under the form of contract, within fourteen (14) calendar days after notification, or within such approved extended period as the District may grant.

The form of contract sets forth certain minimum insurance requirements. Moreover, these insurance policies shall list, as additional insureds, the following: the District, and their respective members, partners, subsidiaries, affiliates, officers, directors, supervisors, staff, lawyers, managers, engineers, consultants, agents, subcontractors and employees. **PROPOSERS ARE ENCOURAGED TO PROVIDE INSURANCE AMOUNTS HIGHER THAN WHAT IS CALLED**

FOR IN THE MINIMUM REQUIREMENTS. Proposers who are unable to meet the insurance requirements set forth in the form of contract may still apply, but the failure to meet such requirements may result in the District's rejection of the Proposal or deductions in scoring.

13. WARRANTIES. The form of contract includes various warranties that shall be provided by the successful Proposer ("**Contractor**") to the District. Among other requirements, any warranties provided by material suppliers must be assignable to the District. If an assignment of warranty requires the material supplier to consent to same, then the selected Proposer agrees that it will secure the material supplier's consent to assign said warranties to the District. As part of its Proposal, each Proposer should provide copies of any major material warranties to the District (e.g., for all large purchases).

14. FINANCIALS. The Proposer shall include as part of its Proposal proof of financial capability. In the event the Proposer is notified of award, it shall provide sufficient proof of financial capability, including, if requested, audited financial statements from the last three years, as required in the sole discretion of the District.

15. SIGNATURE ON PROPOSAL. In addition to executing all forms, affidavits, and acknowledgments for which signature and notary blocks are provided, the Proposer must correctly sign the Affidavit Regarding Proposals. If the Proposer is a corporation, the Proposal should bear the seal of the corporation. Anyone signing the Proposal as agent shall file with the Proposal legal evidence of his or her authority to do so.

16. PROPOSAL GUARANTY. The Proposal shall be accompanied by Proposal Security in the form of a Proposal Bond executed by the Proposer and a surety duly qualified to do business in the State of Florida, and countersigned by a Florida resident agent, or either a certified or cashier's check drawn on any national bank in an amount equal to five percent (5%) of the Proposal amount made payable to the Carlton Lakes Community Development District. Said Proposal Security guarantees the Proposer will not withdraw from the competition after opening the Proposals and, in the event the Contract is awarded to the Proposer, it will execute the Contract and furnish the required payment and performance bonds (or other acceptable form of security) within ten (10) calendar days after notification. The Proposal Security shall be submitted with the understanding that the Proposer will not withdraw its Proposal for a period of ninety (90) days after the Proposals are opened. If it withdraws or fails to provide the payment and performance bonds or other acceptable bond form, the Proposal Security and all proceeds therefrom shall become the property of the District. After Proposals have been satisfactorily evaluated by the District, the Proposal Securities accompanying Proposals, which in the District's judgment would not likely be considered for the award, may be returned. All other Proposal Securities will be held until the award has been made and executed, after which the Proposal Securities will be returned to the respective Proposers who tendered same.

17. SUBMISSION OF PROPOSALS. Submit one original and one (1) electronic copy (PDF format on a USB flash drive) of a completed Project Manual, including any Addenda thereto, at the time and place indicated herein. Such Proposal shall be enclosed in an opaque, sealed envelope, marked with the project title and name and address of the Proposer and accompanied by the required documents. If the Proposal is sent through the mail or other delivery system, the sealed

envelope shall be enclosed in a separate envelope with a notation, “RESPONSE TO PROPOSAL FOR CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS.”

18. SUBMISSION OF ONLY ONE PROPOSAL. Proposers may be disqualified and their Proposals rejected if the District has reason to believe that collusion may exist among Proposers, the Proposer has defaulted on any previous contract, or is in arrears on any previous or existing contract, or for failure to demonstrate proper licensure and business organization.

19. PROPOSAL MODIFICATION; INQUIRIES BY THE DISTRICT; WITHDRAWAL. Proposals may be modified by an appropriate document duly executed and delivered to the place where Proposals are to be submitted at any time prior to the time Proposals are due. The District reserves the right to ask clarification questions and seek additional information from any of the Proposers at any time. No proposal may be withdrawn for a period of ninety (90) days from the due date for the Proposals.

Acknowledgments

20. SITE INSPECTIONS & CONDITIONS. Proposers may, and should, visit the project site from **August 17, 2025 to September 10, 2025**. Please contact the District Engineer, using the information herein, to schedule a time to visit the site. Proposers should inform District Engineer in writing prior to conducting any explorations, investigations, tests, and studies of the site, and shall be responsible for filling all holes and restoring the site to its former condition upon completion of such activities.

By submitting its Proposal, the Proposer acknowledges that they have visited the project site and have become familiar with the existing site conditions. Among other things, Proposer agrees to obtain and carefully study all additional or supplementary examinations, investigations, explorations, tests, studies and data concerning conditions at or contiguous to the site which may affect cost, progress, or performance of the work. By submitting its Proposal, Proposer agrees to take responsibility for any and all issues arising from the site conditions, including but not limited to any unsuitable soils, varying soil conditions, etc. No additional costs or time will be charged by Proposer for matters associated with unsuitable soils or any other matters associated with the site conditions.

21. ACKNOWLEDGMENTS. In addition to any other requirements set forth in the Project Manual, and with the signature on the Affidavit Regarding Proposal, the Proposer acknowledges the following:

- A. The Proposer has carefully reviewed the Project Manual, including the forms of the contract, the specifications, any and all subsurface reports and data (if any), and all other documentation included within the Project Manual. The documents contained within the Project Manual, including the form of agreement, are complementary, and what is called for by one is binding as if called for by all. If the Proposer finds a conflict, errors, ambiguities or discrepancies with the Project Documents and / or Project Manual, he/she shall call it to the District’s and/or the District’s designees’

attention in writing within the time period allotted for asking questions as part of the procurement process.

- B. The Contractor is required to perform all testing and retesting, if necessary, and as required by the State of Florida, Hillsborough County, the Southwest Florida Water Management District and all other regulatory agencies prior to Project acceptance. The entire site is available to any Proposer for surface or subsurface investigation, upon request of the District.
- C. The Proposer is responsible for inspecting the entire site prior to submitting a Proposal and notifying the District and/or its designee of discrepancies in the Project Manual that may affect the construction and its costs, timing, etc.
- D. The Contractor shall be responsible for coordinating the work necessary to complete and obtain all final approvals and acceptances.
- E. The Contractor shall complete the work herein defined and detailed in a professional and workmanlike manner typical of the industry. There shall be no sections or parts missing. Furthermore, each portion of the work shall be complete and able to function for its intended use. The work must be continuous unless otherwise directed by the District. The work, including punch list items, must be acceptable to and accepted by applicable regulatory authorities.
- F. All storm drainage must be maintained to each property adjacent to the Project during construction. If this does not occur, the Contractor will be responsible for any damage that may result.
- G. The Contractor shall be responsible for coordinating the work necessary with all utility companies and other on-site contractors or subcontractors performing work for the District and others on site. The Contractor shall be responsible for locating, removing and relocating utilities, both aerial and underground, if required for the performance of the work. This shall also include the coordination of, safety and protection associated with all aerial and underground facilities related to the work.
- H. The Contractor shall be responsible for all costs associated with traffic control and maintenance during the Project.
- I. The Contractor shall work with the District to identify an acceptable staging area or areas, but will be required to control and protect such area(s) with fencing and other means.
- J. All existing trees to remain, sod, irrigation and other landscaping must be protected and replaced to the extent damaged by the Project.
- K. Contractor shall provide turbidity barriers throughout the Project as required to ensure compliance with all NPDES and other legal requirements.

- L. The Proposer's attention is called to the fact that any estimate of quantities of work to be done and materials to be furnished to the successful Contractor is for illustrative purposes only. The District and/or its designee do not assume any responsibility that the final quantities shall remain in strict accordance with the estimated quantities or of the character, location of the work or other conditions pertaining thereto. The Proposer shall be solely responsible for computing quantities for the preparation of its Proposal and the execution of the work.
- M. All necessary survey work must be provided by the Contractor.
- N. All materials and services provided for by the Contractor shall be performed in strict compliance with all applicable governmental regulations, permits required, the most recent American with Disabilities Act ("ADA") Accessibility Guidelines, and local, state and federal laws.
- O. Reference is made to the Information Only Documents for identification of geotechnical reports of explorations and tests of subsurface conditions at or contiguous to the site, which have been utilized by Engineer in preparation of the Contract Documents. The technical data contained in such reports is provided as information only. The data, interpretations, opinions or information contained in such reports or otherwise relating to the subsurface conditions at the site, or the completeness thereof for the purposes of proposing or construction is not guaranteed. In all cases, the Proposer shall comply with geotechnical report recommendations.
- P. Proposer is responsible for any interpretation or conclusion drawn from any technical data or any such data, interpretations, opinions or information.
- Q. A portion of the work included within this RFP and to be performed under the contract is for private infrastructure necessary to develop infrastructure to be owned by the Developer or other private parties ("Developer's Work"). The Developer's Work is separately identified in the proposal pricing form and will be required to be separately identified in pay applications. The District and the Developer will have a cost sharing agreement whereby either a) the Developer will pay the Contractor for the Developer's Work each time a pay application is issued by the Contractor, or b) the Developer will pay the District for the Developer's Work and the District will pay the entire pay application to the Contractor. Once that arrangement has been finalized, the form of agreement with the Contractor will be modified accordingly. Notwithstanding, the required payment and performance bonds will be based on the entire amount of the contract with Contractor.

Permits

18. PERMITS. Upon award of the contract, Contractor shall obtain and pay for all construction permits and licenses. The District shall assist Contractor, when necessary, in obtaining

such permits and licenses. Contractor shall pay all governmental charges and inspection fees necessary for the prosecution of the work which are applicable at the time of the submission of Proposal (or when Contractor becomes bound under a negotiated contract).

Direct Purchasing

19. DISTRICT DIRECT PURCHASES. The District reserves the right to require the selected Proposer to assign some, or all, of its subcontracts or other agreements with material suppliers directly to the District. This saves the amount of the sales tax, when the District purchases material/equipment required for a construction project directly from the manufacturer/supplier (material/equipment cost only), and simultaneously decreases the amount of the contract for the cost of the materials/equipment, plus the sales tax. The contract cost reduction is accomplished through the construction change order process. To facilitate this process, each Proposer shall include the cost of all construction materials and equipment in its Proposal, and shall separately identify all sales taxes normally applicable to such materials and equipment. Moreover, each Proposer, in its subcontract agreements, shall ensure that such agreements are assignable for the purposes of direct purchasing. The Contractor's warranties and performance bonds shall extend to cover all direct purchased materials, as though Contractor had selected and purchased the materials itself.

Contract Award & Protests

20. EVALUATION OF PROPOSALS. Each Proposal shall be separately ranked based on the evaluation of the Proposal, any information obtained through reference checks, and any information generally known to the District, and according to the Evaluation Criteria contained within the Project Manual. Price will be one factor used in determining the Proposal that is in the best interest of the District, but the District explicitly and clearly reserves the right to make such award to other than the lowest priced Proposal.

The District's Board intends to appoint itself to evaluate the Proposals, with advice from the District Engineer. The District's Board of Supervisors shall review and evaluate the proposals in its discretion, and make any final determination with respect to the award of a final contract that is in the best interests of the District.

21. DISTRICT'S RIGHT TO TAKE ACTIONS IN ITS BEST INTERESTS. The District reserves the right to reject any and all Proposals, make modifications to the work, award the contract in whole or in part with or without cause, provide for the delivery of the Project in phases, and waive minor or technical irregularities in any Proposal, as it deems appropriate, if it determines in its discretion that it is in the District's best interests to do so. Subsequent to the award of the contract, the District, in its sole and absolute discretion, may direct that the Project be delivered in multiple phases rather than all at once or not at all. Such direction may be specified in one or multiple Notices to Proceed, which Notices to Proceed may include, in the District's sole and absolute discretion, any portion of the Project. Such option, if exercised, shall in no way impact

the pricing of the Project, nor constitute a delay. Moreover, any portion of the Project that the District does not direct for delivery in one or more Notices to Proceed may be, in the District's sole discretion, removed from the scope of the Project and Contractor shall have no recourse or claim whatsoever for damages against the District for such removal.

22. CONTRACT AWARD. Within fourteen (14) days of receipt of the Notice of Award from the District, or longer period if extended by the District in its sole discretion, the Proposer shall enter into and execute the contract in the form included in the Project Manual, unless requested otherwise by the District. No contract to perform the Project shall exist between the District and any Proposer until the contract is signed, and any work provided and any cost incurred by the Proposer prior to receiving the Notice of Award, an executed contract, and the Notice to Proceed will be at the Proposer's risk unless specifically agreed to in writing by the District.

23. PAYMENT & PERFORMANCE BOND. At the time the contract is executed, the Contractor will be required to furnish a payment and performance bond for one hundred percent (100%) of the amount of the work, with a surety acceptable to the District, and in accordance with Section 255.05, *Florida Statutes*. As part of the Proposal, Proposer shall provide evidence showing that Proposer is able to furnish a bond in the amount of the Proposer's total contract price.

24. INDEMNIFICATION. To the fullest extent permitted by law, Proposer shall indemnify, hold harmless, and defend the District, and their respective members, partners, subsidiaries, affiliates, officers, directors, supervisors, staff, lawyers, managers, engineers, consultants, agents, subcontractors and employees of each and any of all of the foregoing entities and individuals (together, "**Indemnitees**") from all claims, liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, relating to the Proposer's Proposal and/or this RFP and to the extent caused, in part or in whole, by the negligence, recklessness, or intentionally wrongful misconduct of the Proposer or those acting on Proposer's behalf. In the event that any indemnification, defense or hold harmless provision of this Project Manual is determined to be unenforceable, the provision shall be reformed to give the provision the maximum effect allowed by Florida law and for the benefit of the Indemnitees. Additional indemnification, defense, and hold harmless obligations are as set forth in the forms of contract.

25. LIMITATION OF LIABILITY. Nothing herein shall be construed as or constitute a waiver of District's limitations on liability contained in Section 768.28, *Florida Statutes*, or other statute or law.

26. PUBLIC RECORDS. The District is a governmental entity, and, accordingly, the Proposals will be publicly opened as stated above. Additionally, it is likely that the Proposals are or will become public record at some point in the procurement process. That said, Florida law does recognize certain exceptions from the public records laws. For example, financial statements submitted as part of a response to a proposal for a public works project may be exempt from disclosure. *See* s. 119.071(c), Fla. Stat. In the event that the Proposer believes that any particular portion of the Proposer's Proposal is exempt from disclosure, the Proposer shall mark the exempt pages as "CONFIDENTIAL – EXEMPT FROM DISCLOSURE." In the event that the District receives a public records request relating to such records, the District will notify the Proposer. In the event that the District reasonably and in good faith believes that the Proposer's information is

not confidential or exempt under Florida law, the District may provide the information in response to the request and will not be responsible for any liability, claims, damages or losses arising from such disclosure. In the event that a claim of any kind is filed challenging the confidentiality of the Proposer's information, the District may require the Proposer to indemnify, defend and hold harmless the Indemnitees from all claims, liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, relating to the claim.

27. MANDATORY AND PERMISSIVE REQUIREMENTS. The only mandatory requirements contained within the Project Manual are that: (i) an interested firm must hold all required local, state and federal licenses in good standing, (ii) be authorized to do business in Pasco County and the State of Florida, (iii) Proposer will have constructed three (3) projects similar in quality and scope with a minimum of \$2,000,000.00 in total volume construction cost within the last five (5) years; (iv) Proposer will have minimum bonding capacity of \$10,000,000.00 from a surety company acceptable to the District. All of the requirements or provisions set forth in the Project Manual shall be deemed "permissive," in that a Proposer's failure to meet any requirement described in mandatory terms such as "shall," "will," "mandatory," or similar language does not automatically disqualify the Proposer's Proposal, but instead may be taken into account in the evaluation and scoring of the Proposal.

28. PROTESTS. Any protest regarding the Project Manual, including but not limited to, the evaluation criteria and process, specifications or other requirements contained in the Project Manual, must be filed in writing at the District Engineer's Office, within 72 calendar hours (excluding Saturdays, Sundays and state holidays) after the mandatory pre-proposal conference, together with a protest bond in a form acceptable to the District and in the amount of \$25,000.00. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest, failure to timely file a formal written protest, or failure to timely post a protest bond, shall constitute a waiver of any right to object or protest with respect to any matter relating to the Project Manual.

Any protest regarding the District's ranking of proposals or its intended award of the contract, must be filed in writing at the District Engineer's Office, within 72 calendar hours (excluding Saturdays, Sundays and state holidays) after receipt of notice of the District's ranking of proposals or its intended award of the contract, together with a protest bond in a form acceptable to the District and in the amount of one percent (1%) of the anticipated contract amount which shall equal one percent (1%) of the Total Lump Sum Price of the highest ranked proposal. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest, failure to timely file a formal written protest, or failure to timely post a protest bond, shall constitute a waiver of any right to object or protest with respect to any matter relating to the District's ranking of proposals or its intended award of the contract.

In the event a protest is successful, the protest bond shall be refunded to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. In the event the

protest is settled by mutual agreement of the parties, the protest bond shall be distributed as agreed to by the District and protestor. REGARDLESS OF WHETHER A PROTEST OF ANY KIND IS FILED, AND IN ORDER TO AVOID AN IMMEDIATE DANGER TO THE PUBLIC HEALTH, SAFETY AND WELFARE OF THE COMMUNITY, AND/OR ADVERSE FINANCIAL CONSEQUENCES TO THE DISTRICT AND THE DISTRICT'S PROJECT, THE PROPOSER AGREES THAT THE DISTRICT MAY PROCEED WITH THE PROJECT PURSUANT TO A CONTRACT WITH THE PROPOSER SELECTED BY THE DISTRICT.

29. SUBSTITUTIONS. The materials, products and equipment described in the Proposal Documents establish a standard of required function, dimension, appearance and quality to be met by any proposed substitution. No substitution will be considered unless written request for approval has been submitted by the Proposer and has been received by the Engineer at least **ten (10) working days** prior to the date for receipt of Proposals. Each such request shall include the name of the material or equipment for which it is to be substituted and a complete description of the proposed substitute, including drawings, cuts, performance and test data and any other information necessary for an evaluation. A statement setting forth any changes in other materials, equipment or work that incorporation of the substitute would require shall be included. The burden of proof of the merit of the proposed substitute is upon the Proposer. The Engineer's decision of approval or disapproval of a proposed substitution shall be final.

If the Engineer approves any proposed substitution, such approval will be set forth in an Addenda. Proposers shall **not** rely upon approval made in any other manner.

30. SUBCONTRACTORS, SUPPLIERS AND OTHERS. Each Proposer shall submit to District a list of Subcontractors and major materials suppliers to be used if awarded the contract. A copy of the form to be submitted is provided in the Proposal Documents and shall be attached to the Proposer's Proposal. Such listing shall include the name of each Subcontractor where the amount of their work exceeds five percent (5%) of the Contract Price. If no Subcontractors are required, so state thereon.

Upon request by the District Engineer, the Successful Proposer shall submit, within five (5) days thereafter, all data required to establish to the satisfaction of the District Engineer and District, the reliability and responsibility of the proposed Subcontractors to furnish and perform the work described in the Sections of the Specifications pertaining to such proposed Subcontractor's respective trades.

Subcontractors and other persons and organizations proposed by the Proposer and accepted by the District and the District Engineer must be used on the work for which they were proposed and accepted and shall not be changed except with the written approval of the District and District Engineer. **Contractor shall not subcontract more than fifty percent (50%) of the Proposal amount without prior approval of the District and District Engineer.**

31. SCHEDULE OF VALUES AND PROJECT SCHEDULE, Proposer shall submit a Schedule of Values for the proposed Work for review and approval by the District and /or District Engineer.

The Schedule of Values for all of the Work will include quantities and prices of items derived by the Proposer aggregating the Total Lump Sum Price. Each section shall contain integral component parts of the Work in sufficient detail to serve as the basis for future progress payments and shall be utilized as the basis for additions and deletions to the Work during construction. Such prices will include an appropriate amount of overhead and profit applicable to each main section.

Any or all Proposals in which the prices are obviously unbalanced, nonconforming, nonresponsive or conditional are subject to rejection.

If the Proposer does not provide an acceptable Schedule of Values to meet the requirements established herein, the District reserves the right to disqualify the Proposal.

An Initial Project Schedule that outlines time frames for major work items shall be submitted with the Proposal in accordance with the Contract Documents and shall not exceed the time stipulated as the Contract Time. The District reserves the right to base the award of the Contract subject to the submission of a schedule which is not qualified and identifies the duration of the Work all inclusive of the complete and functioning project from beginning to end, within the prescribed Contract Times.

32. FLORIDA TRENCH SAFETY ACT, Proposers shall complete and submit the Florida Trench Safety Act Statements in accordance with the requirements of Chapter 553, Florida Statutes. If trenching is not required for this project, state so thereon. Contractor shall be responsible for compliance with all trenching shoring safety requirements. All subcontractors (if any) must complete and sign the Trench Safety Act Statement prior to the Notice to Proceed.

33. TESTING. The District will be responsible for the cost for testing services for the Work except for those tests required for project services and equipment. The Proposer will be responsible for coordination with the District's testing service. For testing required by Proposer, Proposer will pre-qualify for approval by the Engineer the testing company and unit price schedule prior to commencement of any required testing.

34. SECTION 287.137, F.S. STATEMENT. A person or an affiliate who has been placed on the antitrust violator vendor list following a conviction or being held civilly liable for an antitrust violation may not submit a bid, proposal, or reply for any new contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply for a new contract with a public entity for the construction or repair of a public building or public work; may not submit a bid, proposal, or reply on new leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a new contract with a public entity; and may not transact new business with a public entity.

C. EVALUATION CRITERIA

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

PART I. GENERAL INFORMATION – (C) EVALUATION CRITERIA

1. PRELIMINARY REQUIREMENTS (Pass / Fail)

An interested firm must hold all required local, state and federal licenses in good standing, (ii) be authorized to do business in Hillsborough County and the State of Florida, (iii) Proposer will have constructed three (3) projects similar in quality and scope with a minimum of \$2,000,000 in total volume construction cost within the last five (5) years; (iv) Proposer will have minimum bonding capacity of \$10,000,000 from a surety company acceptable to the District.

2. PERSONNEL & EQUIPMENT (15 Points Possible)

This category addresses the following criteria: skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the Project; experience of key management and assigned personnel performing projects in Hillsborough County; present ability to staff, equip and manage the Project; proposed staffing levels; proposed equipment; capability of performing the work; geographic location; inventory of all equipment; etc.

3. EXPERIENCE (20 Points Possible)

This category addresses past & current record and experience of the Proposer (and/or subcontractors and suppliers) in similar projects; past performance in any other contracts; etc.

4. UNDERSTANDING SCOPE OF WORK (25 Points Possible)

This category addresses whether the Proposer demonstrated an understanding of the District's needs for the work requested, the level of quality, performance, and accountability expected by the District, demonstrated familiarity with the project, demonstrated the ability to perform such work in a feasible manner, and identified any suggestions for "best practices" or other innovative approaches.

5. FINANCIAL CAPACITY (5 Points Possible)

This category addresses whether the Proposer has demonstrated that it has the financial resources and stability as a business entity necessary to implement and execute the work. Also, this category includes an evaluation of the Proposer's insurance and warranties offered, above and beyond what is required under the contract documents. The Proposer should include proof of ability to provide insurance coverage as required by the District as well as audited financial statements, or other similar information.

6. PRICE (20 Points Possible)

This category addresses overall pricing for the construction work, as well as consideration of unit prices and the overall reasonableness of the pricing. Points available for price will be allocated as follows:

15 Points will be awarded to the Proposer submitting the lowest cost proposal for completing the work. All other Proposers will receive a percentage of this amount based upon the difference between the Proposer's proposal and the low proposal.

5 Points are allocated for the reasonableness of unit prices and balance of proposal.

7. SCHEDULE

(15 Points Possible)

This category addresses the timeliness of the construction schedule, as well as the Proposer's ability to credibly complete the Project within the Proposer's schedule. Points available for schedule will be allocated as follows:

10 Points will be awarded to the Proposer submitting the proposal with the most expedited construction schedule (i.e., the fewest number of days) for completing the work. All other proposals will receive a percentage of this amount based upon the difference between the Proposer's time proposal and the most expedited construction schedule.

5 Points are allocated for the Proposer's ability to credibly complete the project within the Proposer's schedule and demonstrate on-time performance.

100 Total Points Possible

II. PROPOSAL FORMS

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

PART II. PROPOSAL FORM – (A) GENERAL INFORMATION

1. *Proposer General Information*

Proposer Name _____

Street Address _____

P. O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone _____ Fax no. _____

Internet Address _____

1st Contact Name _____ Title _____

Contact Telephone _____ E-Mail Address _____

2nd Contact Name _____ Title _____

Contact Telephone _____ E-Mail Address _____

Parent Company Name (if any) _____

Street Address _____

P. O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone _____ Fax no. _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

(Attach a chart showing Ownership structure of Proposer.)

2. List the location of Proposer's office that would oversee the work.

Street Address _____

P.O. Box (if any) _____

City _____ State _____ Zip Code _____

Telephone _____ Fax No. _____

1st Contact Name _____ Title _____

2nd Contact Name _____ Title _____

3. Company Standing

Proposer's form of entity: _____
(e.g., individual, corporation, partnership, limited liability company, etc.)

In what State was the Proposer organized? _____

Date _____ Charter Number (if applicable) _____

Is the Proposer in good standing with that State? Yes ____ No ____

If no, please explain _____

Is the Proposer registered with the State of Florida, Division of Corporations and authorized to do business in Hillsborough County and the State of Florida?

Yes ____ No ____

If no, please explain _____

4. *Licensure*

Please list all applicable state and federal licenses or registrations, including but not limited to those for the State of Florida and Hillsborough County:

For each registration or license, provide the following information:

Type of registration (e.g., certified general contractor, certified electrical contractor, etc.)

License No. _____ Expiration Date _____

Qualifying Individual _____ Title _____

List company(ies) currently qualified under this license _____

Is the registration or license in good standing? Yes ____ No ____

If no, please explain _____

(Attach photocopies of each listed license or registration, and additional sheets as necessary.)

PART II. PROPOSAL FORM – (B) PERSONNEL & EQUIPMENT
CORPORATE OFFICERS
(Attach additional sheets if necessary)

Company Name _____ Date _____

Provide the following information for Officers of the Proposer and parent company, if any. Attach resumes for all such individuals.

NAME OF PROPOSER	POSITION OR TITLE	CORPORATE RESPONSIBILITIES	INDIVIDUAL'S RESIDENCE CITY, STATE
FOR PARENT COMPANY (if applicable)			

PART IV. PROPOSAL FORM – (B) PERSONNEL & EQUIPMENT
OTHER SUPERVISORY PERSONNEL
 (Attach additional sheets if necessary)

Company Name _____ Date _____
 Provide information for key management and supervisory personnel of the Proposer for both administration as well as operations. Attach resumes for all such individuals.

INDIVIDUAL'S NAME	PRESENT TITLE	DESCRIPTION OF DIRECT JOB RESPONSIBILITIES	YEARS OF EXPERIENCE IN PRESENT POSITION	TOTAL YEARS OF RELATED EXPERIENCE

IV. PROPOSAL FORM – (B) PERSONNEL & EQUIPMENT
COMPANY OWNED MAJOR EQUIPMENT AVAILABLE FOR THE PROJECT
(Attach additional sheets if necessary)

Company Name _____

Date _____

QUANTITY	DESCRIPTION	CAPACITY	No. LOCATED IN	
			FLORIDA	OTHER

PART IV. PROPOSAL FORM – (B) PERSONNEL & EQUIPMENT

1. *For each manager, supervisor and key person who will be directly working on and/or responsible for the Project, please provide the following information:*

Name: _____

Title: _____

Office Location: _____

Corporation Responsibilities: _____

Years in Current Position: _____

Proposed Role for the Project: _____

% of Time to Be Devoted to Project: _____

Provide the following information for at LEAST THREE projects similar to the Project where the manager / supervisor / key personnel were involved.

Project 1

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Manager / Supervisor / Key Personnel: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Project 2

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Manager / Supervisor / Key Personnel: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Project 3

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Manager / Supervisor / Key Personnel: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

2. *Describe proposed staffing levels required for the Project. Identify the amount of each person's time that will be devoted to the Project. (Attach additional sheets as needed.)*

Staffing Role / Description of Role in Project	# of Individuals	# of Total Man Hours per Month	Status of Staff with Proposer (e.g., full- time, day labor, etc.)

3. *Provide the following information for the proposed equipment that will be used for the Project. (Attach additional sheets as necessary.)*

Equipment Type	Description of Role in Project	Age of Equipment	% of Time Available to the Project	Is the Equipment Presently Owned? Leased?

4. Provide a list of all Subcontractors / Suppliers that will be hired by Proposer for the Project.

Name of Subcontractor / Supplier	Contact / Phone # / E-Mail Address	Role in Project (State whether subcontractor/supplier will be involved in the work being performed)	Total Value of Goods or Services Anticipated to Be Provided

(Attach additional sheets as necessary.)

5. ***For each Subcontractor / Supplier that will provide goods or services in excess of \$25,000 for the Project, provide the following information:***

Name: _____

Title: _____

Contact: _____

Contact Phone/E-Mail: _____

Office Location: _____

Shipment Location (for Suppliers): _____

Years in Business: _____

Proposed Role for the Project: _____

Is the Subcontractor/Supplier registered with the State of Florida, Division of Corporations and authorized to do business in Hillsborough County and the State of Florida? Yes ____ No ____ If no, explain: _____

Does the Subcontractor/Supplier have all applicable business licenses in good standing?

Yes ____ No ____

Please list the licenses: _____

Provide the following information for at LEAST THREE projects similar to the Project where the Subcontractor/Supplier was involved:

Project 1

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Subcontractor/Supplier: _____

Total Value of Contract to Subcontractor/Supplier: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Project 2

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Subcontractor/Supplier: _____

Total Value of Contract to Subcontractor/Supplier: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Project 3

Project Name / Location: _____

Time Period of Project: _____

Description of Project: _____

Role of Subcontractor/Supplier: _____

Total Value of Contract to Subcontractor/Supplier: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Has the Subcontractor/Supplier ever failed to complete a contract, or had any contracts terminated before the work was completed? Yes () No () For each such incident, please provide the following information (attach additional sheets as needed):

Reference Contact: _____

Contact Phone/E-Mail: _____

Dollar Amount of Contract: _____

Scope of Services for Project: _____

Has the Subcontractor/Supplier or any of its affiliates (parents or subsidiaries), or any of the Subcontractor's/Supplier's officers or principal members, shareholders or investors filed for bankruptcy, either voluntary or involuntary, within the past 10 years? Yes () No () If yes, provide the following:

Identify the Case # and Tribunal: _____

Describe the Nature of the Action: _____

Describe the Subcontractor's/Supplier's Role in the Action and Describe the Status and/or Resolution:

Has the Subcontractor/Supplier or any of its affiliates (parents or subsidiaries), or any of the Subcontractor's/Supplier's officers or principal members, shareholders or investors executed an assignment for the benefit of creditors within the past 10 years? Yes () No () If yes, please explain:

Has the Subcontractor/Supplier or any of its affiliates (parents or subsidiaries), or any of the Subcontractor's/Supplier's officers or principal members, shareholders or investors defaulted on a loan or other financial obligation (e.g., failing to pay subcontractors or materialmen) within the past 10 years? Yes () No () If yes, please explain:

(Attach additional information regarding Subcontractor's/Supplier's role in the project, key personnel, background and experience, financial capacity, etc., and use additional sheets as appropriate.)

PART II. PROPOSAL FORM – (C) EXPERIENCE

1. *Describe at least THREE projects of similar size and scope to the Project that Proposer has undertaken. For each project, provide the following information (attach additional sheets to complete).*

Project Name/Location: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Dollar Amount of Contract: _____

Scope of Services for Project: _____

Start Date: _____

Current Status of the Project: _____

2. ***Has the Proposer previously performed work for a community development district, other local government or state government? Yes () No () If yes, please provide the following information for each project (attach additional sheets as necessary):***

Project Name/Location: _____

Reference Contact: _____

Contact Phone/E-Mail: _____

Dollar Amount of Contract: _____

Scope of Services for Project: _____

Start Date: _____

Current Status of the Project: _____

3. *Has the Proposer ever failed to complete a contract, or had any contracts terminated before the work was completed? Yes () No () For each such incident, please provide the following information (attach additional sheets as necessary):*

Reference Contact: _____

Contact Phone/E-Mail: _____

Dollar Amount of Contract: _____

Scope of Services for Project: _____

Start Date: _____

Reason: _____

4. *Has any officer or partner of the Proposer ever been an officer, partner, or District of some other organization that has failed to complete a construction contract? Yes () No () For each such incident, please provide the following information (attach additional sheets as needed):*

Reference Contact: _____

Contact Phone/E-Mail: _____

Dollar Amount of Contract: _____

Scope of Services for Project: _____

Start Date: _____

Reason: _____

5. *Has the Proposer or any of its officers or employees, or any of Proposer's proposed subcontractors or materialmen, ever previously conducted work, or provided materials for work, at Carlton Lakes, whether as a contractor, subcontractor, materialman or in some other capacity? Please describe who and in what capacity, and when:*

DRAFT

PROPOSAL FORM, PART IV – (C) & (D) EXPERIENCE & CAPACITY
STATUS OF CONTRACTS ON HAND
(Attach additional sheets if necessary)

Company Name _____ Date _____

Furnish requested information about all of Proposer's active contracts, whether as prime or subcontracts; whether in progress or awarded but not yet started; and regardless of with whom contracted. All amounts to be shown to nearest \$1,000. Contractor may consolidate and list as a single item all contracts which individually do not exceed 3% of total active contracts and in total do not exceed 20% of the active total contracts.

				PROPOSER'S UNCOMPLETED AMOUNT AS OF THIS DATE		COMPLETION DATE		
DISTRICT, LOCATION AND DESCRIPTION OF PROJECT	CURRENT CONTRACT AMOUNT AS PRIME	CURRENT CONTRACT AMOUNT AS SUBCONTRACTOR	CURRENT AMOUNT SUBJECT TO OTHERS	AS PRIME CONTRACTOR	AS SUBCONTRACTOR	ORIGINAL CONTRACT DATE	APPROVED REVISED DATE	CURRENT ESTIMATE DATE
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
	\$	\$	\$	\$	\$			
Subtotal Uncompleted Work				\$	\$			
Total Uncompleted Work on Hand				\$				

PROPOSAL FORM, PART IV – (C) & (D) EXPERIENCE & CAPACITY
PROJECTS PROPOSER COMPLETED IN THE LAST THREE YEARS
(Attach additional sheets if necessary)

Company Name _____ Date _____

List all projects completed in the last three years for which the contract value individually exceeded 3% of the Proposer's annual total work completed for the year the project was started. Include in the list projects that were started earlier than three years but were completed within the last three years.

PROJECT NAME/ LOCATION	FINAL CONTRACT AMOUNT	PRIME OR SUB ¹	CLASSIFICATION OF WORK PERFORMED	YEAR STARTED/ COMPLETED	DISTRICT NAME/ LOCATION ²	NAME & PHONE NUMBER OF DISTRICT'S REPRESENTATIVE FOR THE LISTED PROJECT ³

¹ 'Prime or Sub' should indicate whether Proposer performed the work as a prime contractor or as a subcontractor.

² 'District Name/ Location' should indicate the District of the project if the Proposer performed the work as a prime contractor or the general contractor if the Proposer performed the work as a subcontractor.

³ 'Name & Phone Number of District's Representative on this Project' should list a reference from the business entity listed in the previous column familiar with Proposer's contract performance.

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

PART II. PROPOSAL FORM – (D) FINANCIAL CAPACITY

1. *Provide letter of financial capability from bank or surety.*
2. *Complete the following chart for each of the past five years:*

YEAR	ANNUAL REVENUE	# OF PROJECTS COMPLETED	LARGEST PROJECT SIZE
2024			
2023			
2022			
2021			
2020			

3. *Has the Proposer or any of its affiliates (parents or subsidiaries), or any of the Proposer's officers or principal members, shareholders or investors filed for bankruptcy, either voluntary or involuntary, within the past 10 years? Yes () No () If yes, provide the following:*

Identify the Case # and Tribunal:_____

Describe the Nature of the Action:_____

Describe the Proposer's Role in the Action and Describe the Status and/or Resolution:

4. *Has the Proposer or any of its affiliates (parents or subsidiaries), or any of the Proposer's officers or principal members, shareholders or investors executed an assignment for the benefit of creditors within the past 10 years? Yes () No () If yes, please explain:*

5. *Has the Proposer or any of its affiliates (parents or subsidiaries), or any of the Proposer's officers or principal members, shareholders or investors defaulted on a loan or other financial obligation (e.g., failing to pay subcontractors or materialmen) within the past 10 years? Yes () No () If yes, please explain:*

6. *What is the Proposer's proposed insurance for the Project?* Refer to the form of contract for minimum amounts.

Workers' Compensation

- a. State Worker's Compensation – Greater of statutorily required amount or \$_____ per occurrence / \$_____ aggregate / \$_____ per disease
- b. Applicable Federal (e.g., United States Longshoreman and Harbor Workers' Compensation Act, Jones Act, etc.) – Greater of statutorily required amount or \$_____
- c. Employer's Liability – \$_____

Commercial General Liability Insurance

- a. Bodily Injury, Sickness, Disease or Death, and Property Damage, per Occurrence - \$_____
- b. Bodily Injury, Sickness, Disease or Death, and Property Damage, Aggregate - \$_____

- c. Products-Completed Operations – \$ _____
- d. Personal and Advertising Injury – \$ _____
- e. Property Damage liability insurance will provide Explosion, Collapse, and Under-ground coverages where applicable.

Automobile Liability

- a. Bodily Injury:
 - Each Person \$ _____
 - Each Accident \$ _____
- b. Property Damage:
 - Each Occurrence \$ _____

Pollution Insurance (covering third-party injury and property damage claims, including clean-up costs) \$ _____

Protection and Indemnity Insurance \$ _____

Contractual Liability coverage

- a. General Aggregate \$ _____
- b. Bodily Injury and Property Damage Combined Each Occurrence \$ _____

Umbrella Insurance (above the Commercial Liability, Automobile Liability, Employers Liability, Pollution Insurance, Protection and Indemnity Insurance and Contractual Liability Insurance listed herein)

- a. General Aggregate \$ _____
- b. Each Occurrence \$ _____

Builder's Risk Insurance for the amount of the Project? YES / NO

Boiler & Machinery Insurance?
(List items on separate page) YES / NO

(Other) \$ _____

(Other) \$ _____

(Attach a copy of a current insurance certificate evidencing the contractor's insurance.)

7. What are the Proposer's current bonding limits?

Name of Proposer's Bonding Company _____

Address _____

Approved Bonding Capacities:

Aggregate Limit \$ _____

Single Project Limit \$ _____

Total Current Contracts Bonded \$ _____

Name of Proposer's Bonding Agency _____

Address _____

Contact Name _____ Telephone _____

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

PART II. PROPOSAL FORM – (E) PRICING

SECTION 1. PRICING FOR BASE BID.

Furnish and install all material, equipment and labor for the work complete and acceptable for construction of all infrastructure and appurtenances **as shown in the drawing set and as outlined in the attached Excel Proposal Form (to be prepared and completed by Proposer)** for the total lumps sum of:

_____ (In Words).
\$ _____ (In Figures).

Note: This lump sum amount must match the extended total price on the Proposer-provided Proposal Form which shall provide detailed quantities, associated unit costs, and line item costs (extended to provide for total cost). In addition to providing a hard copy of this Proposal Form, **this information must be submitted electronically by the Proposer in Excel format.** Please be advised the selected Contractor will be responsible for construction stakeout and the retention of a surveyor to perform such work; accordingly, a corresponding line item must be included in all submitted Proposals.

This proposal made by and on behalf of:

Proposer Signature: _____ Date: _____

Address: _____

By: _____

Print Name: _____

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

PART II. PROPOSAL FORM – (F) SCHEDULE

SCHEDULE – BASE BID

Contractor shall submit along with this Proposal a detailed project schedule. This chart shall include such milestones included at the Proposer's discretion; however, at the very least the chart shall identify dates for the issuance of the Notice to Proceed, the achievement of Completion Deadline and the application for final payment, as such events are defined in the Form of Construction Agreement. The number of days occurring between the issuance of the Notice to Proceed and the achievement of the Completion Deadline is:
_____ (in words) _____ (in figures).

The District reserves the right to waive any informalities or to reject any and all proposals.

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

PART II. PROPOSAL FORM – (G) LEGAL MATTERS

- 1. *List and describe any and all litigation, arbitration or claims filed against the Proposer or its affiliates or principals within the last five (5) years. For each instance, please describe the nature of the litigation, arbitration or claim, identify the case number and tribunal, describe the Proposer's role in the matter, and describe the status and/or resolution of the litigation. (Attach additional sheets if necessary.)***

Identify the Case # and Tribunal: _____

Describe the Nature of the Action: _____

Describe the Proposer's Role in the Action and Describe the Status and/or Resolution:

- 2. *List any and all governmental enforcement actions (e.g., any action taken to impose fines, penalties, etc.) taken against the Proposer or its affiliates or principals in the last five (5) years. For each action, please describe the nature of the action, identify the case number and tribunal, describe the Proposer's role in the matter, and describe the status and/or resolution of the matter. (Attach additional sheets if necessary.)***

Identify the Case # and Tribunal: _____

Describe the Nature of the Action: _____

Describe the Proposer's Role in the Action and Describe the Status and/or Resolution:

3. *Has the Proposer or any of its affiliates ever been either disqualified or denied prequalification status by a governmental entity? Yes () No () If so, please identify the governmental entity and project, and discuss the circumstances surrounding such denial or disqualification as well as the date thereof. (Attach additional sheets if necessary.)*

Identify the Case # and Tribunal: _____

Describe the Nature of the Action: _____

Describe the Proposer's Role in the Action and Describe the Status and/or Resolution:

4. *Please state whether or not your company or any of its affiliates are presently barred or suspended from bidding or contracting on any state, local, or federal-aid contracts in any state(s)? Yes () No ()*

If so, state the name(s) of the company(ies) _____

The state(s) where barred or suspended _____

State the period(s) of debarment or suspension _____

Also, please explain the basis for any bar or suspension:

5. ***Has the Proposer company been cited by OSHA for any job site or company office/ shop safety violations in the past five years? Yes () No ()***

If yes, please describe each violation fine, and resolution _____

What is the Proposer's current worker compensation rating? _____

Has the Proposer experienced any worker injuries resulting in a worker losing more than ten (10) working days as a result of the injury in the past five years? Yes () No ()

If yes, please describe the incident: _____

6. ***Safety of the community's residents and property is a priority. Please describe any background checks or other security measures that have been or will be taken with respect to the hiring and retention of the Proposer's personnel (and/or any subcontractors' personnel) who will be involved with the Project. Also, please describe what security measures will be taken to ensure that on-site personnel are properly supervised. Attach a copy of the Proposer's security policy that would be included as part of the form of contract.***

SWORN STATEMENT REGARDING PUBLIC ENTITY CRIMES

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

**SWORN STATEMENT PURSUANT TO SECTION 287.133(2)(a),
FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES**

**THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC
OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.**

1. This sworn statement is submitted to Carlton Lakes Community Development District
(print name of the public entity)

by _____
(print individual's name and title)

for _____
(print name of entity submitting sworn statement)

whose business address is

and (if applicable) its Federal Employer Identification Number (FEIN) is _____

(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement _____)

2. I understand that a “public entity crime” as defined in Paragraph 287.133(1)(g), *Florida Statutes*, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid, proposal, reply, or contract for goods or services, any lease for real property, or any contract for the construction or repair of a public building or public work, involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
3. I understand that “convicted” or “conviction” as defined in Paragraph 287.133(1)(b), *Florida Statutes*, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere.
4. I understand that an “affiliate” as defined in Paragraph 287.133(1)(a), *Florida Statutes*, means:
- a. A predecessor or successor of a person convicted of a public entity crime; or

- b. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term “affiliate” includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm’s length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.
5. I understand that a “person” as defined in Paragraph 287.133(1)(e), *Florida Statutes*, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term “person” includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.
6. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. **(Indicate which statement applies.)**
- _____ Neither the entity submitting this sworn statement, nor any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989.
- _____ The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members or agents who are active in the management of the entity or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989.
- _____ The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members or agents who are active in the management of the entity or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the Final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list. **(Attach a copy of the final order.)**

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR/VENDOR EXECUTING THIS PUBLIC ENTITY CRIME AFFIDAVIT TO VERIFY THAT NONE OF THE SUBCONTRACTORS/SUPPLIERS UTILIZED FOR THIS BID/QUOTE HAVE BEEN CONVICTED OF A PUBLIC ENTITY CRIME SUBSEQUENT TO JULY 1, 1989. IN THE EVENT IT IS LATER DISCOVERED THAT A SUBCONTRACTOR/SUPPLIER HAS BEEN CONVICTED OF A PUBLIC ENTITY CRIME, THE CONTRACTOR/VENDOR SHALL SUBSTITUTE THE SUBCONTRACTOR/ SUPPLIER WITH ANOTHER WHO HAS NOT RECEIVED A CONVICTION. ANY COST ASSOCIATED WITH THIS SUBSTITUTION SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR/VENDOR.

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 (ONE) ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, *FLORIDA STATUTES*, FOR CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

Dated this _____ day of _____, 202____.

(Corporate Seal, if applicable)

(Name of Proposer)

By:_____

Title:_____

STATE OF _____
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me by means of _____ physical presence or _____ online notarization this _____ day of _____, 202____, by _____, of the _____ who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Notary Public, State of Florida
Print Name:_____
Commission No.:_____
My Commission Expires: _____

SWORN STATEMENT REGARDING SCRUTINIZED COMPANIES

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

SWORN STATEMENT REGARDING SCRUTINIZED COMPANIES

1. This sworn statement is submitted to Carlton Lakes CDD (“District”)

by _____
(print individual's name and title)

for _____
(print name of “**Proposer**” submitting sworn statement)

whose business address is

2. I understand that, subject to limited exemptions, Section 287.135, *Florida Statutes*, declares a company that, at the time of bidding or submitting a proposal for a new contract or renewal of an existing contract, is on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, created pursuant to section 215.473, Florida Statutes, or that has business operations in Cuba or Syria, or is participating in a boycott of Israel (“**Prohibited Criteria**”), is ineligible for, and may not bid on, submit a proposal for, or enter into or renew a contract with a local governmental entity for goods or services of \$1 million or more.
3. Based on information and belief, at the time the entity submitting this sworn statement submits its proposal to the Carlton Lakes Community Development District, neither the entity, nor any of its officers, directors, executives, partners, shareholders, members, or agents, is listed on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, that it does not have business operations in Cuba or Syria, and that it is not participating in a boycott of Israel.
4. If awarded the Contract, the entity will immediately notify the Carlton Lakes Community Development District in writing if either the entity, or any of its officers, directors, executives, partners, shareholders, members, or agents, is placed on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List

[This space intentionally left blank]

The foregoing SWORN STATEMENT REGARDING SCRUTINIZED COMPANIES is dated this _____ day of _____, 202____.

(Corporate Seal, if applicable)

(Name of Proposer)

By:_____

Title:_____

STATE OF _____
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me by means of physical presence or online notarization this _____ day of _____, 202____, by _____, of the _____ who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Notary Public, State of Florida

Print Name:_____

Commission No.:_____

My Commission Expires: _____

SWORN STATEMENT ON DISCRIMINATION

SWORN STATEMENT PURSUANT TO SECTION 287.134(2)(a), FLORIDA STATUTES, ON DISCRIMINATION

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS.

1. This sworn statement is submitted to Carlton Lakes Community Development District
(print name of the public entity)
- by _____
(print individual's name and title)
- for _____
(print name of entity submitting sworn statement)

whose business address is

and (if applicable) its Federal Employer Identification Number (FEIN) is _____

(If the entity has no FEIN, include the Social Security Number of the individual signing this sworn statement)

2. I understand that a "discrimination" or "discriminated" as defined in section 287.134(1)(b), *Florida Statutes*, means a determination of liability by a state circuit court or federal district court for a violation of any state or federal law prohibiting discrimination on the basis of race, gender, national origin, disability, or religion by an entity; if an appeal is made, the determination of liability does not occur until the completion of any appeals to a higher tribunal.
3. I understand that "discriminatory vendor list" as defined in section 287.134(1)(c), *Florida Statutes*, means the list required to be kept by the Florida Department of Management Services pursuant to section 287.134(3)(d), *Florida Statutes*.
4. I understand that "entity" as defined in section 287.134(1)(e), *Florida Statutes*, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity.
5. I understand that an "affiliate" as defined in section 287.134(1)(a), *Florida Statutes*, means:
1. A predecessor or successor of an entity that discriminated; or
 2. An entity under the control of any natural person or entity that is active in the management of the entity that discriminated. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one entity of shares constituting a controlling interest in another entity, or a pooling of equipment or income among entities when not for fair market value under an arm's length agreement, shall be a prima facie case that one entity controls another entity
6. I understand that, pursuant to section 287.134(2)(a), *Florida Statutes*, an entity or affiliate who has been placed on the discriminatory vendor list may not submit a bid, proposal, or reply on a contract to provide any goods or

services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity.

Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement. (Indicate which statement applies.)

____ Neither the entity submitting this sworn statement, nor any affiliate of the entity, has been placed on the discriminatory vendor list.

____ The entity submitting this sworn statement, or an affiliate of the entity, appears on the discriminatory vendor list.

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR/VENDOR EXECUTING THIS AFFIDAVIT TO VERIFY THAT NONE OF THE SUBCONTRACTORS/SUPPLIERS UTILIZED FOR THIS BID/QUOTE HAVE BEEN PLACED ON THE DISCRIMINATORY VENDOR LIST. IN THE EVENT IT IS LATER DISCOVERED THAT A SUBCONTRACTOR/SUPPLIER HAS BEEN PLACED ON THE DISCRIMINATORY VENDOR LIST, THE CONTRACTOR/VENDOR SHALL SUBSTITUTE THE SUBCONTRACTOR/ SUPPLIER WITH ANOTHER WHO HAS NOT PLACED ON THE DISCRIMINATORY VENDOR LIST. ANY COST ASSOCIATED WITH THIS SUBSTITUTION SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR/VENDOR.

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH 1 (ONE) ABOVE IS FOR THAT PUBLIC ENTITY ONLY.

Signature by authorized representative of Proposer

STATE OF FLORIDA
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 202____, by _____, of the _____ who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Signature of Notary Public taking acknowledgement

My Commission Expires: _____(SEAL)

III. AFFIDAVIT REGARDING PROPOSAL

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

AFFIDAVIT REGARDING PROPOSAL

STATE OF _____
COUNTY OF _____

Before me, the undersigned authority, appeared the affiant, _____, and having taken an oath, affiant, based on personal knowledge, deposes and states:

Authorization

1. I am over eighteen (18) years of age and competent to testify as to the matters contained herein. I serve in the capacity of _____ for _____ (“**Proposer**”), and am authorized to make this Affidavit Regarding Proposals on behalf of Proposer. **Proof of such authorization is attached hereto.**

2. I assisted with the preparation of, and have reviewed, the Proposer’s proposal (“**Proposal**”) provided in response to the Carlton Lakes Community Development District Request for Proposals FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS. All of the information provided in the Proposal is full and complete, and truthful and accurate. I understand that inclusion of false, deceptive or fraudulent statements, or the failure to include full and complete answers, may constitute fraud, and, that, among other remedies, the District may consider such action on the part of the Proposer to constitute good cause for rejection of the Proposal.

Receipt of Documents

3. The Proposer acknowledges the receipt of the complete Project Manual as provided by the District and as described in the Project Manual’s Table of Contents. Additionally, the Proposer acknowledges receipt of the following addenda:

Addendum No. _____	Dated _____
Addendum No. _____	Dated _____
Addendum No. _____	Dated _____
Addendum No. _____	Dated _____
Addendum No. _____	Dated _____

Pricing & Non-Collusion

4. The Proposer agrees through submission of the Proposal to honor all pricing information for ninety (90) days from the due date of the Proposals. If awarded the contract on the basis of this Proposal, Proposer agrees to enter into and execute the contract in the form included in the Project Manual.

5. I do hereby certify that the Proposer has not, either directly or indirectly, participated in collusion or proposal rigging. The price(s) and amount(s) of this Proposal have been arrived at independently and without consultation, communication or agreement with any other Proposer or potential Proposer, or review of any other Proposal, or potential Proposal. Moreover, neither the price(s) nor the amount(s) of this Proposal, and neither the approximate price(s) nor approximate amount(s) of this Proposal has been disclosed to any other firm or person who is a Proposer or potential Proposal, and they will not be disclosed before Proposal opening.

6. No attempt has been made or will be made to induce any firm or persons to refrain from submitting a Proposal for this contract, or to submit a price(s) higher than the prices in this Proposal, or to submit any intentionally high or noncompetitive price(s) or other form of complementary Proposal.

7. The Proposal is made in good faith and not pursuant to any agreement or discussion with, or inducement from, any firm or person to submit a complementary or other noncompetitive Proposal.

8. Neither Proposer nor its affiliates, subsidiaries, officers, director, or employees are currently under investigation, by any governmental agency and have not in the last three years been convicted or found liable for any act prohibited by State or Federal law in any jurisdiction, involving conspiracy or collusion with respect to a public procurement process, on any public contract, except as follows:

Agreements Regarding Records and Project Manual

9. The Proposer authorizes and requests any person, firm or corporation to furnish any pertinent information requested by the Carlton Lakes Community Development District, or its authorized agents, deemed necessary to verify the statements made in the Proposal, or regarding the ability, standing, integrity, quality of performance, efficiency, and general reputation of the Proposer.

10. By signing below, the Proposer acknowledges that (i) the Proposer has read, understood, and accepted the Project Manual; (ii) the Proposer has had an opportunity to consult with legal counsel regarding the Project Manual; (iii) the Proposer has agreed to the terms of the Project Manual, including but not limited to the forms of contract; (iv) the Proposer has waived any right to challenge any matter relating to the Project Manual, including but not limited to any protest relating to the notice, the Proposal instructions, the proposal forms, the contract form, the scope of work, the evaluation criteria, the evaluation process established in the Project Manual, or any other issues or items relating to the Project Manual; (v) the Proposer certifies that he or she has carefully examined the project site, made his/her own measurements and calculations and prepared and checked the foregoing Proposal after the same was completed and has verified every item placed thereon; and (vi) REGARDLESS OF WHETHER A PROTEST OF ANY KIND IS FILED, AND IN ORDER TO AVOID AN IMMEDIATE DANGER TO THE PUBLIC HEALTH, SAFETY AND WELFARE OF THE COMMUNITY, AND/OR ADVERSE FINANCIAL CONSEQUENCES TO THE DISTRICT, THE PROPOSER AGREES THAT THE DISTRICT MAY IMMEDIATELY PROCEED WITH THE PROJECT PURSUANT TO A CONTRACT WITH THE PROPOSER SELECTED BY THE DISTRICT.

UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING AFFIDAVIT REGARDING PROPOSALS AND THAT THE FACTS STATED IN IT ARE TRUE AND CORRECT.

Dated this _____ day of _____, 202__.

(Corporate Seal, if applicable)

(Name of Proposer)

By:_____

Title:_____

STATE OF _____
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me by means of _____ physical presence or _____ online notarization
this _____ day of _____, 202__, by _____, of the
_____ who is personally known to me or who has produced
_____ as identification and who did (did not) take an oath.

Notary Public, State of Florida
Print Name:_____
Commission No.:_____
My Commission Expires: _____

EXHIBIT: Attach Proof of Authorization to Sign

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

TRENCH SAFETY ACT COMPLIANCE STATEMENT

INSTRUCTIONS

Because trench excavations on this project are expected to be in excess of 5 feet, Chapter 90-96 of the Laws of Florida requires that construction on the project comply with Occupational Safety and Health Administration Standard 29 C.F.R.s. 1926.650 Subpart P. The Contractor is required to execute this Compliance Statement and the Compliance Cost Statement. The costs for complying with the Trench Safety Act must be incorporated into the Contract Price.

This form must be certified in the presence of a notary public or other officer authorized to administer oaths.

CERTIFICATION

1. I understand that Chapter 90.96 of the Laws of Florida (The Trench Safety Act) requires me to comply with OSHA Standard 29 C.F.R.s. 1926.650 Subpart P. I will comply with The Trench Safety Act, and I will design and provide trench safety systems at all trench excavations in excess of five feet in depth for this project.
2. The estimated cost imposed by compliance with The Trench Safety Act will be:
_____ Dollars \$ _____
(Written) (Figures)
3. The amount listed above has been included within the Contract Price.

Dated this _____ day of _____, 202__.

Contractor: _____

By: _____

Title: _____

STATE OF _____
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me by means of _____ physical presence or _____ online notarization this _____ day of _____, 202__, by _____, of the _____ who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

Notary Public, State of Florida
Print Name: _____
Commission No.: _____
My Commission Expires: _____

**CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS FOR
POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS**

TRENCH SAFETY ACT COMPLIANCE COST STATEMENT

INSTRUCTIONS

Because trench excavations on this Project are expected to be in excess of 5 feet, Chapter 90-96 of the Laws of Florida requires that the Contractor submit a statement of the costs of complying with the Trench Safety Act. Said costs must also be incorporated into the Contract Price.

This form must be certified in the presence of a notary public or other officer authorized to administer oaths.

By executing this statement, Contractor acknowledges that included in the various items of its Contract Price are costs for complying with the Florida Trench Safety Act (90-96, Laws of Florida) effective October 1, 1990. The Contractor further identifies the costs as follows:

Type of Trench Safety Mechanism	Quantity	Unit Cost ¹	Item Total Cost
Project Total			

Dated this _____ day of _____, 202__.

Contractor: _____

By: _____

Title: _____

STATE OF _____
COUNTY OF _____

¹ Use cost per linear square foot of trench excavation used and cost per square foot of shoring used.

Sworn to (or affirmed) and subscribed before me by means of physical presence or online
notarization this _____ day of _____, 202____, by
_____, of the _____ who is personally
known to me or who has produced _____ as identification and who did (did
not) take an oath.

Notary Public, State of Florida

Print Name: _____

Commission No.: _____

My Commission Expires: _____

IV. FORM OF AGREEMENT

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

This includes:

- a. Form of Construction Agreement
- b. Performance Bond
- c. Payment Bond

PERFORMANCE BOND



PERFORMANCE BOND

CONTRACTOR (*name and address*):

SURETY (*name and address of principal place of business*):

OWNER (*name and address*):

Carlton Lakes Community Development District
Address: 313 Campus Street
Celebration, Florida 34747
Phone Number: (813) 397-5120

Attn: _____

CONSTRUCTION CONTRACT

Effective Date of the Agreement:
Amount:
Description (*name and location*):

BOND

Bond Number:
Date (*not earlier than the Effective Date of the Agreement of the Construction Contract*):
Amount:
Modifications to this Bond Form: ☐ None ☒ See Paragraph 16

Surety and Contractor, intending to be legally bound hereby, subject to the terms set forth below, do each cause this Performance Bond to be duly executed by an authorized officer, agent, or representative.

CONTRACTOR AS PRINCIPAL

SURETY

Contractor's Name and Corporate Seal (*seal*)

Surety's Name and Corporate Seal (*seal*)

By: _____
Signature

By: _____
Signature (*attach power of attorney*)

Print Name

Print Name

Title

Title

Attest: _____
Signature

Attest: _____
Signature

EJCDC® C-610, Performance Bond

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Notes: (1) Provide supplemental execution by any additional parties, such as joint venturers. (2) Any singular reference to Contractor, Surety, Owner, or other party shall be considered plural where applicable.

1. The Contractor and Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors, and assigns to the Owner for the performance of the Construction Contract, which is incorporated herein by reference.

2. If the Contractor performs the Construction Contract, the Surety and the Contractor shall have no obligation under this Bond, except when applicable to participate in a conference as provided in Paragraph 3.

3. If there is no Owner Default under the Construction Contract, the Surety's obligation under this Bond shall arise after:

3.1 The Owner first provides notice to the Contractor and the Surety that the Owner is considering declaring a Contractor Default. Such notice shall indicate whether the Owner is requesting a conference among the Owner, Contractor, and Surety to discuss the Contractor's performance. If the Owner does not request a conference, the Surety may, within five (5) business days after receipt of the Owner's notice, request such a conference. If the Surety timely requests a conference, the Owner shall attend. Unless the Owner agrees otherwise, any conference requested under this Paragraph 3.1 shall be held within ten (10) business days of the Surety's receipt of the Owner's notice. If the Owner, the Contractor, and the Surety agree, the Contractor shall be allowed a reasonable time to perform the Construction Contract, but such an agreement shall not waive the Owner's right, if any, subsequently to declare a Contractor Default;

3.2 The Owner declares a Contractor Default, terminates the Construction Contract and notifies the Surety; and

3.3 The Owner has agreed to pay the Balance of the Contract Price in accordance with the terms of the Construction Contract to the Surety or to a contractor selected to perform the Construction Contract.

4. Failure on the part of the Owner to comply with the notice requirement in Paragraph 3.1 shall not constitute a failure to comply with a condition precedent to the Surety's obligations, or release the Surety from its obligations, except to the extent the Surety demonstrates actual prejudice.

5. When the Owner has satisfied the conditions of Paragraph 3, the Surety shall promptly and at the Surety's expense take one of the following actions:

5.1 Arrange for the Contractor, with the consent of the Owner, to perform and complete the Construction Contract;

5.2 Undertake to perform and complete the Construction Contract itself, through its agents or independent contractors;

5.3 Obtain bids or negotiated proposals from qualified contractors acceptable to the Owner for a contract for performance

and completion of the Construction Contract, arrange for a contract to be prepared for execution by the Owner and a contractor selected with the Owners concurrence, to be secured with performance and payment bonds executed by a qualified surety equivalent to the bonds issued on the Construction Contract, and pay to the Owner the amount of damages as described in Paragraph 7 in excess of the Balance of the Contract Price incurred by the Owner as a result of the Contractor Default; or

5.4 Waive its right to perform and complete, arrange for completion, or obtain a new contractor, and with reasonable promptness under the circumstances:

5.4.1 After investigation, determine the amount for which it may be liable to the Owner and, as soon as practicable after the amount is determined, make payment to the Owner; or

5.4.2 Deny liability in whole or in part and notify the Owner, citing the reasons for denial.

6. If the Surety does not proceed as provided in Paragraph 5 with reasonable promptness, the Surety shall be deemed to be in default on this Bond seven days after receipt of an additional written notice from the Owner to the Surety demanding that the Surety perform its obligations under this Bond, and the Owner shall be entitled to enforce any remedy available to the Owner. If the Surety proceeds as provided in Paragraph 5.4, and the Owner refuses the payment or the Surety has denied liability, in whole or in part, without further notice the Owner shall be entitled to enforce any remedy available to the Owner.

7. If the Surety elects to act under Paragraph 5.1, 5.2, or 5.3, then the responsibilities of the Surety to the Owner shall not be greater than those of the Contractor under the Construction Contract, and the responsibilities of the Owner to the Surety shall not be greater than those of the Owner under the Construction Contract. Subject to the commitment by the Owner to pay the Balance of the Contract Price, the Surety is obligated, without duplication for:

7.1 the responsibilities of the Contractor for correction of defective work and completion of the Construction Contract;

7.2 additional legal, design professional, and delay costs resulting from the Contractor's Default, and resulting from the actions or failure to act of the Surety under Paragraph 5; and

7.3 liquidated damages, or if no liquidated damages are specified in the Construction Contract, actual damages caused by delayed performance or non-performance of the Contractor.

8. If the Surety elects to act under Paragraph 5.1, 5.3, or 5.4, the Surety's liability is limited to the amount of this Bond.

9. The Surety shall not be liable to the Owner or others for obligations of the Contractor that are unrelated to the Construction Contract, and the Balance of the Contract Price shall not be reduced or set off on

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account of any such unrelated obligations. No right of action shall accrue on this Bond to any person or entity other than the Owner or its heirs, executors, administrators, successors, and assigns.

10. The Surety hereby waives notice of any change, including changes of time, to the Construction Contract or to related subcontracts, purchase orders, and other obligations.

11. Any proceeding, legal or equitable, under this Bond may be instituted in any court of competent jurisdiction in the location in which the work or part of the work is located and shall be instituted within two years after a declaration of Contractor Default or within two years after the Contractor ceased working or within two years after the Surety refuses or fails to perform its obligations under this Bond, whichever occurs first. If the provisions of this paragraph are void or prohibited by law, the minimum periods of limitations available to sureties as a defense in the jurisdiction of the suit shall be applicable.

12. Notice to the Surety, the Owner, or the Contractor shall be mailed or delivered to the address shown on the page on which their signature appears.

13. When this Bond has been furnished to comply with a statutory or other legal requirement in the location where the construction was to be performed, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

14. Definitions

14.1 Balance of the Contract Price: The total amount payable by the Owner to the Contractor under the Construction Contract after all proper adjustments have been made including allowance for the Contractor for any amounts received or to be received by

the Owner in settlement of insurance or other claims for damages to which the Contractor is entitled, reduced by all valid and proper payments made to or on behalf of the Contractor under the Construction Contract.

14.2 Construction Contract: The agreement between the Owner and Contractor identified on the cover page, including all Contract Documents and changes made to the agreement and the Contract Documents.

14.3 Contractor Default: Failure of the Contractor, which has not been remedied or waived, to perform or otherwise to comply with a material term of the Construction Contract.

14.4 Owner Default: Failure of the Owner, which has not been remedied or waived, to pay the Contractor as required under the Construction Contract or to perform and complete or comply with the other material terms of the Construction Contract.

14.5 Contract Documents: All the documents that comprise the agreement between the Owner and Contractor.

15. If this Bond is issued for an agreement between a contractor and subcontractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

16. Modifications to this Bond are as follows:

This Bond is hereby amended so that the provisions and limitations of Section 255.05 or Sections 713.23 and 713.245, Florida Statutes, whichever are applicable, are incorporated by reference herein.

PAYMENT BOND



PAYMENT BOND

CONTRACTOR (*name and address*):

SURETY (*name and address of principal place of business*):

OWNER (*name and address*):

Carlton Lakes Community Development District
Attn: Kristee Cole
313 Campus Street
Celebration, Florida 34747
Phone Number: (813) 397-5120

CONSTRUCTION CONTRACT

Effective Date of the Agreement:

Amount:

Description (*name and location*):

BOND

Bond Number:

Date (*not earlier than the Effective Date of the Agreement of the Construction Contract*):

Amount:

Modifications to this Bond Form: ☐ None ☒ See Paragraph 18

Surety and Contractor, intending to be legally bound hereby, subject to the terms set forth below, do each cause this Payment Bond to be duly executed by an authorized officer, agent, or representative.

CONTRACTOR AS PRINCIPAL

SURETY

Contractor's Name and Corporate Seal

Surety's Name and Corporate Seal

By: _____
Signature

By: _____
Signature (*attach power of attorney*)

Print Name

Print Name

Title

Title

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Attest: _____

Attest: _____

Signature

Signature

Title

Title

Notes: (1) Provide supplemental execution by any additional parties, such as joint venturers. (2) Any singular reference to Contractor, Surety, Owner, or other party shall be considered plural where applicable.

1. The Contractor and Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors, and assigns to the Owner to pay for labor, materials, and equipment furnished for use in the performance of the Construction Contract, which is incorporated herein by reference, subject to the following terms.
2. If the Contractor promptly makes payment of all sums due to Claimants, and defends, indemnifies, and holds harmless the Owner from claims, demands, liens, or suits by any person or entity seeking payment for labor, materials, or equipment furnished for use in the performance of the Construction Contract, then the Surety and the Contractor shall have no obligation under this Bond.
3. If there is no Owner Default under the Construction Contract, the Surety's obligation to the Owner under this Bond shall arise after the Owner has promptly notified the Contractor and the Surety (at the address described in Paragraph 13) of claims, demands, liens, or suits against the Owner or the Owner's property by any person or entity seeking payment for labor, materials, or equipment furnished for use in the performance of the Construction Contract, and tendered defense of such claims, demands, liens, or suits to the Contractor and the Surety.
4. When the Owner has satisfied the conditions in Paragraph 3, the Surety shall promptly and at the Surety's expense defend, indemnify, and hold harmless the Owner against a duly tendered claim, demand, lien, or suit.
5. The Surety's obligations to a Claimant under this Bond shall arise after the following:
 - 5.1 Claimants who do not have a direct contract with the Contractor,
 - 5.1.1 have furnished a written notice of non-payment to the Contractor, stating with substantial accuracy the amount claimed and the name of the party to whom the materials were, or equipment was, furnished or supplied or for whom the labor was done or performed, within ninety (90) days after having last performed labor or last furnished materials or equipment included in the Claim; and
 - 5.1.2 have sent a Claim to the Surety (at the address described in Paragraph 13).
 - 5.2 Claimants who are employed by or have a direct contract with the Contractor have sent a Claim to the Surety (at the address described in Paragraph 13).
6. If a notice of non-payment required by Paragraph 5.1.1 is given by the Owner to the Contractor, that is sufficient to satisfy a Claimant's obligation to furnish a written notice of non-payment under Paragraph 5.1.1.
7. When a Claimant has satisfied the conditions of Paragraph 5.1 or 5.2, whichever is applicable, the Surety shall promptly and at the Surety's expense take the following actions:
 - 7.1 Send an answer to the Claimant, with a copy to the Owner, within sixty (60) days after receipt of the Claim, stating the amounts that are undisputed and the basis for challenging any amounts that are disputed; and
 - 7.2 Pay or arrange for payment of any undisputed amounts.

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- 7.3 The Surety's failure to discharge its obligations under Paragraph 7.1 or 7.2 shall not be deemed to constitute a waiver of defenses the Surety or Contractor may have or acquire as to a Claim, except as to undisputed amounts for which the Surety and Claimant have reached agreement. If, however, the Surety fails to discharge its obligations under Paragraph 7.1 or 7.2, the Surety shall indemnify the Claimant for the reasonable attorney's fees the Claimant incurs thereafter to recover any sums found to be due and owing to the Claimant.
8. The Surety's total obligation shall not exceed the amount of this Bond, plus the amount of reasonable attorney's fees provided under Paragraph 7.3, and the amount of this Bond shall be credited for any payments made in good faith by the Surety.
9. Amounts owed by the Owner to the Contractor under the Construction Contract shall be used for the performance of the Construction Contract and to satisfy claims, if any, under any construction performance bond. By the Contractor furnishing and the Owner accepting this Bond, they agree that all funds earned by the Contractor in the performance of the Construction Contract are dedicated to satisfy obligations of the Contractor and Surety under this Bond, subject to the Owner's priority to use the funds for the completion of the work.
10. The Surety shall not be liable to the Owner, Claimants, or others for obligations of the Contractor that are unrelated to the Construction Contract. The Owner shall not be liable for the payment of any costs or expenses of any Claimant under this Bond, and shall have under this Bond no obligation to make payments to or give notice on behalf of Claimants, or otherwise have any obligations to Claimants under this Bond.
11. The Surety hereby waives notice of any change, including changes of time, to the Construction Contract or to related subcontracts, purchase orders, and other obligations.
12. No suit or action shall be commenced by a Claimant under this Bond other than in a court of competent jurisdiction in the state in which the project that is the subject of the Construction Contract is located or after the expiration of one year from the date (1) on which the Claimant sent a Claim to the Surety pursuant to Paragraph 5.1.2 or 5.2, or (2) on which the last labor or service was performed by anyone or the last materials or equipment were furnished by anyone under the Construction Contract, whichever of (1) or (2) first occurs. If the provisions of this paragraph are void or prohibited by law, the minimum period of limitation available to sureties as a defense in the jurisdiction of the suit shall be applicable.
13. Notice and Claims to the Surety, the Owner, or the Contractor shall be mailed or delivered to the address shown on the page on which their signature appears. Actual receipt of notice or Claims, however accomplished, shall be sufficient compliance as of the date received.
14. When this Bond has been furnished to comply with a statutory or other legal requirement in the location where the construction was to be performed, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.
15. Upon requests by any person or entity appearing to be a potential beneficiary of this Bond, the Contractor and Owner shall promptly furnish a copy of this Bond or shall permit a copy to be made.
16. **Definitions**
- 16.1 **Claim:** A written statement by the Claimant including at a minimum:
1. The name of the Claimant;
 2. The name of the person for whom the labor was done, or materials or equipment furnished;
 3. A copy of the agreement or purchase order pursuant to which labor, materials, or equipment was furnished for use in the performance of the Construction Contract;
 4. A brief description of the labor, materials, or equipment furnished;
 5. The date on which the Claimant last performed labor or last furnished materials or equipment for use in the performance of the Construction Contract;
 6. The total amount earned by the Claimant for labor, materials, or equipment furnished as of the date of the Claim;
 7. The total amount of previous payments received by the Claimant; and
 8. The total amount due and unpaid to the Claimant for labor, materials, or equipment furnished as of the date of the Claim.

- 16.2 **Claimant:** An individual or entity having a direct contract with the Contractor or with a subcontractor of the Contractor to furnish labor, materials, or equipment for use in the performance of the Construction Contract. The term Claimant also includes any individual or entity that has rightfully asserted a claim under an applicable mechanic's lien or similar statute against the real property upon which the Project is located. The intent of this Bond shall be to include without limitation in the terms of "labor, materials, or equipment" that part of the water, gas, power, light, heat, oil, gasoline, telephone service, or rental equipment used in the Construction Contract, architectural and engineering services required for performance of the work of the Contractor and the Contractor's subcontractors, and all other items for which a mechanic's lien may be asserted in the jurisdiction where the labor, materials, or equipment were furnished.
- 16.3 **Construction Contract:** The agreement between the Owner and Contractor identified on the cover page, including all Contract Documents and all changes made to the agreement and the Contract Documents.
- 16.4 **Owner Default:** Failure of the Owner, which has not been remedied or waived, to pay the Contractor as required under the Construction Contract or to perform and complete or comply with the other material terms of the Construction Contract.
- 16.5 **Contract Documents:** All the documents that comprise the agreement between the Owner and Contractor.
17. If this Bond is issued for an agreement between a contractor and subcontractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

18. Modifications to this Bond are as follows:

This Bond is hereby amended so that the provisions and limitations of Section 255.05 or Sections 713.23 and 713.245, Florida Statutes, whichever are applicable, are incorporated by reference herein.

V. TECHNICAL DOCUMENTS

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

STANDARD SPECIFICATIONS

- 1.1 All work of this Contract shall conform to the applicable technical specifications of the Florida Department of Transportation (FDOT) *Standard Specifications for Road and Bridge Construction* (Latest Edition), except as modified and supplemented hereinafter. The Contractor shall have a copy of the *2010 FDOT Standard Specifications for Road and Bridge Construction* “Red Cover” onsite at all times throughout the duration of the project.
- A. Where the referenced FDOT Specifications cite “the Department”, this shall be modified to “the Owner and/or the Owner’s authorized representative” by this Contract.
 - B. Payment for this project is in accordance with the Contract. The FDOT sections defining the Basis of Payment shall not apply.
 - C. Additional requirements superseding the applicable portions of the FDOT Standard Specifications, if any, are provided in the subsequent sections of these Supplemental Specifications.
 - D. Two original certified reports shall be submitted for all material testing requirements referenced in the FDOT Standard Specifications.
 - E. Verification testing noted in the FDOT Standard Specifications is at the option of the Owner. The Contractor shall provide required testing and submit the required number of reports to the Engineer and Owner



An Equal
Opportunity
Employer

Southwest Florida Water Management District

2379 Broad Street, Brooksville, Florida 34604-6899
(352) 796-7211 or 1-800-423-1476 (FL only)
SUNCOM 628-4150 TDD only 1-800-231-6103 (FL only)
On the Internet at: WaterMatters.org

Bartow Service Office
170 Century Boulevard
Bartow, Florida 33830-7700
(863) 534-1448 or
1-800-492-7862 (FL only)

Sarasota Service Office
78 Sarasota Center Boulevard
Sarasota, Florida 34240-9770
(941) 377-3722 or
1-800-320-3503 (FL only)

Tampa Service Office
7601 Highway 301 North
Tampa, Florida 33637-6759
(813) 985-7481 or
1-800-836-0797 (FL only)

June 19, 2025

Carlton Lakes Community Development District
Attn: Kristee Cole
313 Campus St.
Celebration, FL 34747

Subject: **Notice of Intended Agency Action - Approval
ERP Minor Modification**

Project Name: Carlton Lakes CDD Pond A Control Structure CS-25A Drainage
Improvements
App ID/Permit No: 908852 / 43022699.045
County: Hillsborough
Letter Received: January 06, 2025
Expiration Date: June 19, 2030
Sec/Twp/Rge: S20/T31S/R20E

Dear Permittee(s):

The Southwest Florida Water Management District (District) has completed its review of the application for Environmental Resource Permit modification. Based upon a review of the information you have submitted, the District hereby gives notice of its intended approval of the application.

The File of Record associated with this application can be viewed at <http://www18.swfwmd.state.fl.us/erp/erp/search/ERPSearch.aspx> and is also available for inspection Monday through Friday, except for District holidays, from 8:00 a.m. through 5:00 p.m. at the District's Tampa Service Office, 7601 U.S. Highway 301 North, Tampa, Florida 33637.

If you have any questions or concerns regarding the application or any other information, please contact the Environmental Resource Permit Bureau in the Tampa Service Office.

Sincerely,

David Kramer, P.E.
Bureau Chief
Environmental Resource Permit Bureau
Regulation Division

cc: David Hamstra
Michael L. Bruegger, P.E., Pegasus Engineering, LLC



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Southwest Florida Water Management District

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On the Internet at: WaterMatters.org

Bartow Service Office
170 Century Boulevard
Bartow, Florida 33830-7700
(863) 534-1448 or
1-800-492-7862 (FL only)

Sarasota Service Office
78 Sarasota Center Boulevard
Sarasota, Florida 34240-9770
(941) 377-3722 or
1-800-320-3503 (FL only)

Tampa Service Office
7601 Highway 301 North
Tampa, Florida 33637-6759
(813) 985-7481 or
1-800-836-0797 (FL only)

June 19, 2025

Carlton Lakes Community Development District
Attn: Kristee Cole
313 Campus St.
Celebration, FL 34747

Subject: **Notice of Agency Action - Approval
ERP Minor Modification**

Project Name: Carlton Lakes CDD Pond A Control Structure CS-25A Drainage
Improvements
App ID/Permit No: 908852 / 43022699.045
County: Hillsborough
Letter Received: January 06, 2025
Expiration Date: June 19, 2030
Sec/Twp/Rge: S20/T31S/R20E

Dear Permittee(s):

The Southwest Florida Water Management District (District) is in receipt of your application for the Environmental Resource Permit modification. Based upon a review of the information you submitted, the application is approved.

This modification to Environmental Resource Permit (ERP) No. 43022699.036 authorizes the following:

1. The reconstruction of the stormwater control structure, Structure 25A, at Pond A. The original structure will be replaced with two structures. The replacement structures maintain the same invert elevations and widths as originally authorized.
2. All other terms and conditions of Permit No. 43022699.036, dated September 9, 2016 and entitled Carlton Lakes West, apply.

Please refer to the attached Notice of Rights to determine any legal rights you may have concerning the District's agency action on the permit application described in this letter.

If approved construction plans are part of the permit, construction must be in accordance with these plans. These drawings are available for viewing or downloading through the District's Application and Permit Search Tools located at www.WaterMatters.org/permits.

The District's action in this matter only becomes closed to future legal challenges from members of the public if such persons have been properly notified of the District's action and no person objects to the District's action within the prescribed period of time following the notification. The District does not publish notices of agency action. If you wish to limit the time within which a person who does not receive actual written notice from the District may request an administrative hearing regarding this action, you are strongly encouraged to publish, at your own expense, a notice of agency action in the legal advertisement section of a newspaper of general circulation in the county or counties where the activity will occur. Publishing notice of agency action will close the window for filing a petition for hearing. Legal requirements and instructions for publishing notices of agency action, as well as a noticing form that can be used, are available from the District's website at www.WaterMatters.org/permits/noticing. If you publish notice of agency action, a copy of the affidavit of publication provided by the newspaper should be sent to the District's Tampa Service Office for retention in this permit's File of Record.

If you have any questions or concerns regarding your permit or any other information, please contact the Environmental Resource Permit Bureau in the Tampa Service Office.

Sincerely,

David Kramer, P.E.
Bureau Chief
Environmental Resource Permit Bureau
Regulation Division

Enclosures: Notice of Rights
cc: David Hamstra
Michael L. Bruegger, P.E., Pegasus Engineering, LLC

Notice of Rights

ADMINISTRATIVE HEARING

1. You or any person whose substantial interests are or may be affected by the District's intended or proposed action may request an administrative hearing on that action by filing a written petition in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), Uniform Rules of Procedure Chapter 28-106, Florida Administrative Code (F.A.C.) and District Rule 40D-1.1010, F.A.C. Unless otherwise provided by law, a petition for administrative hearing must be filed with (received by) the District within 21 days of receipt of written notice of agency action. "Written notice" means either actual written notice, or newspaper publication of notice, that the District has taken or intends to take agency action. "Receipt of written notice" is deemed to be the fifth day after the date on which actual notice is deposited in the United States mail, if notice is mailed to you, or the date that actual notice is issued, if sent to you by electronic mail or delivered to you, or the date that notice is published in a newspaper, for those persons to whom the District does not provide actual notice.
2. Pursuant to Subsection 373.427(2)(c), F.S., for notices of intended or proposed agency action on a consolidated application for an environmental resource permit and use of state-owned submerged lands concurrently reviewed by the District, a petition for administrative hearing must be filed with (received by) the District within 14 days of receipt of written notice.
3. Pursuant to Rule 62-532.430, F.A.C., for notices of intent to deny a well construction permit, a petition for administrative hearing must be filed with (received by) the District within 30 days of receipt of written notice of intent to deny.
4. Any person who receives written notice of an agency decision and who fails to file a written request for a hearing within 21 days of receipt or other period as required by law waives the right to request a hearing on such matters.
5. Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding District intended or proposed action is not available prior to the filing of a petition for hearing.
6. A request or petition for administrative hearing must comply with the requirements set forth in Chapter 28-106, F.A.C. A request or petition for a hearing must: (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's intended action or proposed action, (2) state all material facts disputed by the person requesting the hearing or state that there are no material facts in dispute, and (3) otherwise comply with Rules 28-106.201 and 28-106.301, F.A.C. Chapter 28-106, F.A.C. can be viewed at www.flrules.org or at the District's website at www.WaterMatters.org/permits/rules.
7. A petition for administrative hearing is deemed filed upon receipt of the complete petition by the District Agency Clerk at the District's Tampa Service Office during normal business hours, which are 8:00 a.m. to 5:00 p.m., Monday through Friday, excluding District holidays. Filings with the District Agency Clerk may be made by mail, hand-delivery or facsimile transfer (fax). The District does not accept petitions for administrative hearing by electronic mail. Mailed filings must be addressed to, and hand-delivered filings must be delivered to, the Agency Clerk, Southwest Florida Water Management District, 7601 Highway 301 North, Tampa, FL 33637-6759. Faxed filings must be transmitted to the District Agency Clerk at (813) 367-9788. Any petition not received during normal business hours shall be filed as of 8:00 a.m. on the next business day. The District's acceptance of faxed petitions for filing is subject to certain conditions set forth in the District's Statement of Agency Organization and Operation, available for viewing at www.WaterMatters.org/about.

JUDICIAL REVIEW

1. Pursuant to Sections 120.60(3) and 120.68, F.S., a party who is adversely affected by District action may seek judicial review of the District's action. Judicial review shall be sought in the Fifth District Court of Appeal or in the appellate district where a party resides or as otherwise provided by law.
2. All proceedings shall be instituted by filing an original notice of appeal with the District Agency Clerk within 30 days after the rendition of the order being appealed, and a copy of the notice of appeal, accompanied by any filing fees prescribed by law, with the clerk of the court, in accordance with Rules 9.110 and 9.190 of the Florida Rules of Appellate Procedure (Fla. R. App. P.). Pursuant to Fla. R. App. P. 9.020(h), an order is rendered when a signed written order is filed with the clerk of the lower tribunal.

CARLTON LAKES WEST POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS

CONSTRUCTION PLANS

JUNE 2025

District Manager, Kristee Cole
Inframark District Services

Chairman, Freddy Barton

Vice Chairman, Rena Vance



Assistant Secretary, Elizabeth Morales Diaz

Assistant Secretary, Nicholle Palmer

Assistant Secretary, Nicole Snelling

District Engineer, David W. Hamstra, P.E.
Pegasus Engineering, LLC

CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT
330 Campus Street • Celebration, Florida 34747

SHEET INDEX

SHEET	DESCRIPTION
CIVIL DRAWINGS	
1	COVER SHEET
2	GENERAL NOTES
3	STORMWATER POLLUTION PREVENTION PLAN
4A	PLAN
4B	PLAN (WITH AERIAL)
5A	EXISTING SURFACE WATERS PLAN
5B	PROPOSED SURFACE WATERS IMPACT PLAN (WITH AERIAL)
6	DETAILS
SURVEY DRAWINGS	
1	SOUTHEASTERN SURVEYING AND MAPPING TOPOGRAPHIC SURVEY

GOVERNING STANDARDS AND SPECIFICATIONS

FLORIDA DEPARTMENT OF TRANSPORTATION *DESIGN STANDARDS FOR DESIGN, CONSTRUCTION, MAINTENANCE AND UTILITY OPERATIONS ON THE STATE HIGHWAY SYSTEM*, LATEST EDITION.

FLORIDA DEPARTMENT OF TRANSPORTATION *STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION*, LATEST EDITION.

FEDERAL HIGHWAY ADMINISTRATION *MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD)*.

NOTES

- ATTENTION IS DIRECTED TO THE FACT THAT THESE PLANS MAY HAVE BEEN CHANGED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN OBTAINING SCALED DATA.
 - 11" X 17" DRAWINGS - NOT TO SCALE
 - 12" X 18" DRAWINGS - HALF SIZE
 - 24" X 36" DRAWINGS - TO SCALE
- TOPOGRAPHIC ELEVATION INFORMATION SHOWN WITHIN THESE PLANS ARE REFERENCED TO THE NAVD 88 VERTICAL DATUM.
- DIGITAL SIGNATURE IS ONLY VALID FOR CIVIL DRAWING SHEET NOS. 1-5.

COMPUTED DATUM SHIFTS

- NAVD88 = NGDV29 - 0.84'

SUBMITTAL

Southwest Florida Water Management District (SWFWMD) ERP Application
Southwest Florida Water Management District (SWFWMD) ERP Application

DATE OF PLANS

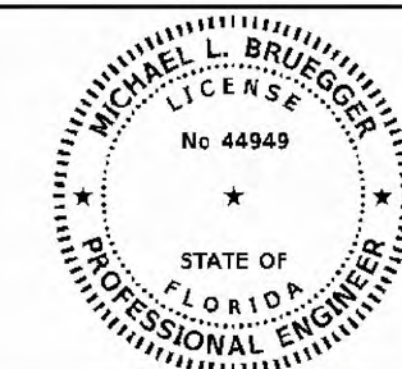
1/03/2025
6/05/2025

DATE OF SUBMITTAL

1/03/2025
6/05/2025

Michael L. Bruegger
Digitally signed by Michael L. Bruegger
Date: 2025.06.05 18:43:34 -04'00'

NOTE: SIGNATURE AND SEAL ONLY
APPLIES TO THE CIVIL DRAWINGS



ENGINEER: *Michael L. Bruegger*

Michael L. Bruegger, P.E.

LIC. NO. 44949

DATE: 6/05/2025

VICINITY MAP

ROADS AND PARCELS
PROVIDED BY HILLSBOROUGH COUNTY



State of Florida Board of Professional Engineers
Certificate of Authorization No. 27770



301 West SR 434, Suite 309 | Winter Springs, Florida 32708
Office (407) 992-9160 | Fax (407) 358-5155



PERMITTED DRAWINGS SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT (SWFWMD)
For construction permits, the permittee shall notify the District in writing when construction begins.



DEFINITION:

WHEN USED IN THESE GENERAL NOTES, THE WORD "OWNER" SHALL HAVE THE INDICATED MEANING:

**CARLTON LAKES
COMMUNITY DEVELOPMENT DISTRICT**

313 Campus Street
Celebration, Florida 34747

REGULATORY AND PERMITTING

- RP-1. THE CONTRACTOR SHALL ENSURE THAT ALL REQUIRED PERMITS ARE IN HAND BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL SATISFY AND ADHERE TO ALL APPLICABLE REQUIREMENTS OR SPECIAL CONDITIONS STATED WITHIN SAID PERMITS REGARDING THE WORK AND MAINTENANCE OF IMPROVEMENTS PRIOR TO ACCEPTANCE BY THE OWNER.
- RP-2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MEETING ALL INSPECTION CRITERIA AND SCHEDULES, AND FOR SIGNING FOR SAID INSPECTIONS.
- RP-3. THE CONTRACTOR SHALL CONFORM AND ADHERE TO THE POLICIES ESTABLISHED BY PASCO COUNTY, FLORIDA AND WESLEY CHAPEL, FLORIDA FOR THE PRESERVATION OF ALL PUBLIC AND PRIVATE PROPERTY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGE AND INJURY TO PROPERTY OF ANY CHARACTER, DURING THE PROSECUTION OF THE WORK, RESULTING FROM ANY ACT, OMISSION, NEGLIGENCE, OR MISCONDUCT IN HIS MANNER OR METHOD OF EXECUTING THE WORK, OR AT ANY TIME DUE TO DEFECTIVE WORK OR MATERIALS.
- RP-4. THE CONTRACTOR SHALL COMPLY WITH ALL LEGAL LOAD RESTRICTIONS WHEN HAULING MATERIALS OR EQUIPMENT BEYOND THE LIMITS OF THE WORK. A SPECIAL PERMIT WILL NOT RELIEVE THE CONTRACTOR FROM ANY LIABILITY FOR DAMAGE OR INJURY WHICH MAY RESULT FROM MOVING EQUIPMENT OR MATERIAL.
- RP-5. THE CONTRACTOR MUST OBTAIN A CONSUMPTIVE USE PERMIT (CUP) IF DEWATERING IS NECESSARY.
- RP-6. THE CONTRACTOR SHALL OBTAIN A RIGHT-OF-WAY UTILIZATION PERMIT AS REQUIRED BY THE AUTHORITY HAVING JURISDICTION WHERE THE WORK OCCURS.
- RP-7. BEFORE COMMENCING WORK ON ANY PRIVATE LANDS, THE CONTRACTOR SHALL OBTAIN WRITTEN PERMISSION FROM THE PROPERTY OWNER TO THERE SO OCCUPY FOR THE SOLE PURPOSE OF PROSECUTING THE WORK. THE CONTRACTOR SHALL USE ALL DUE CAUTION AND CARE TO PROTECT THE PROPERTY AT ALL TIMES AND IN ALL MANNER FROM HIS WORK AND TO LIMIT HIS ACTIVITIES AS NECESSARY TO PERFORM THE WORK AS DESCRIBED BY THE CONTRACT DOCUMENTS. IF THE WORK IS INCOMPLETE AT THE END OF THE WORK DAY, HE SHALL SECURE THE WORK AREA AND MATERIALS TO PROVIDE FOR THE SAFETY OF ALL PERSONS, KNOWN OR UNKNOWN. SAFETY SHALL BE A PRIME CONSIDERATION AND THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- RP-8. ABSOLUTELY NO WORK WILL BE ALLOWED WITHIN ANY CONSERVATION AREA, BUFFER AREA, MITIGATION AREA, OR DESIGNATED WETLAND AREA UNLESS SPECIFICALLY DESCRIBED BY THE PLANS AND GRANTED BY REASON OF PERMIT FROM THE GOVERNMENTAL ENTITY HAVING JURISDICTION OVER SAID AREA.
- RP-9. **STORMWATER POLLUTION PREVENTION PLAN (SWPPP)**
IF THE TOTAL AREA TO BE CLEARED IS EQUAL TO, OR EXCEEDS ONE (1) ACRE, THEN THE CONTRACTOR WILL BE RESPONSIBLE FOR PREPARING A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) IN ACCORDANCE WITH EPA'S NPDES REGULATIONS. THE CONTRACTOR WILL BE RESPONSIBLE FOR SUBMITTING A NOTICE OF INTENT (NOI) AND APPLICABLE FEES TO THE FDEP NO LESS THAN FORTY-EIGHT (48) HOURS PRIOR TO COMMENCING CONSTRUCTION. THE COST FOR THIS WILL BE INCLUDED IN THE CONTRACT UNIT PRICE FOR "MOBILIZATION/DEMOBILIZATION, LS."

GEOTECHNICAL AND TESTING

- GT-1. A GEOTECHNICAL ENGINEERING REPORT HAS BEEN PREPARED AND IS AVAILABLE FOR THE CONTRACTOR'S INDEPENDENT REVIEW. THIS REPORT CONTAINS SPECIFIC RECOMMENDATIONS REGARDING CONSTRUCTION OF THE PROPOSED IMPROVEMENTS.
- GT-2. THE CONTRACTOR SHALL ENSURE THAT PROPER SOIL DENSITIES ARE ACHIEVED FOR THE PLACEMENT OF ALL STRUCTURES, OR COMPACTED EARTH. SOIL TESTING SHALL BE PROVIDED BY THE CONTRACTOR. THE CONTRACTOR SHALL COORDINATE WITH THEIR GEOTECHNICAL CONSULTANT FOR SCHEDULING ALL TESTING PRIOR TO CONSTRUCTION WORK. THE CONTRACTOR SHALL PROVIDE SUFFICIENT NOTICE FOR TESTING WORK IN ADVANCE OF CONSTRUCTION. THE CONTRACTOR SHALL ADHERE TO THE "ASSESSMENT AND RECOMMENDATIONS" CONTAINED WITHIN THE GEOTECHNICAL REPORT.
- GT-3. SUBSURFACE INFORMATION SHOWN ON THESE DRAWINGS WAS OBTAINED FOR USE IN ESTABLISHING DESIGN CRITERIA FOR THE PROJECT. THE ACCURACY OF THIS INFORMATION IS NOT GUARANTEED AND IS NOT TO BE CONSTRUED AS PART OF THE PLANS GOVERNING CONSTRUCTION OF THE PROJECT. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO INQUIRE OF THE ENGINEER IF ADDITIONAL INFORMATION IS AVAILABLE, TO MAKE ARRANGEMENTS TO REVIEW SAME PRIOR TO BIDDING, AND TO MAKE HIS OWN DETERMINATION AS TO ALL SUBSURFACE CONDITIONS.

MAINTENANCE OF TRAFFIC (MOT)

- MT-1. MAINTENANCE OF TRAFFIC: ACCESS FOR LOCAL TRAFFIC WITH DESTINATIONS WITHIN THE PROJECT LIMITS SHALL BE MAINTAINED. IF ACCESS TO LOCAL TRAFFIC IS CHANGED DURING CONSTRUCTION, THEN THE CONTRACTOR SHALL NOTIFY THE OWNER A MINIMUM OF THREE (3) WORKING DAYS IN ADVANCE. IF ROAD CLOSURES ARE REQUIRED DURING CONSTRUCTION, THEN THE CONTRACTOR SHALL NOTIFY THE OWNER A MINIMUM OF FIVE (5) WORKING DAYS IN ADVANCE.
- MT-2. PRIOR TO COMMENCING WORK, THE CONTRACTOR SHALL FURNISH, ERECT AND MAINTAIN ALL BARRICADES, WARNING SIGNS, AND MARKINGS FOR HAZARDS AND THE CONTROL OF TRAFFIC, IN REASONABLE CONFORMITY WITH THE U.S. DEPARTMENT OF TRANSPORTATION MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS, OR AS DIRECTED BY THE OWNER, SUCH AS TO EFFECTIVELY PREVENT ACCIDENTS IN ALL PLACES WHERE THE WORK CAUSES OBSTRUCTION TO THE NORMAL TRAFFIC OR CONSTITUTES IN ANY WAY A HAZARD TO THE PUBLIC.
- MT-3. THE CONTRACTOR SHALL PROTECT ALL EXISTING TRAFFIC AND STREET SIGNS. THE CONTRACTOR SHALL COORDINATE WITH THE OWNER OR THE ENGINEER WHEN TEMPORARY REMOVAL, RELOCATION, OR REPLACEMENT OF SUCH SIGNAGE IS REQUIRED DUE TO THE NATURE OF HIS WORK.

GEOMETRY & SURVEY

- GS-1. PRIOR TO BEGINNING ANY CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT TO THE OWNER A SET OF FIELD NOTES VERIFYING THE BENCHMARK ELEVATIONS AND THE REFERENCE POINT TIES SHOWN ON THE PLAN AND PROFILE SHEETS, AND/OR SUBMIT A SET OF FIELD NOTES FOR ALL ADDITIONAL BENCHMARK AND REFERENCE POINT TIES PROPOSED TO BE USED IN CONSTRUCTING THE PROJECT WITH THEIR LOCATION, DESCRIPTION AND ELEVATION BASED ON PASCO COUNTY, FLORIDA DATUM. ALL SUBMITTALS SHALL BE SIGNED AND SEALED BY A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF FLORIDA.
- GS-2. PUBLIC LAND CORNERS WITHIN THE LIMITS OF CONSTRUCTION SHALL BE PROTECTED. IF A CORNER MONUMENT IS IN DANGER OF BEING DESTROYED OR DISTURBED, THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE PROJECT ENGINEER, WITHOUT DELAY, BY TELEPHONE. THE CONTRACTOR SHALL PROVIDE WRITTEN FOLLOW UP CONFIRMATION WITHIN FORTY-EIGHT (48) HOURS OF TELEPHONE NOTIFICATION.
- GS-3. ALL PERMANENT REFERENCE MONUMENTS (P.R.M.'s) SHOWN ON THE PLANS, OR FOUND, SHALL BE PRESERVED. THOSE FOUND IN AREAS WHERE PAVEMENT IS SCHEDULED FOR REMOVAL AND REPLACEMENT SHALL BE PROTECTED WITH A CAST IRON VALVE BOX.
- GS-4. ANY U.S. COAST AND GEODETIC SURVEY (USC&GS) MONUMENTS WITHIN THE LIMITS OF BE PROTECTED. IF IN DANGER OF DAMAGE, THE CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER AND BOTH SHALL NOTIFY:
- STATE GEODETIC ADVISOR, RONNIE TAYLOR
SUITE 309
3900 COMMONWEALTH BOULEVARD
TALLAHASSEE, FL
(904) 488-2427
- GS-5. THE ENGINEER HAS UTILIZED TOPOGRAPHIC SURVEY INFORMATION WHICH HE HAS RELIED UPON IN THE PREPARATION OF THESE PLANS. THE CONTRACTOR IS ADVISED TO OBTAIN A SIGNED AND SEALED COPY OF THE TOPOGRAPHIC SURVEY BEFORE ESTABLISHING ANY LAYOUT CONTROL.
- GS-6. BENCHMARKS AND VERTICAL ELEVATIONS AREA BASED ON NAVD 88 DATUM.
- GS-7. PROPOSED STATION OFFSETS ARE FROM THE CENTERLINE OF THE STRUCTURE TO THE PROJECT BASELINE, UNLESS NOTED OTHERWISE.

UTILITIES

- UL-1. THE LOCATION OF ALL EXISTING UTILITY SERVICES, FACILITIES, AND STRUCTURAL FEATURES SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND ARE PROVIDED FOR THE CONVENIENCE OF THE CONTRACTOR. THE OWNER AND HIS REPRESENTATIVE DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF THE LOCATION INFORMATION PROVIDED. ANY INACCURACY OR OMISSION IN SUCH INFORMATION SHALL NOT RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY TO PROTECT SUCH EXISTING FEATURES FROM DAMAGE OR UNSCHEDULED INTERRUPTION OF SERVICES. SHOULD A DISCREPANCY ARISE BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS, WHICH WOULD APPRECIABLY AFFECT THE EXECUTION OF THESE PLANS, THE CONTRACTOR WILL HALT CONSTRUCTION AND NOTIFY THE OWNER IMMEDIATELY.
- UL-2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND VERIFYING ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION, AND FOR NOTIFYING THE VARIOUS UTILITY COMPANIES TO MAKE THE NECESSARY ARRANGEMENTS FOR ANY RELOCATION, DISRUPTION OF SERVICE, OR CLARIFICATION OF UTILITY ACTIVITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING A UTILITY, WHETHER UNDERGROUND OR OVERHEAD, WHETHER SHOWN ON THESE PLANS OR FIELD LOCATED, UNLESS OTHERWISE INDICATED ON THE PLANS OR IN THE SPECIFICATIONS. UTILITIES WHICH INTERFERE WITH THE PROPOSED CONSTRUCTION SHALL BE RELOCATED BY THE RESPECTIVE UTILITY COMPANY AND THE CONTRACTOR UNLESS COOPERATE WITH THE UTILITY COMPANY DURING RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE BY THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT.
- UL-3. THE CONTRACTOR SHALL LOCATE AND VERIFY THE DEPTHS AND LOCATIONS OF ALL EXISTING UTILITIES WITHIN THE LIMITS OF WORK, PRIOR TO ORDERING ANY STRUCTURES.
- UL-4. PRIOR TO EXCAVATING IN THE VICINITY OF A GAS PIPELINE THE CONTRACTOR SHALL NOTIFY THE GAS UTILITY OWNER IN ACCORDANCE WITH THE REQUIREMENTS OF FLORIDA STATUTES, PROTECTION OF UNDERGROUND PIPELINES, F.S. 553.851, CH. 77-143.
- UL-5. THE CONTRACTOR SHALL NOTIFY UTILITIES 72 HRS. PRIOR TO EXCAVATION, IN ACCORDANCE WITH THE FLORIDA UNDERGROUND FACILITIES DAMAGE PREVENTION SAFETY ACT, F.S. 556.101-111. THE CONTRACTOR SHALL USE THE SERVICES OF A ONE NUMBER IDENTIFICATION SYSTEM (O.N.I.S.) AND CALL FOR A UTILITY LOCATOR A MINIMUM OF 48 HOURS PRIOR TO THE COMMENCEMENT OF WORK.
- Sunshine State One Call**
SUNSHINE STATE ONE CALL
11 PLANTATION ROAD
DEBARY, FL 32713
1-800-432-4770
- UL-6. THE CONTRACTOR SHALL NOTIFY THE UTILITIES COMMISSION REGARDING CONSTRUCTION REQUIRED WITHIN 5 FEET OF A POWER POLE.
- UL-7. UTILITIES ENCOUNTERED:

EROSION CONTROL AND POLLUTION ABATEMENT

- EC-1. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS AND REGULATIONS CONTROLLING POLLUTION OF THE ENVIRONMENT. MEASURES SHALL BE TAKEN BY THE CONTRACTOR TO CONTROL EROSION AND SEDIMENT RUNOFF FROM THE SITE DURING CONSTRUCTION.
- EC-2. THE CONTRACTOR SHALL EMPLOY SUCH EROSION CONTROL METHODS AS SPECIFIED BY THE FDOT'S ROADWAY AND TRAFFIC DESIGN STANDARDS AND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (latest edition).
- EC-3. INSTALLATION OF SILT FENCES AND TURBIDITY BARRIERS SHALL BE IN ACCORDANCE WITH FDOT'S ROADWAY AND TRAFFIC DESIGN STANDARDS AND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (latest edition).
- EC-4. SILT SCREENS AND TURBIDITY BARRIERS MUST BE INSTALLED AT ALL LOCATIONS WHERE THE POSSIBILITY OF TRANSFERRING SUSPENDED SOLIDS INTO THE RECEIVING WATERBODY EXISTS DUE TO THE PROPOSED WORK. SILT SCREENS AND TURBIDITY BARRIERS MUST REMAIN IN PLACE AT ALL LOCATIONS UNTIL CONSTRUCTION IS COMPLETED AND SOILS ARE STABILIZED AND VEGETATION HAS BEEN ESTABLISHED. THEREAFTER, THE CONTRACTOR WILL BE RESPONSIBLE FOR THE REMOVAL OF THE BARRIERS.
- EC-5. IF NOT SPECIFIED ELSEWHERE; SEEDING, MULCHING, AND SODDING SHALL BE IN ACCORDANCE WITH FDOT'S STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, (latest edition).
- EC-6. ALL DISTURBED PERVIOUS AREAS SHALL BE SODDED, UNLESS OTHER SURFACE TREATMENT IS PRESCRIBED IN THE PLANS OR CONTRACT DOCUMENTS. ALL OTHER GRADED AREAS NOT SCHEDULED FOR SODDING OR PAVING SHALL BE SEEDD AND MULCHED. ALL DISTURBED AREAS OUTSIDE THE LIMITS OF GRADING SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN THEIR ORIGINAL CONDITION.
- EC-7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL NEWLY PLANTED GRASSES AND VEGETATION UNTIL THE WORK HAS BEEN ACCEPTED BY THE OWNER.
- EC-8. THE CONTRACTOR SHALL PROVIDE A MINIMUM OF FIVE (5) FEET OF SOD AROUND ALL DITCH BOTTOM INLETS, MANHOLES AND ENDWALLS, IN AREAS NOT SCHEDULED FOR PAVEMENT OR CONCRETE.

EARTHWORK

- EW-1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SLOPES AND EMBANKMENTS. THE CONTRACTOR SHALL REPAIR OR REMEDY DAMAGE TO SUCH IF CAUSED BY EROSION, CONTRACTOR ACTIVITIES OR LACK OF MAINTENANCE UNTIL THE PROJECT IS ACCEPTED BY THE OWNER.
- EW-2. THE CONTRACTOR SHALL EXAMINE THE SITE, REVIEW THE PLANS, AND INDEPENDENTLY DETERMINE THE VOLUME OF EXCAVATION, FILL AND/OR BACKFILL REQUIRED TO PERFORM THE WORK.
- EW-3. ALL FILL PLACED WITHIN PROPOSED ROAD RIGHT-OF-WAYS SHALL BE COMPACTED AS FOLLOWS:
→ ROADWAY SHOULDERS (OUTSIDE PAVEMENT) 95% MAX. DENSITY, AASHTO T-180.
→ ROADWAY AREAS (UNDER PAVEMENT) 98% MAX. DENSITY, AASHTO T-180.
- EW-4. IN ALL AREAS WHICH REQUIRE FILL MATERIAL, THE CONTRACTOR WILL STRIP OR OTHERWISE REMOVE ALL VEGETATION AND OTHER DELETERIOUS MATERIAL BEFORE EMBANKMENT IS STARTED.
- EW-5. ALL SOIL STRIPPINGS, DELETERIOUS AND UNSUITABLE MATERIAL SHALL BE REMOVED FROM THE SITE AND DISPOSED OF BY THE CONTRACTOR UNLESS OTHERWISE DIRECTED BY THE OWNER OR SPECIFIED ELSEWHERE IN THE PLANS FOR SELECT DISPOSAL. IN NO CASE WILL BURIAL OF DISPOSABLE MATERIAL BE ALLOWED.

STORM WATER (DRAINAGE)

- SW-1. ALL MANHOLES, INLETS, AND JUNCTION BOX STRUCTURES SHALL BE PRECAST AND IN ACCORDANCE WITH ASTM C-478 UNLESS OTHERWISE SPECIFIED.
- SW-2. ALL MANHOLES, INLETS, AND JUNCTION BOX STRUCTURES SHALL HAVE TRAFFIC BEARING FRAMES AND COVERS, OR GRATES MEETING HS-20 LOADING REQUIREMENTS, UNLESS OTHERWISE SPECIFIED WITHIN THE PLANS.
- SW-3. ALL REINFORCED CONCRETE PIPE SHALL BE OF THE CLASS AND BEDDING SPECIFIED BY FDOT'S ROADWAY AND TRAFFIC DESIGN STANDARDS, (latest edition).
- SW-4. ALL PIPE JOINT CONNECTIONS SHALL BE WRAPPED WITH A FILTER FABRIC MATERIAL IN ACCORDANCE WITH FDOT'S ROADWAY AND TRAFFIC DESIGN STANDARDS (FDOT INDEX NO. 280).
- SW-5. ALL EXISTING AND INSTALLED STORM SEWER LINES AND INLETS SHALL BE CLEANED OF DEBRIS AND ERODED MATERIALS AT THE LAST STAGE OF CONSTRUCTION, THE COST OF WHICH SHALL BE INCIDENTAL TO THE PROJECT CONSTRUCTION. BEFORE COMMENCING CONSTRUCTION, THE CONTRACTOR SHALL BRING TO THE ATTENTION OF THE ENGINEER ALL EXISTING DRAINAGE PROBLEMS OR DRAINAGE PROBLEMS THAT WILL BE CREATED BY THIS OPERATION.
- SW-6. THE INFORMATION SHOWN ON THESE DRAWINGS CONCERNING TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES IS BASED ON AVAILABLE RECORDS AND SURVEYS BUT IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR SHALL MAKE HIS OWN DETERMINATION AS TO THE TYPE AND LOCATION OF UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO AND IS RESPONSIBLE FOR COORDINATING UTILITY RELOCATION WITH THE UTILITY OWNER. PRIOR TO ORDERING DRAINAGE STRUCTURES, THE CONTRACTOR SHALL DETERMINE IF DRAINAGE / UTILITY CONFLICTS EXIST. INFORMATION ON CONFLICTS IS TO BE SUBMITTED TO THE ENGINEER FOR RESOLUTION, AS SOON AS POSSIBLE AFTER DISCOVERY.
- SW-7. ALL DRAINAGE PIPES SHALL BE REINFORCED CONCRETE PIPE, CLASS III, UNLESS OTHERWISE SPECIFIED OR DIRECTED BY THE OWNER / ENGINEER.
- SW-8. MEASUREMENT OF DRAINAGE PIPE FOR PAYMENT SHALL BE DETERMINED FROM ACTUAL LENGTHS INSTALLED.
- SW-9. ALL INLET/MANHOLE - PIPE JOINTS SHALL BE FILLED WITH NON-SHRINK GROUT, COVERED WITH AN ASPHALTIC MASTIC COATING, AND WRAPPED WITH A FILTER FABRIC MATERIAL PER SECTION 430-7.3.1.7 OF FDOT'S STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (latest edition).
- SW-10. CHANGES OF PIPE INVERTS NOT EXCEEDING PLUS OR MINUS ONE (1) FOOT WILL NOT BE CONSIDERED AS A BASIS FOR ADDITIONAL COMPENSATION FOR THE PERTINENT PIPE BID ITEM OR FOR MODIFICATION OF PRECAST STRUCTURES.
- SW-11. PIPE LENGTHS AND SLOPES DEPICTED ON THE PLAN AND PROFILE SHEETS ARE MEASURED FROM INSIDE WALL OF STRUCTURE TO INSIDE WALL OF STRUCTURE.
- SW-12. REMOVAL AND PROPER DISPOSAL OF SEDIMENT AND/OR DEBRIS FOUND WITHIN EXISTING STORM SEWERS/CULVERTS BEING REMOVED SHALL BE INCLUDED UNDER THE CLEARING AND GRUBBING PAY ITEM.
- SW-13. AT LOCATIONS WHERE EXISTING PIPES ARE CONNECTING TO NEW DRAINAGE STRUCTURES, AND THE EXISTING PIPE IS DAMAGED, 4-FEET OF THE EXISTING PIPE SHALL BE REMOVED AND 4-FEET OF NEW RCP WILL BE CONNECTED TO THE EXISTING PIPE USING A CONCRETE JACKET (FDOT INDEX NO. 430-001). COST OF THE NEW PIPE AND JACKET SHALL BE INCIDENTAL TO THE STORM SEWER STRUCTURE INSTALLATION.

MISCELLANEOUS NOTES

- MN-1. ALL WORK AND MATERIALS FURNISHED SHALL BE IN REASONABLE CONFORMITY WITH THE LINES, GRADES, PROFILES, CROSS-SECTIONS, DIMENSIONS, MATERIAL REQUIREMENTS, AND TESTING REQUIREMENTS SPECIFIED IN THE CONTRACT, PLANS OR SPECIFICATIONS.
- MN-2. THE CONTRACTOR SHALL NOT EXCAVATE, REMOVE, OR OTHERWISE DISTURB ANY MATERIAL, STRUCTURE, OR PART OF A STRUCTURE WHICH IS LOCATED OUTSIDE THE LINES, GRADES, OR CONSTRUCTION LIMITS ESTABLISHED FOR THIS PROJECT, EXCEPT WHERE SUCH EXCAVATION, REMOVAL, OR DISTURBANCE IS PROVIDED FOR IN THE CONTRACT, PLANS, OR SPECIFICATIONS.
- MN-3. THE CONTRACTOR SHALL EXAMINE THE SITE FOR ALL CONDITIONS WHICH MAY AFFECT HIS WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISCOVERY, LOCATION AND IDENTIFICATION OF EXISTING UTILITIES, DRAINAGE SYSTEMS OR PHYSICAL STRUCTURES WITHIN THE LIMITS OF WORK. THE OWNER, HIS ENGINEER, AND ENGINEER'S CONSULTANT ASSUME NO RESPONSIBILITY FOR SUBSURFACE CONDITIONS OR FOR THE CONTRACTOR'S FAILURE TO IDENTIFY, LOCATE, AND PROTECT EXISTING FACILITIES ABOVE AND BELOW THE GROUND.
- MN-4. THE CONTRACTOR SHALL REMOVE ALL WASTE MATERIAL FROM THE SITE AND DISPOSE OF IT IN AN APPROVED MANNER. BURNING ON SITE WILL NOT BE ALLOWED.
- MN-5. THE CONTRACTOR SHALL CLEARLY MARK THE LIMITS OF WORK PRIOR TO CLEARING TO PROTECT ADJACENT AREAS FROM CONSTRUCTION ACTIVITIES.
- MN-6. AS-BUILT DRAWINGS SHALL BE KEPT BY THE CONTRACTOR AND SUBMITTED TO THE OWNER UPON PROJECT COMPLETION, PRIOR TO FINAL CERTIFICATION OF SUBSTANTIAL COMPLETION BY THE ENGINEER. THESE AS-BUILT DRAWINGS SHALL COMPLY WITH THE FLORIDA ADMINISTRATIVE CODE (F.A.C.) FOR SURVEYORS.
- MN-7. THE CONTRACTOR SHALL PROVIDE ALL SHEETING, SHORING, AND BRACING REQUIRED TO PROTECT ADJACENT STRUCTURES AND UTILITIES, OR TO MINIMIZE TRENCH WIDTH AS REQUIRED. SHEETING AND SHORING SHALL BE DESIGNED BY A STATE OF FLORIDA REGISTERED PROFESSIONAL ENGINEER RETAINED BY THE CONTRACTOR.
- MN-8. ALL PERSONAL PROPERTY, EXCEPT MAILBOXES, WITHIN THE RIGHT-OF-WAY NOT RELOCATED BY THE PROPERTY OWNER(S) SHALL BE REMOVED BY THE CONTRACTOR AS NECESSARY TO PROTECT THE PROJECT IN ACCORDANCE WITH THE PLANS. MAIL BOXES SHALL BE RELOCATED OR RECONSTRUCTED BY THE CONTRACTOR TO MATCH EXISTING MAIL BOX.
- MN-9. ALL PRIVATE AND PUBLIC PROPERTY AFFECTED BY THIS WORK SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN THE CONDITION EXISTING PRIOR TO COMMENCING CONSTRUCTION, UNLESS SPECIFICALLY EXEMPTED BY THE PLANS. COST TO BE INCIDENTAL TO OTHER CONSTRUCTION AND NO EXTRA COMPENSATION TO BE ALLOWED.
- MN-10. APPARENT ERRORS, DISCREPANCIES OR OMISSIONS ON THE DRAWINGS SHALL BE BROUGHT TO THE ENGINEER'S ATTENTION BEFORE BIDDING. NO EXTRA PAYMENT WILL BE ALLOWED FOR ANY WORK REQUIRED DUE TO MISUNDERSTANDING OF JOB OR SITE CONDITIONS AFFECTING THE WORK DESCRIBED IN THE CONTRACT DOCUMENTS OR SHOWN ON THE DRAWINGS. THE CONTRACTOR SHALL NOT TAKE ADVANTAGE OF ANY APPARENT ERROR OR OMISSION IN THE DRAWINGS OR SPECIFICATIONS, AND THE ENGINEER SHALL BE PERMITTED TO MAKE CORRECTIONS AND INTERPRETATIONS AS MAY BE DEEMED NECESSARY FOR FULFILLMENT OF THE INTENT OF THE CONTRACT DOCUMENTS. THE TENDERING OF A PROPOSAL WILL ACKNOWLEDGE ACCEPTANCE OF THESE CONDITIONS BY THE BIDDER.
- MN-11. ALL EXISTING TREES ARE TO REMAIN UNLESS OTHERWISE DIRECTED. IF REQUIRED TO BE REMOVED, THE ITEM SHALL BE PAID FOR UNDER "CLEARING AND GRUBBING." THE CONTRACTOR SHALL CLEARLY MARK THOSE TREES SCHEDULED FOR REMOVAL, PROTECTION, AND REPLACEMENT.
- MN-12. PAVEMENT AREAS SCHEDULED TO BE OPEN-CUT SHALL HAVE THE PAVEMENT CLEANLY SAW-CUT BEFORE REMOVAL OF MATERIAL. THE CONTRACTOR SHALL DIRECT HIS WORK TO PROTECT THE REMAINING PAVEMENT EDGES FROM BREAKING, CRACKING, OR RAVELING TO PROVIDE AN ACCEPTABLE EDGE TO RECEIVE THE CONCRETE REPAIR. SEE OPEN-CUT DETAILS IN THE PLANS.
- MN-13. THE CONTRACTOR SHALL PERFORM HIS WORK IN ACCORDANCE WITH REQUIREMENTS OF THE PLANS, PERMITS, AND STANDARDS ADOPTED BY OWNER. ENVIRONMENTAL CONTROLS SHALL BE USED AT LOCATIONS DESIGNATED IN THE PLANS, ESTABLISHED BY PERMIT CONDITIONS, REQUIRED STANDARD FDOT SPECIFICATIONS, AND / OR AS DESIGNATED BY THE ENGINEER.
- MN-14. ALL LANDSCAPING, PLANTS AND MULCH SHALL BE RESTORED TO PRE-CONSTRUCTION CONDITIONS.
- MN-15. ALL STRIPING AND PAVEMENT MARKINGS IN COUNTY RIGHT-OF-WAY SHALL BE THERMATIC, THE AS SHALL NOT BE APPLIED UNTIL A MINIMUM OF 30 DAYS HAS ELAPSED FROM THE CONSTRUCTION OF THE ASPHALT. IN THE INTERIM, STRIPING AND PAVEMENT MARKINGS SHALL BE PAINTED.
- MN-16. BAHIA SOD SHALL BE USED IN THE CITY'S RIGHTS-OF-WAY. PRIVATE PROPERTY SOD TO BE REPLACED WITH LIKE KIND.

PRE-CONSTRUCTION CONFERENCE

IT SHALL BE REQUIRED THAT A PRE-CONSTRUCTION CONFERENCE BETWEEN THE DEVELOPER/OWNER, HIS ENGINEER, HIS CONTRACTOR, ALL UTILITIES, AND THE CITY STAFF BE HELD AT LEAST SEVEN (7) DAYS BEFORE COMMENCEMENT OF CONSTRUCTION, UNLESS WAIVED BY THE CITY ENGINEER. ALL PROJECTS INVOLVING PUBLIC FACILITIES SHALL BE REQUIRED TO BE PRECEDED BY A PRE-CONSTRUCTION CONFERENCE. ALL OTHERS SHALL BE AS DEEMED NECESSARY BY THE CITY OR THE DEVELOPER/OWNER.

START OF CONSTRUCTION

THE CITY ENGINEER SHALL BE NOTIFIED AT LEAST SEVEN (7) DAYS IN ADVANCE OF THE PROPOSED DATE OF THE BEGINNING OF CONSTRUCTION. ANY TIME THAT WORK IS TO STOP FOR A PERIOD OF TIME IN EXCESS OF FIVE (5) WORKING DAYS, OTHER THAN STOPPAGE BEYOND THE CONTRACTOR'S CONTROL, AND HOLIDAYS, THE CITY ENGINEER SHALL BE NOTIFIED IN WRITING OF SUCH INTERRUPTION. THE CITY APPROVED ENGINEERING PLANS AND ALL REVISIONS SHALL BE READILY ACCESSIBLE TO CITY PERSONNEL DURING ALL PERIODS OF ACTIVITY. NO ACTIVITY SHALL BE PERMITTED WITHOUT THESE DOCUMENTS ON SITE EXCEPT FOR CONNECTION PERMITS.

FINAL INSPECTION

THE CITY SHALL BE NOTIFIED WHEN THE PROJECT IS COMPLETE. UPON RECEIVING AT LEAST A TWENTY-FOUR (24) HOUR PRIOR REQUEST, EXCLUDING WEEKENDS AND HOLIDAYS, FOR FINAL INSPECTION OF THE COMPLETED WORK, THE CITY'S REPRESENTATIVES, TOGETHER WITH THE REPRESENTATIVES OF OTHER INTERESTED AGENCIES, SHALL PERFORM THE FINAL INSPECTION. THE FOLLOWING SUBMITTALS SHALL BE REQUIRED PRIOR TO FINAL INSPECTION: AS-BUILT / RECORD DRAWINGS, REMAINDER OF INSPECTION FEES, PAYMENT OF RE-TEST FEES, RECORDED PLAT, ITEMIZED CONSTRUCTION COSTS, AND ENGINEER'S CERTIFICATIONS.

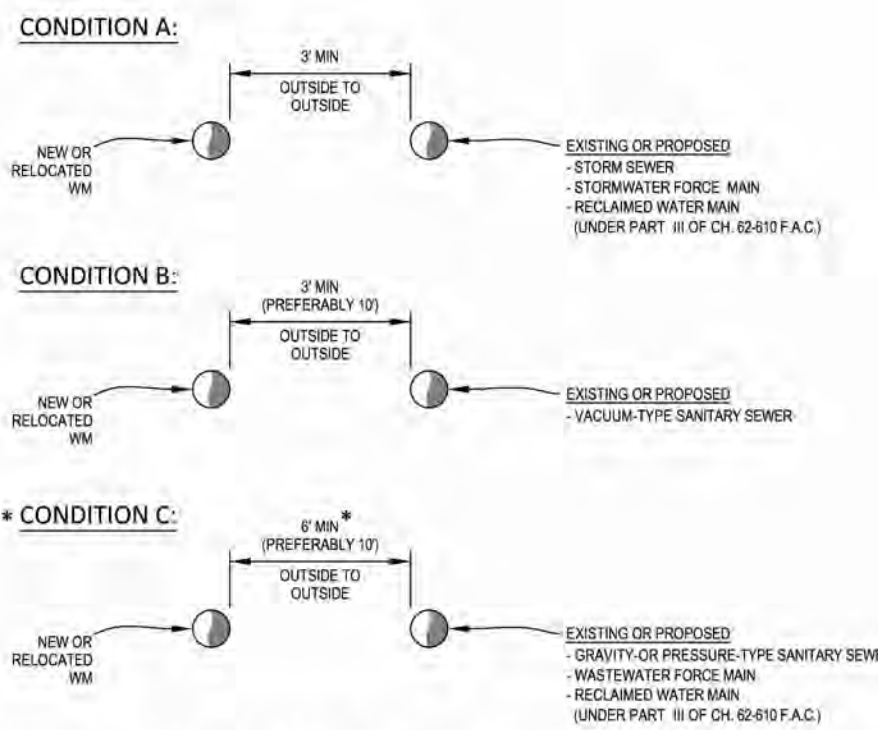
SPECIFICATIONS

WHEN NOT SPECIFIED IN THE CONTRACT DOCUMENTS, THE PLANS, OR ELSEWHERE, THE INTENDED SPECIFICATION SHALL BE AS DESCRIBED BY THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" (LATEST EDITION).

FDEP NOTES

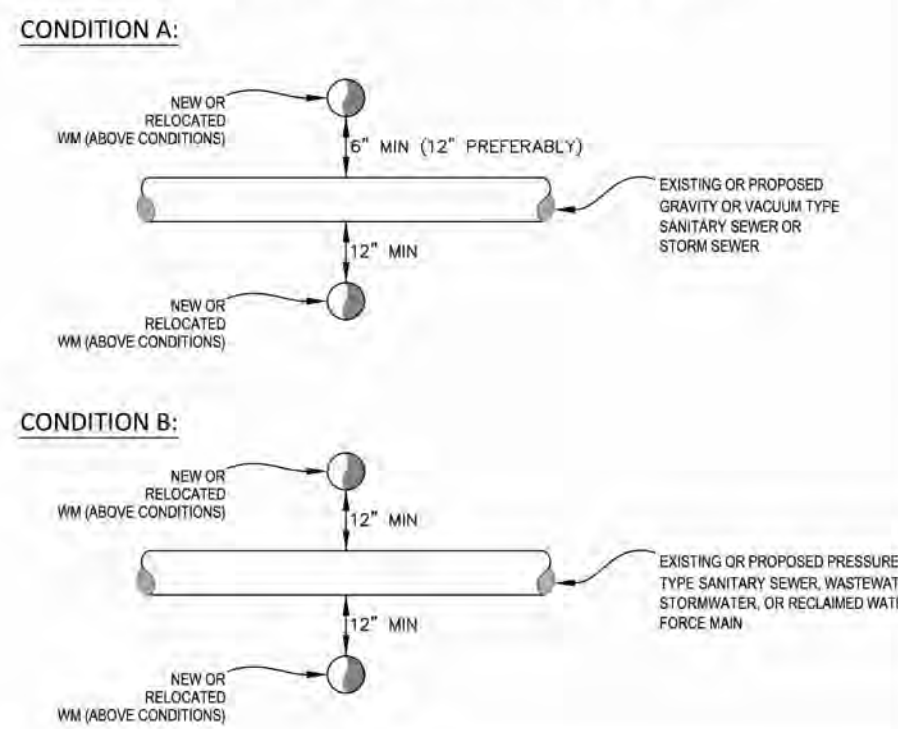
"WATER MAINS" SHALL MEAN MAINS, INCLUDING TREATMENT PLANT PROCESS PIPING, CONVEYING EITHER RAW, PARTIALLY TREATED, OR FINISHED DRINKING WATER; FIRE HYDRANT LEADS; AND SERVICE LINES THAT ARE UNDER THE CONTROL OF A PUBLIC WATER SYSTEM AND THAT HAVE AN INSIDE DIAMETER OF THREE (3) INCHES OR GREATER.

1. REQUIRED HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS:



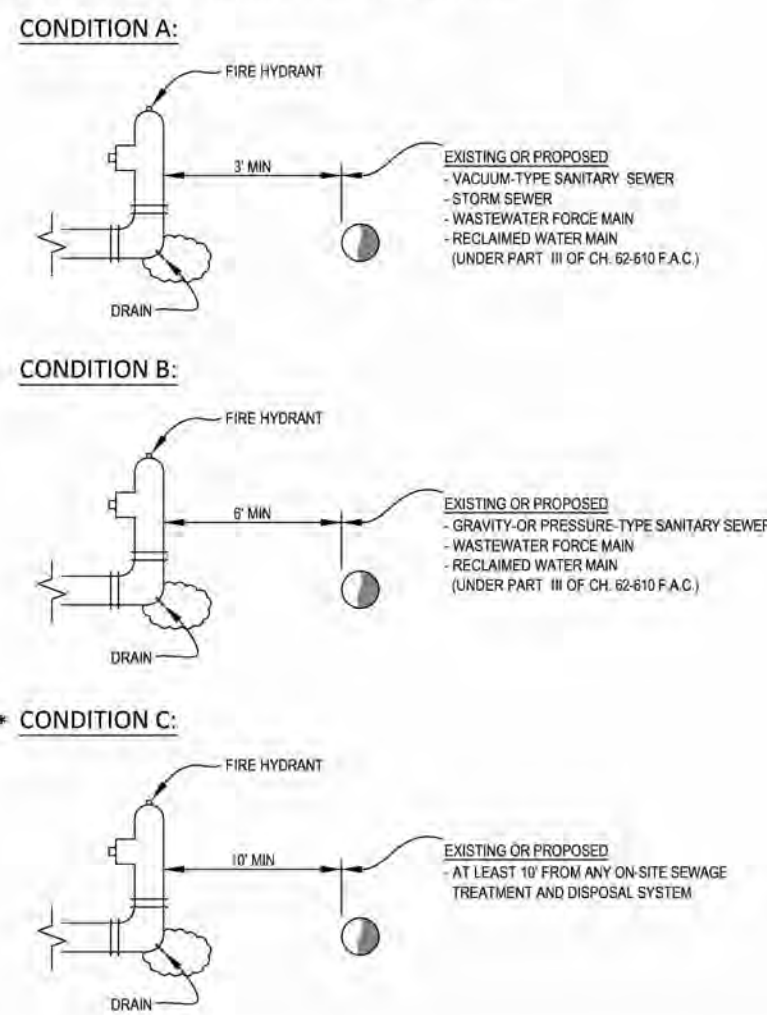
* THE MINIMUM HORIZONTAL SEPARATION DISTANCE BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE (3) FEET WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST SIX (6) INCHES ABOVE THE TOP OF THE SEWER.

2. REQUIRED VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES:



NOTE
AT THE UTILITY CROSSINGS, ONE (1) FULL LENGTH OF WATER MAIN PIPE SHALL BE CENTERED ABOVE OR BELOW THE OTHER PIPELINE SO THE WATER MAIN JOINTS WILL BE AS FAR AS POSSIBLE FROM THE OTHER PIPELINE. ALTERNATIVELY, AT SUCH CROSSINGS, THE PIPES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE (3) FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER. THE REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C., AND AT LEAST SIX (6) FEET FROM ALL JOINTS IN GRAVITY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER (NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.)

3. REQUIRED SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER MANHOLES:
A. NO WATER MAIN SHALL PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A SANITARY SEWER MANHOLE.
B. WATER MAINS SHALL NOT BE CONSTRUCTED OR ALTERED TO PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A STORM SEWER MANHOLE OR INLET STRUCTURE.
4. REQUIRED SEPARATION BETWEEN FIRE HYDRANT DRAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.



**CARLTON LAKES WEST
POND A CONTROL STRUCTURE CS-25A
DRAINAGE IMPROVEMENTS**

GENERAL NOTES

Pegasus Engineering, LLC
301 West SR 434, Suite 309
Winter Springs, Florida 32708

Office (407) 952-9160
Fax: (407) 358-5155

State of Florida Board of Professional Engineers
Certificate of Authorization No. 27770

JOB No.: MSC-22124
DESIGNED BY: MLB
DRAWN BY: CAD
APPROVED BY: DWH
DATE: JUNE 2025

SHEET **2** OF **6**





CARLTON LAKES WEST POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS
HILLSBOROUGH COUNTY
Sections 20 & 21, Township 31 South, Range 20 East
Latitude 27° 46' 32.64" North, Longitude 82° 19' 27.59" West
TOTAL PROJECT AREA: 96.8 acres
DISTURBED AREA: 0.15 acres

PLAN LOCATION: The Carlton Lakes development is located within Hillsborough County, Florida. More specifically, the development is located East of US 301 and North of Hillsborough County Road 672..

The Project Area is located within the jurisdiction of the Southwest Florida Water Management District (SWFWMD).

DESCRIPTION OF CONSTRUCTION ACTIVITIES: The proposed improvements within the Carlton Lakes development will include the following:

Reconstructing an existing permitted stormwater pond control structure that has failed on numerous occasions.

CONSTRUCTION SEQUENCE: Prior to beginning any phase, the Contractor shall install erosion and sediment control items as specified in this SWPPP, the FDOT Standard Specifications, Supplemental Specifications and Special Bid Items. Applicable erosion control devices and implementation procedures are supplied in the control documents and FDOT standard indexes. Some minor surface water impacts (including a installation of a rubble trap apron at the outfall) are proposed as part of the required construction activities. However, and to insure that the quality of water discharged offsite will not degrade the receiving system, silt fences, turbidity barriers and other erosion and sediment controls will be utilized. Effective control of erosion and sedimentation depends on the proper use of a number of different best management practices (BMP's). Each of these has a correct application, installation, and maintenance requirement.

The following describe the sequence of installation of BMP's for the construction activities within each phase.

PHASE I: Site Preparation

Installation of Pollution Controls: Temporary erosion and sediment controls shall be installed in accordance with this SWPPP, the construction plans and the contract documents prior to initiating clearing and grubbing operations and/or demolition activities.

PHASE II: Site Construction

Proposed Work: As depicted in these construction plans, including additional work as may be depicted within construction plans prepared "by others".

PHASE III: Final Work

Site Restoration: Any additional construction tasks are to be completed under this phase. This includes restoration of all disturbed areas, and minor construction activities to achieve final completion. This task will also encompass the removal of any remaining pollution controls and the restoration (i.e., sod and/or seed) of any disturbed areas as necessary.

SOIL TYPES AND HYDROLOGIC SOIL GROUP (HSG): Existing soil types in the vicinity of the project area as delineated within Santa Rosa County's soil survey are shown below.

- Soil Unit - Bonifay Loamy Sand, 0 to 5 % Slopes (5)
- Soil Unit - Troup Loamy Sand, 0 to 5 % Slopes (44)
- Soil Unit - Troup Loamy Sand, 5 to 8% Slopes (45)

DEWATERING METHODS AND LOCATIONS: The contractor is solely responsible for the dewatering method (well points, horizontal sock drains, pumping from interior pumps, etc.) and for obtaining any dewatering permit that may be required by the water management district. Where pumps are used to remove highly turbid waters from enclosed construction areas, the water shall be treated by one or more of the following methods prior to discharging into receiving waters: pumping into grassed swales or appropriate vegetated areas; sediment basins; or confined by an appropriate enclosure such as turbidity barriers when other methods are not considered appropriate. The water table shall be lowered to at least 2 feet below the base of the trench during excavation and backfilling operations. Dewatering discharge must be equal to or less than 29 NTU's below background conditions of the receiving waterbody.

PERMANENT STABILIZATION: Sodding to be completed in accordance with both the construction plans and the contract documents.

POTENTIAL POLLUTANTS DURING CONSTRUCTION:

Waste Disposal: The Contractor shall provide litter control and collection within the project boundaries during construction activities. Laborers shall patrol the site daily and pick up blowing debris and dispose of such material in an appropriate manner. Temporary fencing to contain litter at the working site may be required. All fertilizer, hydrocarbon, or other chemical containers shall be disposed of by the Contractor according to EPA's standard practices as detailed by the manufacturer.

Construction Entrance and Exit: The Contractor shall provide a stone stabilized pad located at points of vehicular ingress and egress on the construction site. The construction entrances shall provide an area where mud can be removed from construction vehicle tires before they enter a public road. If the action of the vehicle traveling over the gravel pad is not sufficient to remove most of the mud, then the tires must be washed before the vehicle enters a public road. If washing is used, provisions must be made to intercept the wash water and trap the sediment before it is carried off-site. Construction entrances should be used in conjunction with the stabilization of construction roads to reduce the amount of mud picked up by construction vehicles.

Off-Site Vehicle Tracking: This shall include but not be limited to the use of a water tanker to spray the activity area when dust becomes a problem. Sediments tracked onto off-site roadways shall be removed on a daily basis.

Hazardous Waste: If a Contractor's operations encounter or expose any abnormal condition which may indicate the presence of a hazardous or toxic waste, the operations shall be discontinued in the vicinity of the abnormal conditions and the Engineer and Owner shall be notified immediately. The presence of: tanks or barrels; discolored earth; metal; wood; contaminated groundwater; visible fumes; abnormal odors; smoke; or other conditions which appear abnormal may be indicators of hazardous waste and shall be treated with extraordinary care. Disposal of the hazardous or toxic waste shall be conducted in accordance with the requirements of the Local, State or Federal agency having jurisdiction.

Fertilizers and Pesticides: Fertilizers will not be used in areas deemed environmentally sensitive (e.g., wetlands) to reduce the nutrient loading to surface waters entering these areas. Appropriate amounts of fertilizer shall be applied to establish a dense stand of grass during final restoration.

INSPECTIONS: The construction site will be inspected for erosion problems daily and after each 1/2-inch rainfall event or greater. A rain gauge shall be maintained at the project site to measure and record the rainfall amounts. The Contractor shall designate a qualified person or persons to perform the following inspections.

Stabilization Measures: Areas used for stockpiling and disturbed areas exposed to precipitation will be inspected for evidence of pollutants being discharged to adjacent storm water systems. The Owner may direct the Contractor to provide immediate permanent or temporary erosion or pollution control measures to prevent potential contamination of any water body or impoundment and to prevent detrimental effects on property outside the project limits.

Structural Controls: All erosion and sediment control features shall be inspected on a regular basis to assure that the measures are positioned and anchored properly, effectively capturing sediments that may otherwise pollute adjacent receiving waters.

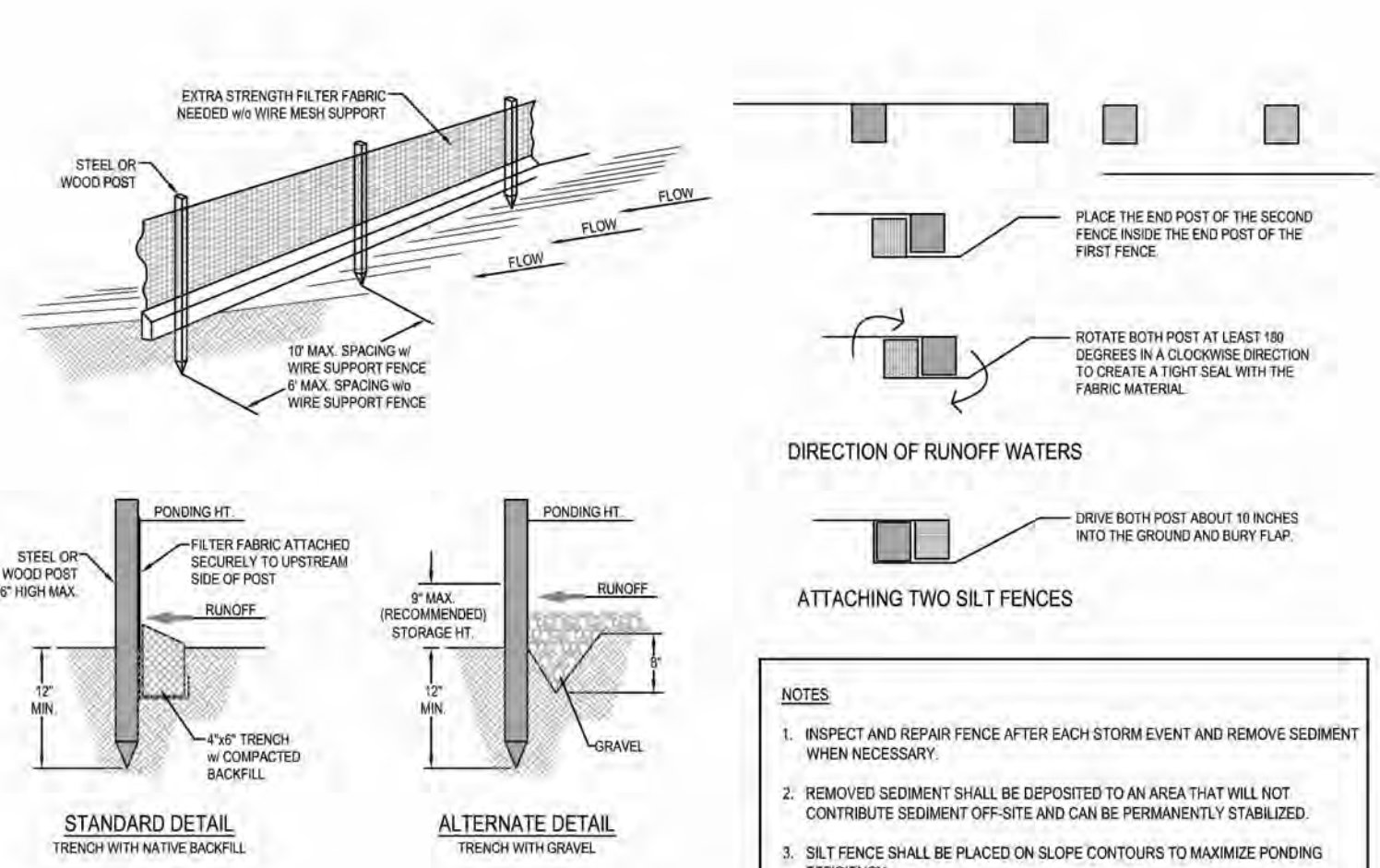
Discharge Points: All discharge points shall be inspected a minimum of once per week to determine the effectiveness of the sediment and erosion control measures in preventing significant amounts of pollutants to be discharged to receiving waters.

Construction Entrance and Exit: Vehicles shall be limited to accessing the site using only the designated construction entrance(s). These points of construction ingress and egress shall be inspected daily for evidence of off-site sediment tracking.

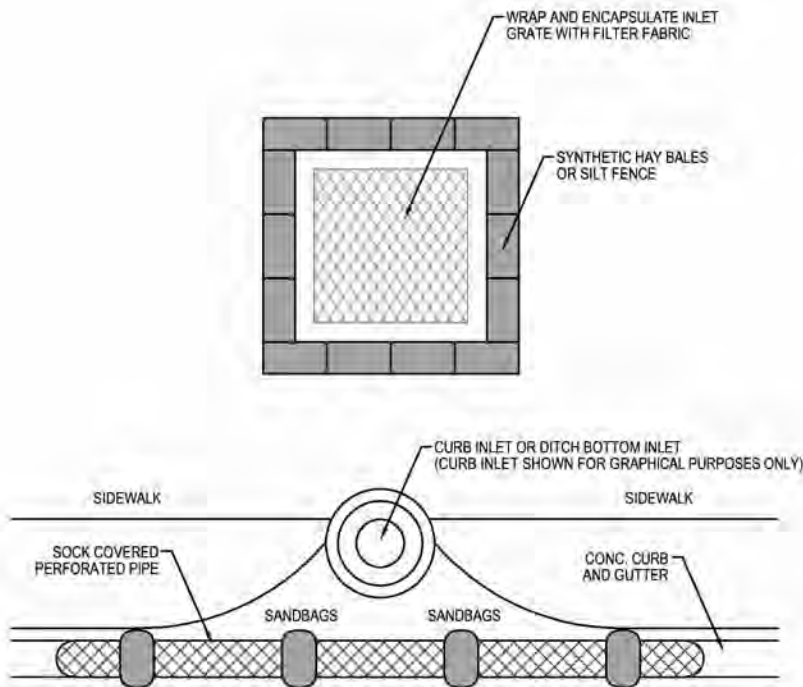
ADDITIONAL NOTES: The Contractor is responsible for installing any additional erosion control measures if it becomes necessary to meet State and local standards.

OPERATOR AND/OR RESPONSIBLE AUTHORITY FOR THE METRON ESTATES DRAINAGE BASIN IMPROVEMENTS:

Santa Rosa County || 6051 Old Bagdad Highway, Suite 301 || Milton, Florida 32653



SILT FENCE (SEDIMENT BARRIER)
NOT TO SCALE



NOTES:

- PLACE CURB TYPE SEDIMENT BARRIERS ON GENTLY SLOPING STREET SEGMENT, WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
- SANDBAGS OF EITHER BURLAP OR WOVEN GEOTEXTILE FABRIC ARE FILLED WITH GRAVEL LAYERED AND PACKED TIGHTLY.
- LEAVE A ONE SANDBAG GAP IN THE TOP ROW TO PROVIDE A SPILLWAY FOR OVERFLOW.
- INSPECT BARRIERS AND REMOVED SEDIMENT AFTER EACH STORM EVENT SEDIMENT AND GRAVEL MUST BE REMOVED FROM THE TRAVELED WAY IMMEDIATELY.
- AT THE END OF EACH WORKDAY, SWEEP OR SCRAPE UP SOIL TRACKED ONTO THE STREET.

INLET PROTECTION
NOT TO SCALE

CONTRACTOR CERTIFICATION

"I certify under penalty of law that I understand, and shall comply with the terms and conditions of the State of Florida Generic Permit for Stormwater Discharge from Large and Small Construction Activities and this Stormwater Pollution Prevention Plan (SWPPP) thereunder".

NAME	TITLE
CONTRACTING FIRM	ADDRESS
TELEPHONE NUMBER	DATE

POLLUTION CONTROLS LEGEND

1 INLET PROTECTION



2 TURBIDITY BARRIERS (FLOATING AND / OR STAKED)



3 SILT FENCE (SEDIMENT BARRIER)



ROUTINE MAINTENANCE DURING CONSTRUCTION

- EROSION, SEDIMENT AND TURBIDITY CONTROL SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION OF THE PROJECT AND SHALL BE REMOVED BY THE CONTRACTOR AFTER FINAL ACCEPTANCE OF THE PROJECT BY THE OWNER. THESE CONTROL MEASURES ARE ONLY THE MINIMUM REQUIRED AND ADDITIONAL CONTROLS SHALL BE UTILIZED AS NEEDED, DEPENDENT UPON ACTUAL SITE CONDITIONS AND CONSTRUCTION OPERATIONS.
- ALL DISTURBED AREAS WILL BE BROUGHT TO FINAL GRADE, SEEDED AND MULCHED OR SOODED AS SOON AS POSSIBLE.
- AREAS WHICH MAY ERODE DUE TO SLOPES OR CONCENTRATED RUNOFF DURING CONSTRUCTION WILL BE PROTECTED WITH SILT FENCE OR OTHER ALTERNATIVE METHODS.



CARLTON LAKES WEST
POND A CONTROL STRUCTURE CS-25A
DRAINAGE IMPROVEMENTS
STORMWATER
POLLUTION PREVENTION PLAN



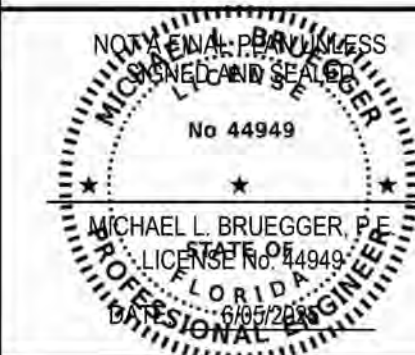
Pegasus Engineering, LLC
301 West SR 434, Suite 309
Winter Springs, Florida 32708

Office (407) 952-8160
Fax: (407) 358-5155

State of Florida Board of Professional Engineers
Certificate of Authorization No. 27770

JOB No.: MSC-22124
DESIGNED BY: MLB
DRAWN BY: CAD
APPROVED BY: DWH
DATE: JUNE 2025

SHEET 3 OF 6

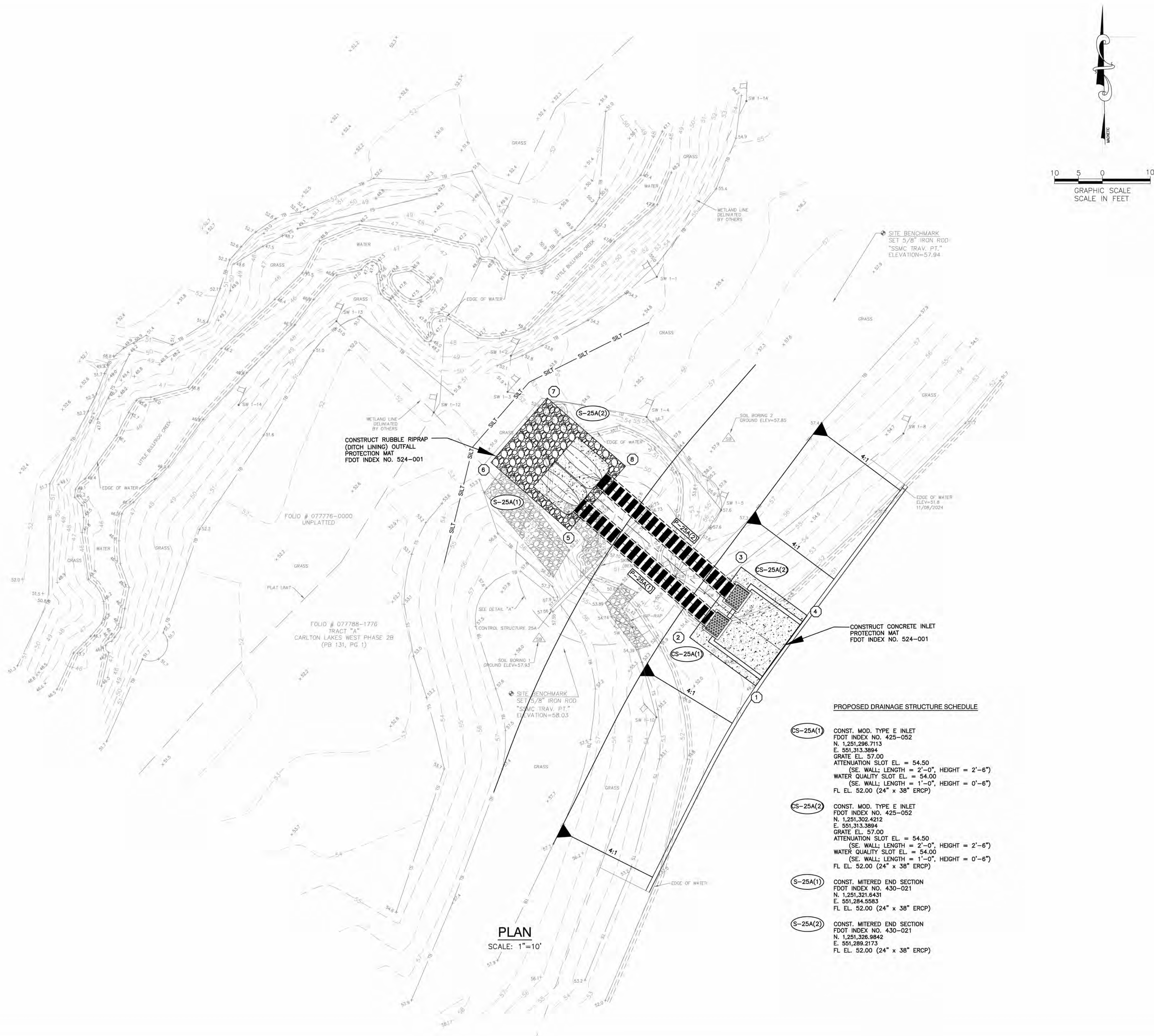


DESCRIPTION

DATE

REV.

POINT TABLE		
POINT	NORTHING	EASTING
1	1,251,283.9355	551,321.4299
2	1,251,294.0438	551,307.6585
3	1,251,308.6882	551,318.4077
4	1,251,298.5799	551,332.1791
5	1,251,316.2841	551,272.5399
6	1,251,330.5267	551,266.2078
7	1,251,343.9783	551,277.9384
8	1,251,329.7357	551,294.2075



<p>CARLTON LAKES WEST POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS</p>	<p>PLAN</p> <p>POND A CONTROL STRUCTURE CS-25A</p>
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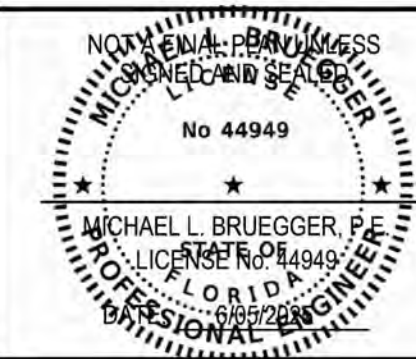
 **Pegasus**
ENGINEERING

Pegasus Engineering, LLC
301 West SR 434, Suite 309
Winter Springs, Florida 32708

Office (407) 992-9160
Fax. (407) 358-5155

State of Florida Board of Professional Engineering
Certificate of Authorization No. 27770

JOB No.:	MSC-2212
DESIGNED BY:	ML
DRAWN BY:	CA
APPROVED BY:	DW
DATE:	JUNE 202

SHEET **4A** OF **6**[illegible]

PERMITTED DRAWINGS SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT (SWFWMD)
For construction permits, the Permittee shall notify the District
in writing when construction begins.

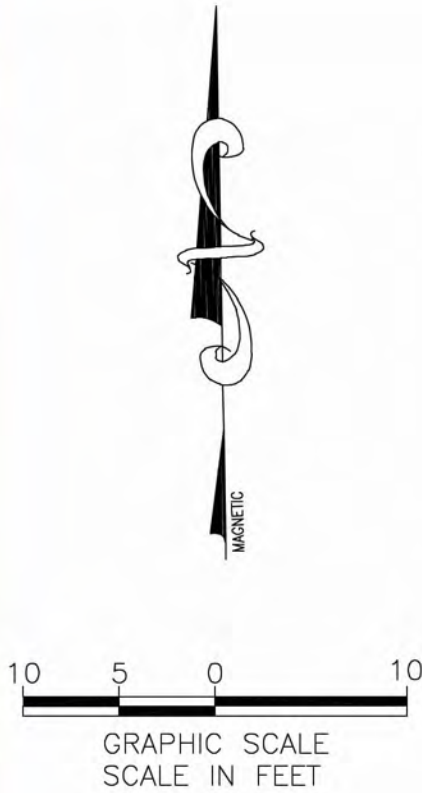


POINT TABLE

POINT	NORTHING	EASTING
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5	1,251,316.2841	551,272.5399
6	1,251,330.5267	551,266.2078
7	1,251,343.9783	551,277.9384
8	1,251,329.7357	551,294.2705

PROPOSED DRAINAGE PIPE SCHEDULE

- P-25A(1) CONST. 36 L.F. ~ OF 24" x 38" ERCP @ 0.00%
- P-25A(2) CONST. 36 L.F. ~ OF 24" x 38" ERCP @ 0.00%



CARLTON LAKES WEST
POND A CONTROL STRUCTURE CS-25A
DRAINAGE IMPROVEMENTS
PLAN (WITH AERIAL)
POND A CONTROL STRUCTURE CS-25A



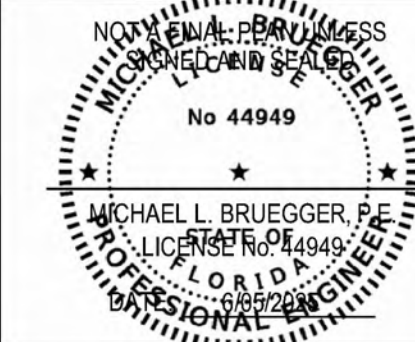
Pegasus Engineering, LLC
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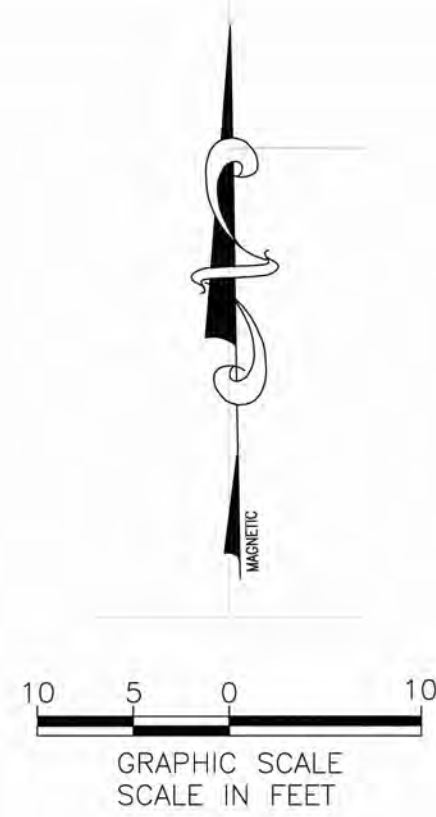
Office (407) 992-9160
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State of Florida Board of Professional Engineers
Certificate of Authorization No. 27770

JOB No.: MSC-22124
DESIGNED BY: MLB
DRAWN BY: CAD
APPROVED BY: DWH
DATE: JUNE 2025

SHEET 48 OF 6



[illegible]

<p>CARLTON LAKES WEST POND A CONTROL STRUCTURE CS-25A DRAINAGE IMPROVEMENTS</p>	<p>EXISTING SURFACE WATERS POND A CONTROL STRUCTURE CS-25A</p>
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Office (407) 992-9160
Fax. (407) 358-5155

JOB No.:	MSC-22124
DESIGNED BY:	MLB
DRAWN BY:	CAD
APPROVED BY:	DWH
DATE:	JUNE 2025

SHEET **5A** OF **6**

PERMITTED DRAWINGS SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT (SWFWMD)
For construction permits, the Permittee shall notify the District
in writing when construction begins.

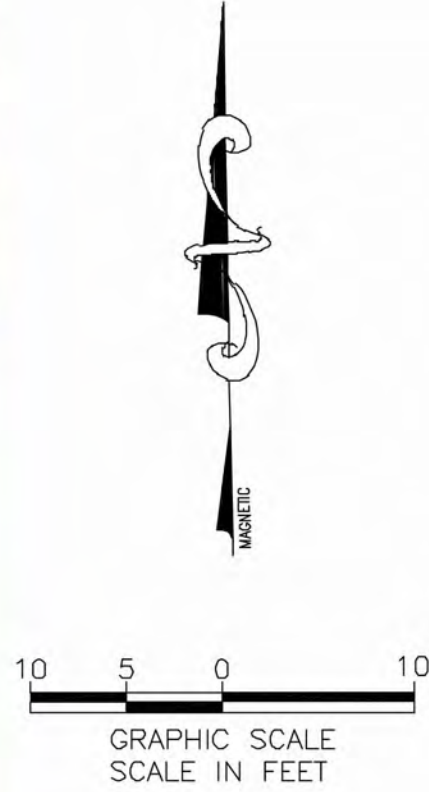
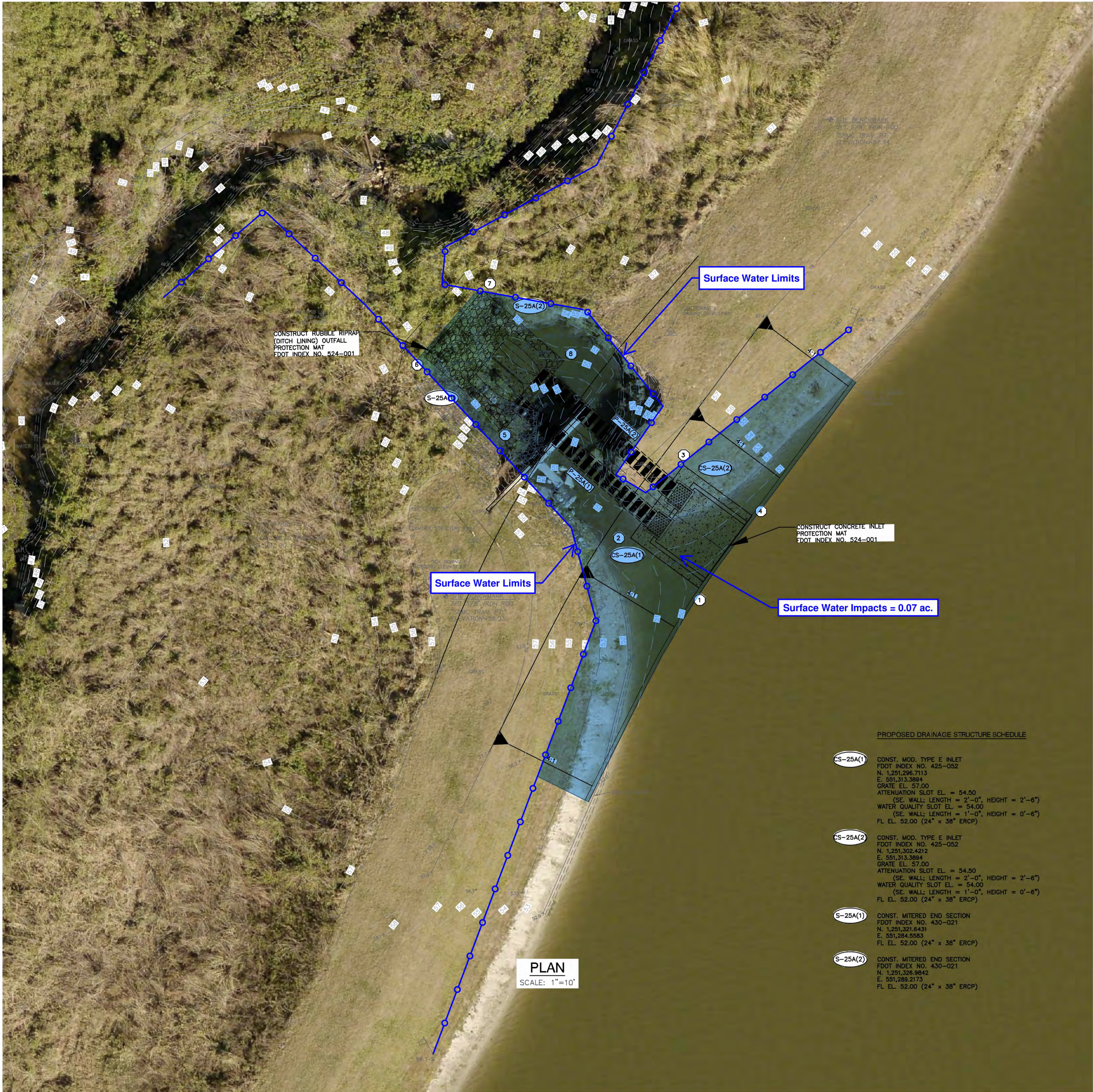


POINT TABLE

POINT	NORTHING	EASTING
1	1,251,283.9355	551,321.4289
2	1,251,284.0438	551,307.6585
3	1,251,308.6882	551,318.4077
4	1,251,298.5799	551,332.1791
5	1,251,316.2841	551,272.5399
6	1,251,330.5267	551,266.2078
7	1,251,343.9783	551,277.9384
8	1,251,329.7357	551,294.2705

PROPOSED DRAINAGE PIPE SCHEDULE

- P-25A(1) CONST. 36 L.F. ~ OF 24" x 38" ERCP @ 0.00%
- P-25A(2) CONST. 36 L.F. ~ OF 24" x 38" ERCP @ 0.00%



CARLTON LAKES WEST
POND A CONTROL STRUCTURE CS-25A
DRAINAGE IMPROVEMENTS

PROPOSED SURFACE WATERS
IMPACT PLAN (WITH AERIAL)
POND A CONTROL STRUCTURE CS-25A

Pegasus
ENGINEERING

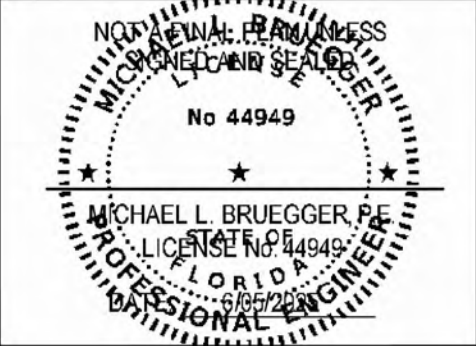
Pegasus Engineering, LLC
301 West SR 434, Suite 309
Winter Springs, Florida 32708

Office (407) 952-9160
Fax: (407) 358-5155

State of Florida Board of Professional Engineers
Certificate of Authorization No. 27770

JOB No.: MSC-22124
DESIGNED BY: MLB
DRAWN BY: CAD
APPROVED BY: DWH
DATE: JUNE 2025

SHEET **5B** OF **6**



SECTION B-B
SCALE: 1/4" = 1'-0"

SECTION A-A
SCALE: 1/4" = 1'-0"

PLAN VIEW: CONTROL STRUCTURE CS-25A(1)
SCALE: 1/4" = 1'-0"

SECTION D-D
SCALE: 1/4" = 1'-0"

SECTION C-C
SCALE: 1/4" = 1'-0"

PLAN VIEW: CONTROL STRUCTURE CS-25A(2)
SCALE: 1/4" = 1'-0"



**CARLTON LAKES WEST
POND A CONTROL STRUCTURE CS-25A
DRAINAGE IMPROVEMENTS**

DRAINAGE DETAILS



Office (407) 992-9160
Fax. (407) 358-5155

JOB No.:	MSC-22124
DESIGNED BY:	MLB
DRAWN BY:	CAD
APPROVED BY:	DWH
DATE:	JUNE 2025

SHEET **6** OF **6**



RESOLUTION 2025-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING A BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager submitted, prior to June 15th, to the Board of Supervisors (“**Board**”) of the Carlton Lakes Community Development District (“**District**”) a proposed budget for the next ensuing budget year (“**Proposed Budget**”), along with an explanatory and complete financial plan for each fund, pursuant to the provisions of Sections 189.016(3) and 190.008(2)(a), Florida Statutes;

WHEREAS, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District at least 60 days prior to the adoption of the Proposed Budget pursuant to the provisions of Section 190.008(2)(b), Florida Statutes;

WHEREAS, the Board held a duly noticed public hearing pursuant to Section 190.008(2)(a), Florida Statutes;

WHEREAS, the District Manager posted the Proposed Budget on the District’s website at least 2 days before the public hearing pursuant to Section 189.016(4), Florida Statutes;

WHEREAS, the Board is required to adopt a resolution approving a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, the Proposed Budget projects the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

Section 1. Budget

- a. That the Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s records office, and hereby approves certain amendments thereto, as shown below.
- b. That the Proposed Budget as amended by the Board attached hereto as **Exhibit A**, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for fiscal year 2024-2025 and/or revised projections for fiscal year 2025-2026.
- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District’s records office and identified as “The Budget for the Carlton

Lakes Community Development District for the Fiscal Year Beginning October 1, 2025, and Ending September 30, 2026.”

- d. The final adopted budget shall be posted by the District Manager on the District’s website within 30 days after adoption pursuant to Section 189.016(4), Florida Statutes.

Section 2. Appropriations. There is hereby appropriated out of the revenues of the District (the sources of the revenues will be provided for in a separate resolution), for the fiscal year beginning October 1, 2025, and ending September 30, 2026, the sum of \$_____, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

Total General Fund	\$ _____
Total Reserve Fund [if Applicable]	\$ _____
Total Debt Service Funds	\$ _____
Total All Funds*	\$ _____

*Not inclusive of any collection costs or early payment discounts.

Section 3. Budget Amendments. Pursuant to Section 189.016(6), Florida Statutes, the District at any time within the fiscal year or within 60 days following the end of the fiscal year may amend its budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- c. Any other budget amendments shall be adopted by resolution and be consistent with Florida law. This includes increasing any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and making the corresponding change to appropriations or the unappropriated balance.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this section and Section 189.016, Florida Statutes, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget(s) under subparagraph c. above are posted on the District’s website within 5 days after adoption pursuant to Section 189.016(7), Florida Statutes.

Section 4. Effective Date. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

Passed and Adopted on August 13, 2025.

Attested By:

**Carlton Lakes Community
Development District**

Print Name: _____
☐ Secretary/☐ Assistant Secretary

Print Name: _____
☐ Chair/☐ Vice Chair of the Board of Supervisors

Exhibit A: FY 2025-2026 Adopted Budget

Carlton Lakes
Community Development District

Annual Operating and Debt Service Budget

Fiscal Year 2026

Final Budget

Prepared by:



Carlton Lakes
Community Development District

Budget Overview
Fiscal Year 2026

Carlton Lakes
Community Development District

Operating Budget
Fiscal Year 2026

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Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Budget

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/25	PROJECTED July- 9/30/2025	TOTAL PROJECTED FY 2025	% +/- Budget	ANNUAL BUDGET FY 2026
REVENUES						
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0%	\$ -
Interest - Tax Collector	-	-	-	-	0%	\$ -
Rental Income	7,500	-	7,500	7,500	0%	-
Special Assmnts- Tax Collector	1,283,481	-	1,283,481	1,283,481	0%	1,364,434
Settlements	-	-	-	-	0%	-
Other Miscellaneous Revenues	-	-	-	-	0%	-
TOTAL REVENUES	\$ 1,290,981	\$ -	\$ 1,290,981	\$ 1,290,981		\$ 1,364,434
EXPENDITURES						
Administration						
Supervisor Fees	18,000	\$ 5,399	\$ 12,601	\$ 18,000	0%	18,000
ProfServ-Trustee Fees	12,000	8,512	2,910	11,422	-5%	12,000
Disclosure Report	12,600	-	12,600	12,600	0%	12,600
District Counsel	12,000	3,299	1,128	4,427	-63%	12,000
District Engineer	6,000	-	6,000	6,000	0%	24,000
District Manager	41,800	31,347	10,718	42,065	1%	43,054
Auditing Services	10,200	-	10,200	10,200	0%	7,050
Website Compliance	1,542	1,398	478	1,876	22%	4,000
Annual Mailing	1,000	-	1,000	1,000	0%	1,000
Postage, Phone, Faxes, Copies	2,466	386	2,080	2,466	0%	2,466
Public Officials Insurance	2,727	2,345	802	3,147	15%	2,762
Legal Advertising	3,000	452	2,548	3,000	0%	3,000
Bank Fees	100	-	100	100	0%	100
Office Supplies	1,000	130	870	1,000	0%	1,000
Dues, Licenses, Subscriptions	175	(5,438)	(1,859)	(7,297)	-4270%	175
Loan Expense	120,000	64,067	55,933	120,000	0%	30,000
Total Administration	\$ 244,610	\$ 111,897	\$ 118,109	\$ 230,006		\$ 173,207
Electric Utility Services						
Utility - Electric	234,000	\$ 145,143	\$ 49,626	\$ 194,769	-17%	\$ 234,000
StreetLight - Decorative Light Maint.	1,000	-	1,000	1,000	0%	1,000
Total Electric Utility Services	\$ 235,000	\$ 145,143	\$ 50,626	\$ 195,769		\$ 235,000
Garbage/Solid Waste Services						
Garbage Collection	6,300	\$ 3,943	\$ 1,348	\$ 5,291	-16%	\$ 6,300
Total Garbage/Solid Waste Services	\$ 6,300	\$ 3,943	\$ 1,348	\$ 5,291		\$ 6,300
Water-Sewer Comb Services						
Utility - Water	36,000	\$ 11,021	\$ 3,768	\$ 14,789	-59%	\$ 36,000
Total Water-Sewer Comb Services	\$ 36,000	\$ 11,021	\$ 3,768	\$ 14,789		\$ 36,000
Other Physical Environment						
Field Services	7,200	\$ 1,200	\$ 6,000	\$ 7,200	0%	7,416
Pest Control	900	891	305	1,196	33%	1,250

**Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2026 Budget**

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/25	PROJECTED July- 9/30/2025	TOTAL PROJECTED FY 2025	% +/- Budget	ANNUAL BUDGET FY 2026
Contracts-Waterway Maint.	12,980	5,810	1,987	7,797	-40%	7,200
Contracts-Pools	22,000	16,400	5,600	22,000	0%	25,000
Security	20,000	-	20,000	20,000	0%	14,544
Onsite Staff	145,000	93,228	31,876	125,104	-14%	149,350
Clubhouse Internet, TV, Phone	3,600	3,048	1,042	4,090	14%	3,600
Insurance - General Liability	3,409	3,316	1,134	4,450	31%	3,813
Insurance -Property & Casualty	35,882	32,368	11,067	43,435	21%	34,839
R&M-Other Landscape	20,000	8,367	2,861	11,228	-44%	20,000
R&M-Pools	15,000	9,647	3,298	12,945	-14%	15,000
R&M-Fitness Center	5,000	1,403	480	1,883	-62%	5,000
Waterway Improvements & Repairs	7,500	-	7,500	7,500	0%	7,500
Landscape Maintenance	150,415	139,393	47,660	187,053	24%	150,415
Clubhouse Facility - Other	20,000	5,680	1,942	7,622	-62%	20,000
Plant Replacement Program	5,000	-	5,000	5,000	0%	5,000
Landscape- Storm Clean Up & Tree Removal	15,000	-	15,000	15,000	0%	30,000
Irrigation Maintenance	15,000	2,978	1,018	3,996	-73%	15,000
Misc-Holiday Lighting	1,000	-	1,000	1,000	0%	1,000
Special Events	5,000	763	4,237	5,000	0%	5,000
Insurance - Crime	-	-	-	-	0%	500
Total Other Physical Environment	\$ 509,886	\$ 324,492	\$ 169,006	\$ 493,498		\$ 521,427
Reserves						
Capital Improvements	105,110	\$ -	\$ 105,110	\$ 105,110	0%	\$ 200,000
Reserve	154,075	75,231	25,722	100,953	-34%	200,000
Total Reserves	\$ 259,185	\$ 75,231	\$ 130,832	\$ 206,063		\$ 400,000
TOTAL EXPENDITURES	\$ 1,290,981	\$ 671,727	\$ 473,690	\$ 1,145,417		\$ 1,371,934
Excess (deficiency) of revenues	\$ -	\$ (671,727)	\$ 817,291	\$ 145,564		\$ (7,500)
Net change in fund balance	\$ -	\$ (671,727)	\$ 817,291	\$ 145,564		\$ (7,500)

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.

Carlton Lakes
Community Development District

Debt Service Budgets
Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances
Series 2015 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/2025	PROJECTED July- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	524,588	-	524,588	524,588	524,588
Special Assmnts- CDD Collected	-	-	-	-	-
TOTAL REVENUES	\$ 524,588	\$ -	\$ 524,588	\$ 524,588	\$ 524,588
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	135,000	-	135,000	135,000	135,000
Interest Expense	363,444	-	363,444	363,444	363,444
TOTAL EXPENDITURES	\$ 498,444	\$ -	\$ 498,444	\$ 498,444	\$ 498,444
Excess (deficiency) of revenues					
Over (under) expenditures	26,144	-	26,144	26,144	26,144
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	\$ 26,144.00	\$ -	\$ -	\$ -	\$ 26,144
TOTAL OTHER SOURCES (USES)	\$ 26,144.00	\$ -	\$ -	\$ -	\$ 26,144
Net change in fund balance	\$ 26,144.00	\$ -	\$ 26,144	\$ 26,144	\$ 52,288
FUND BALANCE, BEGINNING	\$ -	\$ -	\$ -	\$ -	\$ 26,144
FUND BALANCE, ENDING	\$ 26,144.00	\$ -	\$ 26,144	\$ 26,144	\$ 78,432

Summary of Revenues, Expenditures and Changes in Fund Balances
Series 2017 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/2025	PROJECTED July- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	277,388	-	277,388	\$ 277,388	\$ -
Special Assmnts- CDD Collected	259,480	-	-	277,388	259,480
TOTAL REVENUES	\$ 536,868	\$ -	\$ 277,388	\$ 554,776	\$ 259,480
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	75,000	-	75,000	75,000	-
Interest Expense	202,388	-	202,388	202,388	-
TOTAL EXPENDITURES	\$ 277,388	\$ -	\$ 277,388	\$ 277,388	\$ -
Excess (deficiency) of revenues					
Over (under) expenditures	259,480	-	-	277,388	259,480
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	\$ 259,480.00	\$ -	\$ -	\$ -	\$ 259,480
TOTAL OTHER SOURCES (USES)	\$ 259,480.00	\$ -	\$ -	\$ -	\$ 259,480
Net change in fund balance	\$ 259,480.00	\$ -	\$ -	\$ 277,388	\$ 518,959
FUND BALANCE, BEGINNING	\$ -		\$ -	\$ -	\$ 277,388
FUND BALANCE, ENDING	\$ 259,480.00	\$ -	\$ -	\$ 277,388	\$ 796,347

Summary of Revenues, Expenditures and Changes in Fund Balances
Series 2018 Bonds
Fiscal Year 2026

ACCOUNT DESCRIPTION	ADOPTED BUDGET FY 2025	ACTUAL THRU 6/30/2025	PROJECTED July- 9/30/2025	TOTAL PROJECTED FY 2025	ANNUAL BUDGET FY 2026
REVENUES					
Interest - Investments	\$ -	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	255,756	-	255,756	\$ 255,756	\$ -
Special Assmnts- CDD Collected	247,561	-	-	255,756	247,561
TOTAL REVENUES	\$ 503,317	\$ -	\$ 255,756	\$ 511,512	\$ 247,561
EXPENDITURES					
<i>Debt Service</i>					
Principal Prepayments	\$ -	\$ -	\$ -	\$ -	\$ -
Principal Debt Retirement	80,000	-	80,000	80,000	-
Interest Expense Series	175,756	-	175,756	175,756	-
TOTAL EXPENDITURES	\$ 255,756	\$ -	\$ 255,756	\$ 255,756	\$ -
Excess (deficiency) of revenues					
Over (under) expenditures	247,561	-	-	255,756	247,561
OTHER FINANCING SOURCES (USES)					
Contribution to (Use of) Fund Balance	\$ 247,561.00	\$ -	\$ -	\$ -	\$ 247,561
TOTAL OTHER SOURCES (USES)	\$ 247,561.00	\$ -	\$ -	\$ -	\$ 247,561
Net change in fund balance	\$ 247,561.00	\$ -	\$ -	\$ 255,756	\$ 495,121
FUND BALANCE, BEGINNING	\$ -	\$ -	\$ -	\$ -	\$ 255,756
FUND BALANCE, ENDING	\$ 247,561.00	\$ -	\$ -	\$ 255,756	\$ 750,877

Budget Narrative
Fiscal Year 2025

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.

Carlton Lakes
Community Development District

Supporting Budget Schedules
Fiscal Year 2026

Carlton Lakes

Community Development District

All Funds

Assessment Summary Fiscal Year 2026 vs. Fiscal Year 2025

ASSESSMENT ALLOCATION											
Assessment Area One- Series 2015											
Product	Units	General Fund			Debt Service Series 2015			Total Assessments per Unit			Units
		FY 2026	FY 2025	Dollar Change	FY 2026	FY 2025		FY 2026	FY 2025	Dollar Change	
Single Family 40'	80	\$ 1,564.35	\$ 1,471.54	\$ 92.81	\$ 1,041.67	\$ 1,041.67	\$ -	\$ 2,606.02	\$ 2,513.21	\$ 92.81	80
Single Family 50'	230	\$ 1,720.78	\$ 1,618.68	\$ 102.10	\$ 1,302.08	\$ 1,302.08	\$ -	\$ 3,022.86	\$ 2,920.76	\$ 102.10	230
Single Family 60'	114	\$ 1,874.23	\$ 1,763.03	\$ 111.20	\$ 1,562.50	\$ 1,562.50	\$ -	\$ 3,436.73	\$ 3,325.53	\$ 111.20	114
	424										424
Assessment Area Two- Series 2017											
Product	Units	O&M Per Unit			Debt Service Series 2017			Total Assessments per Unit			Units
		FY 2026	FY 2025	Dollar Change	FY 2026	FY 2025		FY 2026	FY 2025	Dollar Change	
Single Family 40'	169	\$ 1,564.35	\$ 1,471.54	\$ 92.81	\$ 1,041.67	\$ 1,041.67	\$ -	\$ 2,606.02	\$ 2,513.21	\$ 92.81	169
Single Family 50'	54	\$ 1,720.78	\$ 1,618.68	\$ 102.10	\$ 1,302.08	\$ 1,302.08	\$ -	\$ 3,022.86	\$ 2,920.76	\$ 102.10	54
Single Family 60'	19	\$ 1,874.23	\$ 1,763.03	\$ 111.20	\$ 1,562.50	\$ 1,562.50	\$ -	\$ 3,436.73	\$ 3,325.53	\$ 111.20	19
	242										242
Assessment Area Two- Series 2018											
Product	Units	O&M Per Unit			Debt Service Series 2018			Total Assessments per Unit			Units
		FY 2026	FY 2025	Dollar Change	FY 2026	FY 2025		FY 2026	FY 2025	Dollar Change	
Single Family 40'	96	\$ 1,564.35	\$ 1,471.54	\$ 92.81	\$ 1,224.94	\$ 1,224.94	\$ -	\$ 2,789.29	\$ 2,696.48	\$ 92.81	96
Single Family 50'	64	\$ 1,720.78	\$ 1,618.68	\$ 102.10	\$ 1,531.18	\$ 1,531.18	\$ -	\$ 3,251.96	\$ 3,149.86	\$ 102.10	64
Single Family 60'	34	\$ 1,874.23	\$ 1,763.03	\$ 111.20	\$ 1,837.41	\$ 1,837.41	\$ -	\$ 3,711.64	\$ 3,600.44	\$ 111.20	34
	194										194

RESOLUTION 2025-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT IMPOSING ANNUALLY RECURRING OPERATIONS AND MAINTENANCE NON-AD VALOREM SPECIAL ASSESSMENTS; PROVIDING FOR COLLECTION AND ENFORCEMENT OF ALL DISTRICT SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENT OF THE ASSESSMENT ROLL; PROVIDING FOR CHALLENGES AND PROCEDURAL IRREGULARITIES; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Carlton Lakes Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes for the purpose of providing, preserving, operating, and maintaining infrastructure improvements, facilities, and services to the lands within the District;

WHEREAS, the District is located in Hillsborough County, Florida (“**County**”);

WHEREAS, the Board of Supervisors of the District (“**Board**”) hereby determines to undertake various activities described in the District’s adopted budget for fiscal year 2025-2026 attached hereto as **Exhibit A (“FY 2025-2026 Budget”)** and incorporated as a material part of this Resolution by this reference;

WHEREAS, the District must obtain sufficient funds to provide for the activities described in the FY 2025-2026 Budget;

WHEREAS, the provision of the activities described in the FY 2025-2026 Budget is a benefit to lands within the District;

WHEREAS, the District may impose non-ad valorem special assessments on benefited lands within the District pursuant to Chapter 190, Florida Statutes;

WHEREAS, such special assessments may be placed on the County tax roll and collected by the local Tax Collector (“**Uniform Method**”) pursuant to Chapters 190 and 197, Florida Statutes;

WHEREAS, the District has, by resolution and public notice, previously evidenced its intention to utilize the Uniform Method;

WHEREAS, the District has approved an agreement with the County Property Appraiser (“**Property Appraiser**”) and County Tax Collector (“**Tax Collector**”) to provide for the collection of special assessments under the Uniform Method;

WHEREAS, it is in the best interests of the District to proceed with the imposition, levy, and collection of the annually recurring operations and maintenance non-ad valorem special assessments on all assessable lands in the amount contained for each parcel’s portion of the FY 2025-2026 Budget (“**O&M Assessments**”);

WHEREAS, the Board desires to collect the annual installment for the previously levied debt service non-ad valorem special assessments (“**Debt Assessments**”) in the amounts shown in the FY 2025-2026 Budget;

WHEREAS, the District adopted an assessment roll as maintained in the office of the District Manager, available for review, and incorporated as a material part of this Resolution by this reference (“**Assessment Roll**”);

WHEREAS, it is in the best interests of the District to certify the Assessment Roll to the Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, including the property certified to the Tax Collector by this Resolution, as the Property Appraiser updates the property roll, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

Section 1. Benefit from Activities and O&M Assessments. The provision of the activities described in the FY 2025-2026 Budget confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the O&M Assessments allocated to such lands. The allocation of the expenses of the activities to the specially benefited lands is shown in the FY 2025-2026 Budget and in the Assessment Roll.

Section 2. O&M Assessments Imposition. Pursuant to Chapter 190, Florida Statutes and procedures authorized by Florida law for the levy and collection of special assessments, the O&M Assessments are hereby imposed and levied on benefited lands within the District in accordance with the FY 2025-2026 Budget and Assessment Roll. The lien of the O&M Assessments imposed and levied by this Resolution shall be effective upon passage of this Resolution.

Section 3. Collection and Enforcement of District Assessments.

- a. **Uniform Method for all Debt Assessments and all O&M Assessments.** The collection of all Debt Assessments and all O&M Assessments for all lands within the District, shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in the Assessment Roll. All assessments collected by the Tax Collector shall be due, payable, and enforced pursuant to Chapter 197, Florida Statutes.
- b. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

Section 4. Certification of Assessment Roll. The Assessment Roll is hereby certified and authorized to be transmitted to the Tax Collector.

Section 5. Assessment Roll Amendment. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.

Section 6. Assessment Challenges. The adoption of this Resolution shall be the final determination of all issues related to the O&M Assessments as it relates to property owners whose benefited property is subject to the O&M Assessments (including, but not limited to, the determination of special benefit and fair apportionment to the assessed property, the method of apportionment, the maximum rate of the O&M Assessments, and the levy, collection, and lien of the O&M Assessments), unless proper steps shall be initiated in a court of competent jurisdiction to secure relief within 30 days from adoption date of this Resolution.

Section 7. Procedural Irregularities. Any informality or irregularity in the proceedings in connection with the levy of the O&M Assessments shall not affect the validity of the same after the adoption of this Resolution, and any O&M Assessments as finally approved shall be competent and sufficient evidence that such O&M Assessment was duly levied, that the O&M Assessment was duly made and adopted, and that all other proceedings adequate to such O&M Assessment were duly had, taken, and performed as required.

Section 8. Severability. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

Section 9. Effective Date. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

Passed and Adopted on August 13, 2025.

Attested By:

**Carlton Lakes Community
Development District**

Print Name: _____
☐Secretary/☐Assistant Secretary

Print Name: _____
☐Chair/☐Vice Chair of the Board of Supervisors

Exhibit A: FY 2025-2026 Budget

RESOLUTION 2025-05

**A RESOLUTION OF THE CARLTON LAKES COMMUNITY
DEVELOPMENT DISTRICT ADOPTING THE ANNUAL
MEETING SCHEDULE FOR FISCAL YEAR 2025/2026**

WHEREAS, the Carlton Lakes Community Development District (the "District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Hillsborough County, Florida; and

WHEREAS, the District is required by Florida law to prepare an annual schedule of its regular public meetings, which designates the date, time, and location of the District's meetings; and

WHEREAS, the Board has proposed the Fiscal Year 2025/2026 annual meeting schedule as attached in **Exhibit A**;

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE CARLTON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

1. The Fiscal Year 2025/2026 annual public meeting schedule attached hereto and incorporated by reference herein as Exhibit A is hereby approved and will be published and filed in accordance with the requirements of Florida law.

This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 13th DAY OF AUGUST, 2025.

ATTEST:

**CARLTON LAKES COMMUNITY
DEVELOPMENT DISTRICT**

Asst. Secretary

Chair / Vice Chair

EXHIBIT "A"

**BOARD OF SUPERVISORS MEETING DATES
CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT**

FISCAL YEAR 2025/2026

October 8, 2025
November 12, 2025
December 10, 2025
January 14, 2026
February 11, 2026
March 11, 2026
April 8, 2026
May 13, 2026
June 10, 2026
July 8, 2026
August 12, 2026
September 9, 2026

FISCAL YEAR WORKSHOPS 2025/2026

October 16, 2025
November 20, 2025
December 18, 2025
January 15, 2026
February 19, 2026
March 19, 2026
April 16, 2026
May 21, 2026
June 18, 2026
July 16, 2026
August 20, 2026
September 17, 2026

All meetings will convene at 6:00 p.m. at the Carlton Lakes Clubhouse located at 11404 Carlton Fields Drive, Riverview, FL 33579.

RESOLUTION 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CARLTON LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING GOALS, OBJECTIVES, AND PERFORMANCE MEASURES AND STANDARDS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Carlton Lakes Community Development District (the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, effective July 1, 2024, the Florida Legislature adopted House Bill 7013, codified as Chapter 2024-136, Laws of Florida (“HB 7013”) and creating Section 189.0694, Florida Statutes; and

WHEREAS, pursuant to HB 7013 and Section 189.0694, Florida Statutes, beginning October 1, 2024, the District shall establish goals and objectives for the District and create performance measures and standards to evaluate the District’s achievement of those goals and objectives; and

WHEREAS, the District Manager has prepared the attached goals, objectives, performance measures, and standards and presented them to the Board of the District; and

WHEREAS, the District’s Board of Supervisors (“Board”) finds that it is in the best interests of the District to adopt by resolution the attached goals, objectives, and performance measures and standards.

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

SECTION 1. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Resolution.

SECTION 2. The District Board of Supervisors hereby adopts the goals, objectives and performance measures and standards as provided in **Exhibit A**. The District Manager shall take all actions to comply with Section 189.0694, Florida Statutes, and shall prepare an annual report regarding the District’s success or failure in achieving the adopted goals and objectives for consideration by the Board of the District.

SECTION 3. If any provision of this resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 4. This resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED this 13th day of August 2025.

ATTEST:

**CARLTON LAKES
COMMUNITY DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair, Board of Supervisors

Exhibit A: Performance Measures/Standards and Annual Reporting

Exhibit A



**Carlton Lakes Community Development District (“District”)
Performance Measures/Standards & Annual Reporting Form**

October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least ten regular Board of Supervisors (“Board”) meetings per year to conduct District-related business and discuss community needs.

Measurement: Number of public Board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of ten Board meetings were held during the fiscal year.

Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to the District’s website, publishing in local newspaper of general circulation, and or via electronic communication.

Standard: 100% of meetings were advertised in accordance with Florida Statutes on at least two mediums (e.g., newspaper, District website, electronic communications).

Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly District website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management’s records.

Standard: 100% of monthly website checks were completed by District Management or third party vendor.

Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District’s infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer’s report related to District’s infrastructure and related systems.

Standard: Minimum of one inspection was completed in the fiscal year by the District’s engineer.

Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on the District's website and/or within District records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the District's website.

Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the District's website the most recent versions of the following documents: Florida Auditor General link (<https://flauditor.gov/>) to obtain current and past Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Florida Auditor General link (<https://flauditor.gov/>) to the Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the District's website.

Standard: District's website contains 100% of the following information: Department of Financial Services link to obtain Annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the Florida Auditor General link (<https://flauditor.gov/>) to the results to the District's website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing Board approval and annual audit is available on the District's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the District's website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

SIGNATURES:

Chair/Vice Chair: _____

Date: _____

Printed Name: _____

Carlton Lakes Community Development District

District Manager: _____

Date: _____

Printed Name: _____

Carlton Lakes Community Development District

**MINUTES OF MEETING
CARLTON LAKES
COMMUNITY DEVELOPMENT DISTRICT**

The meeting of the Board of Supervisors of the Carlton Lakes Community Development District was held on Wednesday, July 9, 2025, and called to order at 6:07 p.m., at the Carlton Lakes Clubhouse, located at 11404 Carlton Fields Drive, Riverview, FL 33579.

Present and constituting a quorum were:

Freddy Barton	Chairperson
Rena Vance	Vice Chairperson
Nichole Palmer	Assistant Secretary
Elizabeth Morales Diaz	Assistant Secretary

Also present were:

Kristee Cole	District Manager, Inframark
Gabe Montagna	Field Inspection Coordinator, Inframark
Fredrick Levatte	Onsite Manager, Inframark
David Hamstra	District Engineer, Pegasus Engineering
Epi Carvajal	Representative, PineLake Landscape
Jessie Milch	Representative, PineLake Landscape
Lance Wood	Representative, Zebra Pools

Audience Members

FIRST ORDER OF BUSINESS Pledge of Allegiance

Everyone participated in reciting the Pledge of Allegiance.

SECOND ORDER OF BUSINESS Call to Order and Roll Call

The meeting was called to order at 6:07 p.m. A roll call was conducted, and a quorum was established.

THIRD ORDER OF BUSINESS Adoption of the Agenda

On MOTION by Mr. Barton, seconded by Ms. Vance, with all in favor, the Board adopted the July 9, 2025, Final Agenda.

FOURTH ORDER OF BUSINESS Audience Comments on Agenda

There were no audience comments.

FIFTH ORDER OF BUSINESS Staff Reports

E. Landscape Inspection Report

Mr. Carvajal provided the Board with an update. The Board reviewed a proposal, provided under separate cover (USC), for trimming the bushes along Pond 6 to improve access to the weir.

On MOTION by Ms. Palmer, seconded by Ms. Vance, with all in favor, the Board approved a proposal in the amount of \$799 to cut back vegetation around Pond 6 to allow for improved access to the weir.

B. District Engineer

Mr. Hamstra informed the Board that the SWFWMD permits are in good standing, and therefore, the finalization of the RFP process will commence shortly.

C. Aquatics Report

Ms. Cole presented the Aquatics Report to the Board. There were no questions.

D. Field Inspection Report

Mr. Montagna provided the Board with an update on the Field Inspection Report.

F. District Manager

Ms. Cole informed the Board that their next meeting would be on August 13, 2025.

The Board requested a workshop to go over the budget for the 17th of July.

G. Onsite Manager

1. Onsite Manager Report

Mr. Levatte provided an update regarding the pavers, no parking signs, and street signs.

SIXTH ORDER OF BUSINESS Business Items

A. Consideration of Pool Maintenance Proposals

On MOTION by Mr. Barton, seconded by Ms. Vance, with all in favor, the Board approved the Pool Maintenance Proposal from Zebra Pools.

B. Consideration of Website Services Proposals

On MOTION by Ms. Palmer, seconded by Ms. Vance, with all in favor, the Board approved the School Status Website Proposal.

SEVENTH ORDER OF BUSINESS Business Administration

A. Consideration of the Regular Meeting Minutes of June 11, 2025

On MOTION by Ms. Vance, seconded by Ms. Palmer, with all in favor, the Regular Meeting Minutes of June 11, 2025, were approved as presented.

B. Consideration of June 2025 Financials & Check Register

Tabled due to no invoices attached.

EIGHTH ORDER OF BUSINESS Supervisor Requests

The Board requested that signage be installed at the park indicating its closing hours.

NINTH ORDER OF BUSINESS

Audience Comments

There were audience comments regarding the pavers, the pool, and vendors.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Barton, seconded by Ms. Diaz, with all in favor, the meeting was adjourned at 8:20 p.m.
--

Secretary / Assistant Secretary

Chair / Vice Chair

Payment Register by Fund
For the Period from 07/01/2025 to 07/31/2025
(Sorted by Check / ACH No.)

<u>SERIES 2015 DEBT SERVICE FUND - 200</u>									
200	1218	07/08/25	CARLTON LAKES CDD	06182025 - 01	FY25 TAX DIST ID 06.18.2025	SERIES 2015 FY25 TAX DIST ID 06.18.25	103200		\$4,283.61
								Fund Total	\$4,283.61

201	1218	07/08/25	CARLTON LAKES CDD	06182025 - 01	FY25 TAX DIST ID 06.18.2025	SERIES 2018 FY25 TAX DIST ID 06.18.25	103200	\$2,134.32
Fund Total								\$2,134.32

203	1218	07/08/25	CARLTON LAKES CDD	06182025 - 01	FY25 TAX DIST ID 06.18.2025	SERIES 2017 FY25 TAX DIST ID 06.18.25	103200	\$2,118.82
Fund Total								\$2,118.82

CARLTON LAKES CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
Monthly Contract					
CHARTER COMMUNICATIONS ACH	7/9/2025	2510461070925-ACH	\$265.00	\$265.00	INTERNET
CROSSCREEK ENVIRONMENTAL INC	7/15/2025	21913	\$590.00	\$590.00	WATERWAY MAINT
GOTO TECHNOLOGIES USA, LLC	7/1/2025	IN7103984849-ACH	\$113.93	\$113.93	PHONE / FAX / INTERNET
INFRAMARK LLC	7/1/2025	152934	\$11,583.33		MANAGEMENT FEE MAY 2024
INFRAMARK LLC	7/1/2025	152934	\$3,483.00		MANAGEMENT FEE MAY 2024
INFRAMARK LLC	7/1/2025	152934	\$600.00	\$15,666.33	field
PEST CEMETERY LLC	7/1/2025	71009	\$99.00	\$99.00	PEST CONTROL SVCS
PINE LAKE SERVICES	7/1/2025	7723	\$12,534.58	\$12,534.58	SERVICE OCT24
VALLEY BANK	5/31/2025	053125-2243	\$30.00	\$30.00	SPECTRUM
WASTE MANAGEMENT ACH	6/27/2025	0163700-2206-9 ACH	\$488.94	\$488.94	GARBAGE
ZEBRA CLEANING TEAM	7/8/2025	8031	\$1,600.00	\$1,600.00	pool
Monthly Contract Subtotal			\$31,387.78	\$31,387.78	
Variable Contract					
PEGASUS ENGINEERING, LLC	5/31/2025	227953	\$1,662.40	\$1,662.40	District Engineer
STRALEY ROBIN VERICKER	7/29/2025	26892	\$431.50	\$431.50	LEGAL COUNSEL
Variable Contract Subtotal			\$2,093.90	\$2,093.90	
Regular Services					
BOCC ACH	7/14/2025	071425-9495-ACH	\$1,306.21	\$1,306.21	WATER
BUSINESS OBSERVER	7/11/2025	25-01956H	\$196.88	\$196.88	LEGAL AD
BUSINESS OBSERVER	7/18/2025	25-02043H	\$76.56	\$76.56	LEGAL AD
ELIZABETH DIAZ	7/17/2025	ED-071725	\$200.00	\$200.00	BOARD 7/17/25
FREDDY BARTON	7/9/2025	FB-070925	\$200.00	\$200.00	BOARD 7/9/25
FREDDY BARTON	7/17/2025	FB-071725	\$200.00	\$200.00	BOARD 7/17/25
NICHOLLE D. PALMER	7/9/2025	NP-070925	\$200.00	\$200.00	BOARD 7/9/25
NICHOLLE D. PALMER	7/17/2025	NP-071725	\$200.00	\$200.00	BOARD 7/17/25
RENA DIANE VANCE - EFT	7/9/2025	RV-070925-EFT	\$200.00	\$200.00	BOARD 7/9/25

CARLTON LAKES CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Comments/Description
RENA DIANE VANCE - EFT	7/17/2025	RV-071725-EFT	\$200.00	\$200.00	BOARD 7/17/25
TECO ACH	7/7/2025	070725-6203-ACH	\$19,820.48	\$19,820.48	ELECTRIC
US BANK	6/25/2025	7797866	\$3,717.38	\$3,717.38	TRUSTEE FEES
Regular Services Subtotal			\$26,517.51	\$26,517.51	
Additional Services					
CARLTON LAKES CDD	6/18/2025	06182025 - 01	\$2,118.82		SERIES 2017 FY25 TAX DIST ID 06.18.25
CARLTON LAKES CDD	6/18/2025	06182025 - 01	\$4,283.61		SERIES 2015 FY25 TAX DIST ID 06.18.25
CARLTON LAKES CDD	6/18/2025	06182025 - 01	\$2,134.32	\$8,536.75	SERIES 2018 FY25 TAX DIST ID 06.18.25
FLA POOLS INC	6/20/2025	01194695	\$375.00	\$375.00	POOL SVCS
FLA POOLS INC	7/8/2025	01194721	\$175.00	\$175.00	POOL SVCS
INFRAMARK LLC	7/16/2025	154288	\$2.07	\$2.07	MANAGEMENT FEE JUN 2025
PEGASUS ENGINEERING, LLC	5/31/2025	227954	\$3,235.70	\$3,235.70	weir project
PINE LAKE SERVICES	6/25/2025	7597	\$438.82	\$438.82	SERVICE OCT24
PINE LAKE SERVICES	7/9/2025	7756	\$460.00	\$460.00	Prune Oak Tree on pond 1
PINE LAKE SERVICES	7/18/2025	7795	\$799.41	\$799.41	SERVICE OCT24
PINE LAKE SERVICES	7/25/2025	7816	\$720.00	\$720.00	SERVICE OCT24
PINE LAKE SERVICES	7/25/2025	7814	\$412.00	\$412.00	Plant Replacement
SECURITEAM INC.	6/17/2025	16960061725	\$569.68	\$569.68	gate lock
VALLEY BANK	5/31/2025	053125-2243	\$341.10		GO TO CONNECT - PHONE LINE
VALLEY BANK	5/31/2025	053125-2243	\$4.85		LESLIES POOLS - SUPPLIES
VALLEY BANK	5/31/2025	053125-2243	\$117.56		AMAZON - POOL SUPPLIES
VALLEY BANK	5/31/2025	053125-2243	-\$209.99	\$253.52	AMAZON - CREDIT
ZEBRA CLEANING TEAM	6/25/2025	7974	\$160.00	\$160.00	pool maintenance
ZEBRA CLEANING TEAM	7/8/2025	8032	\$350.00	\$350.00	pool
Additional Services Subtotal			\$16,487.95	\$16,487.95	
TOTAL			\$76,487.14	\$76,487.14	

July 9, 2025
Invoice Number: 2510461070925
Account Number: 8337 12 029 2510461
Security Code: 2597
Service At: 11404 CARLTON FIELDS DR
RIVERVIEW FL 33579-4094

Auto Pay Notice

Contact Us

Visit us at SpectrumBusiness.net
Or, call us at 855-252-0675

Summary

Service from 07/09/25 through 08/08/25
details on following pages

Previous Balance	265.00
Payments Received -Thank You!	-265.00
Remaining Balance	\$0.00
Spectrum Business™ Internet	230.00
Spectrum Business™ Voice	35.00
Other Charges	0.00
Current Charges	\$265.00
YOUR AUTO PAY WILL BE PROCESSED 07/26/25	
Total Due by Auto Pay	\$265.00

NEWS AND INFORMATION

NOTE. Taxes, Fees and Charges listed in the Summary only apply to Spectrum Business TV and Spectrum Business Internet and are detailed on the following page. Taxes, Fees and Charges for Spectrum Business Voice are detailed in the Billing Information section.

Telecommunications Relay Service (TRS).

The Federal Communications Commission (FCC) has adopted use of the 711 dialing code for access to Telecommunications Relay Services (TRS). TRS permits persons with a hearing or speech disability to use the telephone system via a text telephone (TTY) or other device to call persons with or without such disabilities.

For more information about the various types of TRS, see the FCC's consumer fact sheet at <https://www.fcc.gov/consumers/guides/telecommunications-relay-service-trs>. Please dial 711 to be connected to a TRS Center.

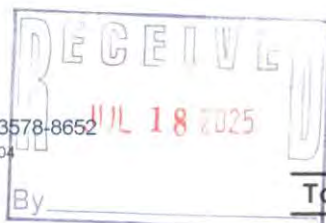
Thank you for choosing Spectrum Business.
We appreciate your prompt payment and value you as a customer.

Auto Pay. Thank you for signing up for auto pay. Please note your payment may be drafted and posted to your Spectrum Business account the day after your transaction is scheduled to be processed by your bank.



4145 S. FALKENBURG RD RIVERVIEW FL 33578-8652
8633 2390 DY RP 09 07102025 NNNNNNNN 01 001020 0004

Carlton Lakes Community
MERITUS
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008



July 9, 2025

Carlton Lakes Community

Invoice Number: 2510461070925
Account Number: 8337 12 029 2510461
Service At: 11404 CARLTON FIELDS DR
RIVERVIEW FL 33579-4094

Total Due by Auto Pay \$265.00

CHARTER COMMUNICATIONS
PO BOX 7186
PASADENA CA 91109-7186



833712029251046100265009

Invoice Number: 2510461070925
 Account Number: 8337 12 029 2510461
 Security Code: 2597

Carlton Lakes Community



Contact Us

Visit us at SpectrumBusiness.net
 Or, call us at 855-252-0675

8633 2390 DY RP 09 07102025 NNNNNNNN 01 001020 0004

Charge Details

Previous Balance		265.00
EFT Payment	06/26	-265.00
Remaining Balance		\$0.00

Payments received after 07/09/25 will appear on your next bill.

Service from 07/09/25 through 08/08/25

Spectrum Business™ Internet

Web Hosting	0.00
Security Suite	0.00
Domain Name	0.00
Vanity Email	0.00
Static IP 1	20.00
Spectrum Business Internet Ultra	200.00
Business WiFi	10.00
	\$230.00

Spectrum Business™ Internet Total **\$230.00**

Spectrum Business™ Voice

Phone number (813) 442-4870	
Spectrum Business Voice	50.00
Promotional Discount	-15.00
Voice Mail	0.00
	\$35.00

For additional call details,
 please visit SpectrumBusiness.net

Spectrum Business™ Voice Total **\$35.00**

Other Charges

Payment Processing	5.00
Auto Pay Discount	-5.00
Other Charges Total	\$0.00

Other Charges Continued

Current Charges	\$265.00
Total Due by Auto Pay	\$265.00

Billing Information

Tax and Fees - This statement reflects the current taxes and fees for your area (including sales, excise, user taxes, etc.). These taxes and fees may change without notice. Visit spectrum.net/taxesandfees for more information.

Spectrum Terms and Conditions of Service - In accordance with the Spectrum Business Services Agreement, Spectrum services are billed on a monthly basis. Spectrum does not provide credits for monthly subscription services that are cancelled prior to the end of the current billing month.

Terms & Conditions - Spectrum's detailed standard terms and conditions for service are located at spectrum.com/policies.

Notice - Nonpayment of any portion of your cable television, high-speed data, and/or Digital Phone service could result in disconnection of any of your Spectrum provided services.

Insufficient Funds Payment Policy - Charter may charge an insufficient funds processing fee for all returned checks and bankcard charge-backs. If your check, bankcard (debit or credit) charge, or other instrument or electronic transfer transaction used to pay us is dishonored, refused or returned for any reason, we may electronically debit your account for the payment, plus an insufficient funds processing fee as set forth in your terms of service or on your Video Services rate card (up to the amount allowable by law and any applicable sales tax). Your bank account may be debited as early as the same day payment is dishonored, refused or returned. If your bank account is not debited, the returned check amount (plus fee) must be replaced by cash, cashier's check or money order.

The following taxes, fees and surcharges are included in the price of the Spectrum Business Voice services - . FEES AND CHARGES:
 E911 Fee \$0.40, Federal USF \$2.02, Florida CST \$3.71, Sales Tax \$0.03, TRS Surcharge \$0.08.

Continued on the next page....

Local Spectrum Store: 12970 S US Hwy 301, Suite 105, Riverview FL 33579 Store Hours: Mon thru Sat - 10:00am to 8:00pm; Sun - 12:00pm to 7:00pm

Local Spectrum Store: 872 Brandon Town Center Mall, Brandon FL 33511 Store Hours: Mon thru Sat - 10:00am to 8:00pm and Sun - 12:00pm to 5:00pm



For questions or concerns, please call 1-866-519-1263.





Crosscreek Environmental Inc.

111 61st Street East
Palmetto, FL 34221

Invoice

Date 7/15/2025

Invoice # 21913

Bill To

Carlton Lakes CDD
313 Campus St.
Celebration, FL 34747
Kristee Cole

Project Info

Current Month's Maintenance

P.O. #

Terms

Net 30

Due Date

8/14/2025

Description	Amount
Monthly stormwater pond maintenance of nuisance and exotic vegetation located within perimeter of the seven (7) ponds onsite. Treatments to occur once a month for a total of twelve (12) visits per year.	590.00
Maintenance services to include the following: <ul style="list-style-type: none">* Algae control* Floating vegetation control* Shoreline vegetation control* Submersed vegetation control* Aquatics consulting* Management reporting* Littoral shelf maintenance* Lifetime warranty on all erosion control work as long as Crosscreek Environmental is the onsite vendor. Total maintenance cost = \$590/Month (\$7,080 annually)	
If the customer is not satisfied with the aquatic service provided, and the state of the aquatic management area declines due to Crosscreek Environmental Inc. negligence, the customer has full right to cancel the service with no less than 45 days written notice to Crosscreek Environmental Inc.	

Thank you for your business

Crosscreek Environmental Inc.

Subtotal	\$590.00
Sales Tax (0.0%)	\$0.00
Total	\$590.00
Payments/Credits	\$0.00
Balance Due	\$590.00

Phone # (941) 479-7811

Fax # (941) 479-7812

admin@crosscreekenv.com

www.crosscreekenvironmental.com



GoTo Communications, Inc.

INVOICE

Invoice Date 07/01/2025
Invoice # IN7103984849
PO #
Customer ID CN-710379-2009
Terms **AutoPay Scheduled**
Due Date 07/16/2025
Currency US Dollar

Your automatic payment is scheduled to be processed around the 10th of the month

Bill To

CARLTON LAKES CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607
UNITED STATES

INVOICE Total:\$113.93

Amount Due:\$113.93

Billing Group	Description	Quantity	Rate	Amount
Primary	GoToConnect - Monthly Service Charge 07/01/2025 - 07/31/2025	3	26.95	\$80.85
Primary	Standard Phone Numbers (DID) 07/01/2025 - 07/31/2025	2	5	\$10.00
Primary	Included minutes in plan 06/01/2025 - 06/30/2025	79.7	0	\$0.00
Primary	Monthly Rental Equipment Charge 07/01/2025 - 07/31/2025	1	4.9	\$4.90
Primary	State and Local Regulatory Recovery Fee	1	8.82	\$8.82
Primary	Universal Service Fee (USF)	1	4.3307	\$4.33
Primary	Cost Recovery Fee	1	5.0255	\$5.03

Total \$113.93

Your automatic payment is scheduled to be processed around the 10th of the month

View and Pay your invoices online: <https://admin.goto.com/gtc-billing>
Billing Support: <https://support.goto.com/connect/billing-user-guide>

Online Payment Options:

Please visit <https://admin.goto.com/gtc-billing> to view and download your invoices, search and download billed call details, setup or edit AutoPay as well as manage your invoice delivery recipients. *Ability to access this option may require 'view/pay invoice' permissions be granted by your super admin & may not be available to certain reseller customers.



GoTo Communications, Inc.

INVOICE

Invoice Date	07/01/2025
Invoice #	IN7103984849
PO #	
Customer ID	CN-710379-2009
Terms	AutoPay Scheduled
Due Date	07/16/2025
Currency	US Dollar

Your automatic payment is scheduled to be processed around the 10th of the month

*Certain audio Services are provided by the applicable [GoTo affiliate](#) who sets the rates, terms, and conditions for audio services. GoTo Technologies USA, Inc. presents this invoice and collects on behalf of the applicable GoTo affiliate as its agent.

*Telecom fees (incl. USF and Regulatory Recovery Fees) are only applicable to GoToConnect, and OpenVoice Services. If you'd like to know more about how GoTo currently displays fees on your invoice, please visit [here](#).

*Connect Bundle is comprised of GoToConnect and GoToMeeting Pro. GoToConnect is provided by GoTo Communications, Inc.



GoTo Communications, Inc.

INVOICE

Invoice Date	07/01/2025
Invoice #	IN7103984849
PO #	
Customer ID	CN-710379-2009
Terms	AutoPay Scheduled
Due Date	07/16/2025
Currency	US Dollar

Your automatic payment is scheduled to be processed around the 10th of the month

*Certain audio Services are provided by the applicable [GoTo affiliate](#) who sets the rates, terms, and conditions for audio services. GoTo Technologies USA, Inc. presents this invoice and collects on behalf of the applicable GoTo affiliate as its agent.

*Telecom fees (incl. USF and Regulatory Recovery Fees) are only applicable to GoToConnect, and OpenVoice Services. If you'd like to know more about how GoTo currently displays fees on your invoice, please visit [here](#).

*Connect Bundle is comprised of GoToConnect and GoToMeeting Pro. GoToConnect is provided by GoTo Communications, Inc.



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

BILL TO
Carlton Lakes CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

Services provided for the Month of: July 2025

INVOICE

INVOICE#
152934

CUSTOMER ID
C2277

PO#

DATE
7/1/2025

NET TERMS
Due On Receipt

DUE DATE
7/1/2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
District Management	1	Ea	3,483.00		3,483.00
Amenity Management Services	1	Ea	11,583.33		11,583.33
Field Management	1	Ea	600.00		600.00
Subtotal					15,666.33

Subtotal	\$15,666.33
Tax	\$0.00
Total Due	\$15,666.33

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

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

To pay via ACH or Wire, please refer to our banking information below:
Account Name: INFRAMARK, LLC

ACH - Bank Routing Number: 111000614 / Account Number: 912593196
Wire - Bank Routing Number: 021000021 / SWIFT Code: CHASUS33 / Account Number: 912593196

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



6046 Angus Valley Drive
Wesley Chapel, FL 33544
(813) 803-3390

Carlton Lakes CDD
210 N University Dr
Suite 702
Coral Springs, FL 33071-7394

Carlton Lakes CDD
11404 Carlton Fields Dr
Riverview, FL 33579-4094

Invoice # 71009

Invoice 07/01/2025

Date: Tuesday

Time: 12:00 AM

Bill-To: 3667

Location: 3667

Technician: Bryan Kennedy

Service Description	Quantity	Price
PEST CONTROL	1.00	\$99.00
		<hr/>
SUBTOTAL		\$99.00
TAX		\$0.00
		<hr/>
AMT PAID		\$0.00
TOTAL		\$99.00
		<hr/>
AMOUNT DUE		\$99.00

CLUBHOUSE, DEWEB GAZEBO, GRANULATE 3-5' PERMITER
AROUND POOL/BUILDING, TREAT 2 MAILBOXES (1 OFFSITE @
14218 Arbor Pines Dr), REMOVE WASP NEST ON PLAYGROUND
PER REQUEST ONLY.

Payment Receipt. Please Return with Payment Remittance

Bill-To: Carlton Lakes CDD
210 N University Dr
Suite 702
Coral Springs, FL 33071-7394

Account #: 3667

Date: 07/01/2025

PO Number:

Invoice #: 71009

Terms: COD

Technician: Bryan Kennedy

Amount Paid: _____

Check No.: _____

Remit-To: Pest Cemetery
6046 Angus Valley Drive
Wesley Chapel, FL 33544
813-803-3390



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
07/01/25	7723
Terms	Due Date
Net 30	07/31/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$12,534.58	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#6202 - Carlton Lakes CDD Maintenance 24-25 RENEWAL July 2025		\$12,534.58	\$0.00	\$12,534.58
	#6202 - Carlton Lakes CDD Maintenance 24-25 RENEWAL July 2025		\$12,534.58	\$0.00	\$12,534.58
	Total		\$12,534.58	\$0.00	\$12,534.58



0CARLTON LAKES CDD 0

Account Number: XXXX XXXX XXXX 2243

ACCOUNT SUMMARY

Credit Limit \$20,000.00
Credit Available \$19,716.00
Statement Closing Date May 31, 2025
Days in Billing Cycle 31
Previous Balance \$2,015.59
Payments & Credits \$2,225.58
Purchases & Other Charges \$493.51
Balance Transfer \$0.00
FEES CHARGED \$0.00
INTEREST CHARGED \$0.00
New Balance \$283.52

Questions? Call Customer Service
Toll Free - 1-844-626-6581
International Collect - 1-301-665-4442
TTY 1-301-665-4443

PAYMENT INFORMATION

New Balance \$283.52
Minimum Payment Due \$283.52
Payment Due Date June 25, 2025

Notice: SEE REVERSE SIDE FOR MORE IMPORTANT INFORMATION

TRANSACTIONS

Tran Date	Post Date	Reference Number	Transaction Description	Amount
			TOTAL XXXXXXXXXXXX 2243 \$2,015.59-	
05/26	05/26	F1515004J00CHGDDA	AUTOMATIC PAYMENT - THANK YOU	2,015.59-
		FREDRICK LEVATTE	TOTAL XXXXXXXXXXXX 5949 \$283.52	
05/02	05/02	55432863S5WLRTJ5Y	GOTOCOM*GOTOCONNECT GOTO.COM MA MCC: 4814 MERCHANT ZIP:	113.70
05/02	05/02	55432863S5WLRTJ6E	GOTOCOM*GOTOCONNECT GOTO.COM MA MCC: 4814 MERCHANT ZIP:	113.70
05/02	05/02	55432863S5WLRTJ6N	GOTOCOM*GOTOCONNECT GOTO.COM MA MCC: 4814 MERCHANT ZIP:	113.70
05/02	05/02	55432863V5WKN1SME	LESLIES POOL SPLY 652 RIVERVIEW FL MCC: 5999 MERCHANT ZIP:	4.85
05/09	05/09	823050942EHM7REP0	AMAZON MARK* NI7E71AF0 SEATTLE WA MCC: 5999 MERCHANT ZIP:	117.56
05/20	05/20	82305094DEHNB2VQ8	AMAZON MARK* HL5MQ8T43 SEATTLE W CREDIT	209.99-

Transactions continued on next page

1080 0001 TVH

001 7 31 250531 0

PAGE 1 of 2

10 1515 0000 BASE

514

Please detach bottom portion and submit with payment using enclosed envelope



Valley Bank
Deposit Operations
350 Madison Ave 4th floor
New York NY 10017

PAYMENT INFORMATION

Account Number: XXXX XXXX XXXX 2243
Payment Due Date June 25, 2025
New Balance \$283.52
Minimum Payment Due \$283.52
Past Due Amount \$0.00

Make Check
Payable to:

Amount Enclosed:

\$

0CARLTON LAKES CDD 0
CARLTON LAKES CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607



514

Valley Bank
Deposit Operations
350 Madison Ave 4th floor
New York NY 10017



00028352000283526

TRANSACTIONS (continued)

Tran Date	Post Date	Reference Number	Transaction Description	Amount
05/28	05/28	55432864L61X052F0	MCC: 5999 MERCHANT ZIP: SPECTRUM MOBILE 855-707-7328 MO MCC: 4899 MERCHANT ZIP:	30.00

IMPORTANT ACCOUNT INFORMATION

\$0 - \$283.52 WILL BE DEDUCTED FROM YOUR ACCOUNT AND
CREDITED AS YOUR AUTOMATIC PAYMENT ON 06/25/25. THE
AUTOMATIC PAYMENT AMOUNT WILL BE REDUCED BY ALL PAYMENTS
POSTED ON OR BEFORE THIS DATE.

REWARDS SUMMARY

Previous Cashback Balance	\$7.65	THE MORE YOU SPEND, THE MORE YOU EARN
Cashback Earned this Statement	\$0.71	\$0-\$500,000 = 0.25%
New Cashback Balance	\$8.36	\$500,001-\$1,500,000 = 0.60%
Your cashback will be award on	Jan 2026	\$1,500,00-\$4,000,000 = 0.75%
		\$4,000,001-\$12,500,000 = 0.90%
		\$12,500,001+ = 1.00%

INTEREST CHARGE CALCULATION

Your Annual Percentage Rate (APR) is the annual interest rate on your account.

Type of Balance	ANNUAL PERCENTAGE RATE (APR)	Balance Subject to Interest Rate	Days in Billing Cycle	Interest Charge
Purchases	14.25% (v)	\$0.00	31	\$0.00

(v) = variable (f) = fixed

Paying Interest and Your Grace Period: We will not charge you any interest on your purchase balance on this statement if you pay your new balance amount in full by your payment due date.

DETAILS OF SERVICE

Details for Service Location:
Carlton Lakes, 11404 Carlton Fields Dr, Riverview FL 33579-4094

Customer ID: 22-06270-03004

Description	Date	Ticket	Quantity	Amount
Disposal 6 Yard Dumpster 1X Week	07/01/25		1.00	162.44
6 Yard Dumpster 1X Week	07/01/25		1.00	326.50
Total Current Charges				488.94

GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



AutoPay

Set up recurring payments with us at wm.com/myaccount



Online

Use wm.com for quick and easy payments



By Phone

Pay 24/7 by calling
 866-964-2729

HOW TO READ YOUR INVOICE

How to Contact Us Visit wm.com/MyWM		Your Payment is Due 10/25/2022		Your Total Due \$123.45 <small>If payment is received after 10/25/2022, \$126.45</small>	
Previous Balance	Payments	Adjustments	Current Invoice Charge	Total Account Balance Due	
\$123.45	(\$123.45)	0.00	\$123.45	\$123.45	

DETAILS OF SERVICE

Details for Service Location:
 Segment: Solid, Town and Country Bay, San Francisco 94110-2617

Customer ID: 22-06270-22222

Description	Qty	Unit	Quantity	Amount
99 Solid Waste	1	Unit	1.00	162.44
MIN STATE SOLID WASTE TAX 9.75%				15.75
COUNTY ENVIRONMENTAL CHARGE				10.75
Total Current Charges				188.94

- 1** Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.
- 2** Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3** Service location details the total current charges of this invoice.

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPal, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from **My WM** (wm.com/mywm).

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> Check Here to Change Contact Info List your new billing information below. For a change of service address, please contact WM.		<input type="checkbox"/> Check Here to Sign Up for Automatic Payment Enrollment If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at wm.com or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
Address 1		Email	
Address 2		Date	
City		Bank Account Holder Signature	
State			
Zip			
Email			
Date Valid			

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)

INVOICE

Zebra Cleaning Team
PO Box 3456
Apollo Beach, FL 33572-1003

lancewood1970@gmail.com

+1 (813) 279-0437

zebrapoolteam.com

Bill to
Carlton Lakes CDD
11404 Carlton Fields Drive
FL.
Riverview, FL 33579

Invoice details
Invoice no.: 8031
Terms: Net 30
Invoice date: 07/08/2025
Due date: 07/31/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Commercial Pool Service	Monthly Full Service - Prorated for 1st month of July	1	\$1,600.00	\$1,600.00

Total

\$1,600.00

Mail payments to:
Zebra Cleaning Team
PO Box 3456
Apollo Beach, FL 33572-1003
Zelle to: (813) 279-0437



13745 N. Nebraska Ave
Tampa, FL 33613
813.909.7775
AR165@Safetouch.com

Invoice

Bill To
Carlton Lakes CDD c/o Inframark 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship To
Carlton Lakes CDD 11404 Carlton Fields Dr Riverview, FL 33579

Date	Invoice #	P.O. No.	Terms	Due Date
6/17/2025	16960061725		Net 30	7/17/2025

QTY	Description
1	Altronix Power Supply/Charger
1	12-Volt 7AH Backup Battery
1	Service Labor - 1 hour minimum "Job#: 14418 Date Submitted: 06/17/25 Community Name: Carlton Lakes CDDD Location: 11404 Carlton Fields Dr Requested By: Fredrick Levatte Email(s): carltonlkclubhouse@gmail.com Phone Number: +1 (813) 404-2881 Repair Authorization: 0 Issue Reported: Gate lock Work Completed: A technician responded to a service request regarding the gate system. Upon arrival, he assessed the situation and found that the gates remained open and were not locking. The property manager had previously power-cycled the Linear box, ensuring all standard troubleshooting steps were taken. Following a thorough evaluation, the technician identified that the system required a new power supply. He promptly acquired the necessary replacement along with new batteries, returned to the site, and conducted a full operational test. The system is now functioning smoothly."

Securiteam is now part of Safetouch Security!	Subtotal	\$569.68
	Sales Tax (0.0%)	\$0.00
	Total	\$569.68
	Payments/Credits	\$0.00
	Balance Due	\$569.68



"Practical Engineering Solutions"

INVOICE

Email: inframarkcms@payableslockbox.com

Pegasus Engineering, LLC
301 West State Road 434, Suite 309
Winter Springs, Florida 32708
Phone 407-992-9160

INVOICE DATE: May 31, 2025

INVOICE NO.: 227953 *DWA*

BILLING NO.: 4

TO:

Carlton Lakes Community Development District
Inframark
Ms. Anna Golovan, Accounts Payable Specialist
210 North University Drive, Suite 702
Coral Springs, Florida 33071

FOR:

Carlton Lakes Community Development District
Fiscal Year 2024/2025 District Engineer Services
Project No.: MSC-22115
Period of Service: 03/23/25 – 05/03/25

-
- Authorization: ☐ Letter Proposal dated October 2, 2024 (Hourly Not-to-Exceed \$6,000.00).
Approved by the Community Development District on October 14, 2024.
- ☐ Change Order #1 dated March 11, 2025 (Hourly Not-to-Exceed \$15,000.00).
Approved by the Community Development District on March 12, 2025.
- Scope of Work:
- The week of March 23, 2025, Pegasus Engineering (Donny Greenough) completed the CDD Ownership and Maintenance (O&M) exhibit; and added the wetland limits to the O&M exhibit based on the geometry depicted on the plats and added the Fence Easement to the O&M exhibit as well.
 - The week of April 6, 2025, Pegasus Engineering (David Hamstra) prepared for and participated in the CDD Meeting on 04/09/25 via Teams.

LABOR COSTS

Project Manager, Hamstra, P.E.	4.0 hrs	@	\$ 195.00/hr	=	\$ 780.00
Sr. CADD / GIS Designer, Greenough	<u>8.0 hrs</u>	@	\$ 100.00/hr	=	<u>\$ 800.00</u>
	12.0 hrs				

Sub-Total Labor Costs	\$ 1,580.00
(Total Labor Costs to Date \$19,537.50)	

OTHER DIRECT COSTS

In-house plots, prints, and copies	\$ 308.00
Travel expenses (CDD meetings and site inspections)	<u>\$ 144.40</u>

Sub-Total Other Direct Costs	\$ 452.40
(Total Other Direct Costs to Date \$1,832.49)	

Amount Due This Invoice	\$ 2,032.40
Less Amount Over Budget	(\$ 369.99)
Adjusted Amount Due This Invoice	\$ 1,662.40

Invoice No. 227953/Billing No. 4
May 31, 2025
Page 2
Project No. MSC-22115

Total Authorization	\$ 21,000.00
Total Amount Billed to Date	<u>\$ 21,369.99</u>
Balance Remaining	(\$ 369.99)

NOTE: Pegasus Engineering shall prepare and submit Change Order #2 to cover the current fees over budget (\$ 369.99), as well as fees to continue services through 09/30/25.

cc: Mike Bruegger, Pegasus Engineering



"Practical Engineering Solutions"

INVOICE

Email: inframarkcms@payableslockbox.com

Pegasus Engineering, LLC
301 West State Road 434, Suite 309
Winter Springs, Florida 32708
Phone 407-992-9160

INVOICE DATE: May 31, 2025

INVOICE NO.: 227953 *DWA*

BILLING NO.: 4

TO:

Carlton Lakes Community Development District
Inframark
Ms. Anna Golovan, Accounts Payable Specialist
210 North University Drive, Suite 702
Coral Springs, Florida 33071

FOR:

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Less Amount Over Budget	(\$ 369.99)
Adjusted Amount Due This Invoice	\$ 1,662.40

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

CARLTON LAKES CDD
2005 PAN AM CIRCLE, SUITE 300
TAMPA, FL 33607

July 29, 2025

Client: 001463

Matter: 000001

Invoice #: 26892

Page: 1

RE: General

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
6/3/2025	KCH	REVIEW SHORT AD AND LONG AD FOR NOTICE OF PUBLIC HEARING; REVIEW MAILED NOTICE LETTER OF POSSIBLE BUDGET INCREASE; REVIEW RESOLUTION IMPOSING SPECIAL ASSESSMENTS; REVIEW RESOLUTION ADOPTING A BUDGET.	0.7	\$213.50
6/5/2025	AM	REVISE, FINALIZE AND TRANSMIT FINAL PUBLICATION ADS, MAILED NOTICE LETTER AND RESOLUTIONS WITH INSTRUCTIONS.	0.2	\$35.00
6/10/2025	KCH	REVIEW FINAL AGENDA PACKAGE.	0.4	\$122.00
6/30/2025	KCH	REVIEW EMAIL C. YEM. RE: CHART FOR NOTICES OF BUDGET PUBLIC HEARING.	0.2	\$61.00
Total Professional Services			1.5	\$431.50

July 29, 2025
Client: 001463
Matter: 000001
Invoice #: 26892

Page: 2

Total Services	\$431.50	
Total Disbursements	\$0.00	
Total Current Charges		\$431.50
Previous Balance		\$1,580.00
Less Payments		(\$1,580.00)
PAY THIS AMOUNT		\$431.50

Please Include Invoice Number on all Correspondence



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
CARLTON LAKES CDD	9466499495	07/14/2025	08/04/2025

Service Address: 11404 CARLTON FIELDS DR

S-Page 1 of 1

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
61016915	06/10/2025	104621	07/10/2025	105004	38300 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$6.03
Purchase Water Pass-Thru	\$115.67
Water Base Charge	\$261.42
Water Usage Charge	\$39.45
Sewer Base Charge	\$633.92
Sewer Usage Charge	\$249.72

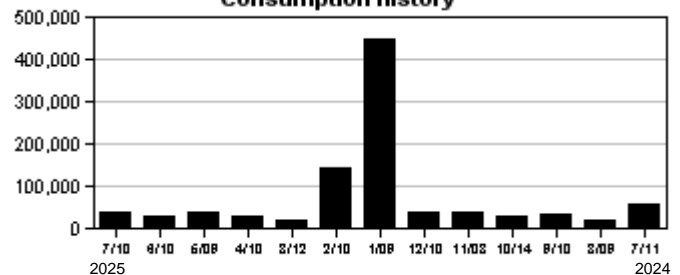
Summary of Account Charges

Previous Balance	\$1,178.30
Net Payments - Thank You	\$-1,178.30
Total Account Charges	\$1,306.21
AMOUNT DUE	\$1,306.21

Notice

* DO NOT PAY * YOU ARE ENROLLED IN OUR AUTO PAY PROGRAM. THE TOTAL AMOUNT OF THIS BILL WILL BE DEDUCTED FROM YOUR BANK ACCOUNT 7 DAYS FROM THE BILLING DATE. IF YOU HAVE A DISPUTE, PLEASE CALL (813) 272-6680 PRIOR TO THAT DATE.

Consumption History



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 9466499495



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 276 8526

Internet Payments: HCFLGov.net/WaterBill

Additional Information: HCFLGov.net/Water



THANK YOU!



CARLTON LAKES CDD
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

723 0

DUE DATE

08/04/2025

**Auto Pay Scheduled
DO NOT PAY**



0094664994954 00001306216

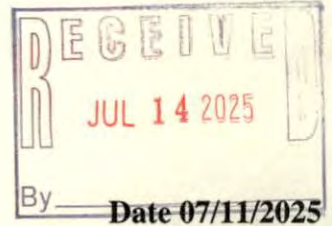
Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322

INVOICE

Legal Advertising

Invoice # 25-01956H



Attn:
Carlton Lakes CDD Inframark
2005 PAN AM CIRCLE SUITE 300
TAMPA FL 33607

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 25-01956H

\$196.88

Notice of Public Hearing and Board of Supervisors Meeting

RE: Carlton Lakes CDD Fiscal Year 2025-2026 Budget Board of Supervisors
Meeting on 8/13/25 @ 6:00 PM

Published: 7/11/2025

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid

()

Total

\$196.88

Payment is expected within 30 days of the
first publication date of your notice.

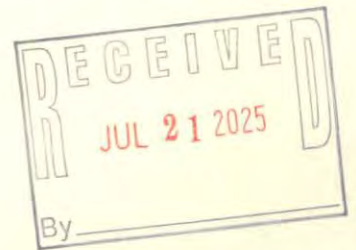
Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

NOTICE

The Business Observer makes every effort to ensure that its public notice advertising is accurate and in full compliance with all applicable statutes and ordinances and that its information is correct. Nevertheless, we ask that our advertisers scrutinize published ads carefully and alert us immediately to any errors so that we may correct them as soon as possible. We cannot accept responsibility for mistakes beyond bearing the cost of republishing advertisements that contain errors.

Business Observer

1970 Main Street
3rd Floor
Sarasota, FL 34236
, 941-906-9386 x322



INVOICE

Legal Advertising

Invoice # 25-02043H

Date 07/18/2025

Attn:
Carlton Lakes CDD Inframark
2005 PAN AM CIRCLE SUITE 300
TAMPA FL 33607

Please make checks payable to:
(Please note Invoice # on check)
Business Observer
1970 Main Street
3rd Floor
Sarasota, FL 34236

Description

Amount

Serial # 25-02043H

\$76.56

Notice of Public Hearing and Board of Supervisors Meeting

RE: Carlton Lakes CDD Fiscal Year 2025-2026 Proposed Budget Board of Supervisors Meeting on 8/13/25 @ 6:00 PM

Published: 7/18/2025

Important Message

Please include our Serial #
on your check

Pay by credit card online:
[https://legals.
businessobserverfl.
com/send-payment/](https://legals.businessobserverfl.com/send-payment/)

Paid

()

Total

\$76.56

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first publication date of your notice.

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Business Observer

1970 Main Street

3rd Floor

Sarasota, FL 34236

, 941-906-9386 x322

INVOICE

Legal Advertising

Notice of Public Hearing and Board of Supervisors Meeting of the Carlton Lakes Community Development District

The Board of Supervisors (the "**Board**") of the Carlton Lakes Community Development District (the "**District**") will hold a public hearing and a meeting on Wednesday, August 13, 2025, at 6:00 p.m. at the Carlton Lakes Clubhouse located at 11404 Carlton Fields Drive, Riverview, Florida 33579

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2025-2026 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting <https://carltonlakescdd.org/> or may be obtained by contacting the District Manager's office via email at Kristee.cole@inframark.com or via phone at 813-382-7355

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Kristee Cole, District Manager
July 18, 2025

25-02043H

Attention: If you are a government agency and you believe that you qualify for a 15% discount to the second insertion of your notice per F.S. revision 50.061, please inform Kristen Boothroyd directly at 941-906-9386 x323.

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Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name:	Carlton Lakes CDD
Board Meeting Date:	July 17th, 2025

	Name	In Attendance Please X	Paid
1	Freddy Barton	x	\$200
2	Rena Vance	x	\$200
3	Nicholle Palmer	x	\$200
4	Elizabeth Morales Diaz	x	\$200
5			

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

Approved for payment:

Alize Aninipot
District Manager Signature

7/18/2025
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Carlton Lakes CDD

Board Meeting Date: July 9th, 2025

Name	In Attendance Please X	Paid
1 Freddy Barton	<input checked="" type="checkbox"/>	\$200.00
2 Rena Vance	<input checked="" type="checkbox"/>	\$200.00
3 Nicholle Palmer	<input checked="" type="checkbox"/>	\$200.00
4 Elizabeth Moralez Diaz	<input type="checkbox"/>	
5	<input type="checkbox"/>	

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

Approved for payment:

Alize Aninipot
District Manager Signature

7/10/2025
Date

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for
BOARD OF SUPERVISORS

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Board Meeting Date:	July 17th, 2025

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2	Rena Vance	x	\$200
3	Nicholle Palmer	x	\$200
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5			

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Approved for payment:

Alize Aninipot

District Manager Signature

7/18/2025

Date

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Board Meeting Date: July 9th, 2025

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3	Nicholle Palmer	<input checked="" type="checkbox"/>	\$200.00
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5		<input type="checkbox"/>	

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7/18/2025

Date

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Date

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3	Nicholle Palmer	x	\$200
4	Elizabeth Morales Diaz	x	\$200
5			

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

Approved for payment:

Alize Aninipot

District Manager Signature

7/18/2025

Date

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



CARLTON LAKES CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

Statement Date: July 07, 2025

Amount Due: \$19,820.48

Due Date: July 21, 2025

Account #: 321000026203

DO NOT PAY. Your account will be drafted on July 21, 2025

Account Summary

Previous Amount Due	\$19,874.15
Payment(s) Received Since Last Statement	-\$19,874.15
Credit Balance After Payments and Credits	\$0.00
Current Month's Charges	\$19,820.48

Amount Due by July 21, 2025

\$19,820.48

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

Your Locations With The Highest Usage



11404 CARLTON
FIELDS DR, RIVERVIEW,
FL 33579-4094

12,560
KWH



13991 CLEMENT PRIDE
BL, A, RIVERVIEW, FL
33579

2,666
KWH



Scan here to interact
with your bill online.

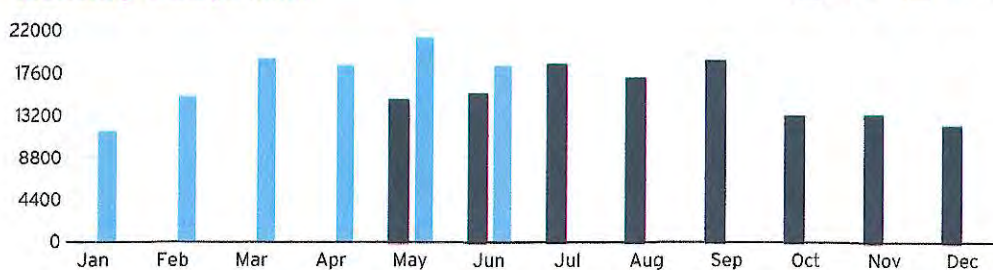


DOWNED IS DANGEROUS!

If you see a downed power line,
move a safe distance away and call 911.

Visit TampaElectric.com/Safety
for more safety tips.

Monthly Usage (kWh)



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



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

Account #: 321000026203

Due Date: July 21, 2025



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$19,820.48

Payment Amount: \$ _____

700750003456

Your account will be
drafted on July 21, 2025

CARLTON LAKES CDD
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2359




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

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

Summary of Charges by Service Address

Account Number: 321000026203

Energy Usage From Last Month

 Increased
  Same
  Decreased

Service Address: CARLTON LKS, PH 1A, RIVERVIEW, FL 33579-0000

Sub-Account Number: 211005443505

Amount: \$5,794.51

Service Address: CARLTON LKS, PH 1, RIVERVIEW, FL 33579-0000

Sub-Account Number: 211005443687

Amount: \$6,432.06

Service Address: CARLTON LKS, PH 1B, RIVERVIEW, FL 33579-0000

Sub-Account Number: 211005443919

Amount: \$3,017.41

Service Address: CARLTON LKS, PH 1D2, RIVERVIEW, FL 33579-0000

Sub-Account Number: 221000718207

Amount: \$322.59


Service Address: CARLTON LKS, PH 1D1, RIVERVIEW, FL 33579-0000

Sub-Account Number: 221000723645

Amount: \$422.82

Service Address: 14286 CLEMENT PRIDE BLVD, B, RIVERVIEW, FL 33579

Sub-Account Number: 221000778375

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000851107	06/16/2025	45,053		43,354		1,699 kWh	1	32 Days	\$308.69
									 20.7%

Continued on next page →

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free: 866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

Commercial Customer Care:

866-832-6249

Residential Customer Care:

813-223-0800 (Hillsborough)

863-299-0800 (Polk County)

888-223-0800 (All Other Counties)

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:




813-275-3909

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

Summary of Charges by Service Address


Account Number: 321000026203

Energy Usage From Last Month

 Increased
  Same
  Decreased


Service Address: 13991 CLEMENT PRIDE BL, A, RIVERVIEW, FL 33579

Sub-Account Number: 221000778391

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000488713	06/16/2025	27,549		24,883		2,666 kWh	1	32 Days	\$471.62
									 6.4%


Service Address: 14298 ARBOR PINES DR, RIVERVIEW, FL 33579

Sub-Account Number: 221003311729

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000503543	06/16/2025	2,002		1,988		14 kWh	1	32 Days	\$24.78
									 0.0%


Service Address: 14218 ARBOR PINES DR, RIVERVIEW, FL 33579

Sub-Account Number: 221003344704

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000503523	06/16/2025	9,153		8,965		188 kWh	1	32 Days	\$54.12
									 5.6%

Service Address: 14217 ARBOR PINES DR, RIVERVIEW, FL 33579

Sub-Account Number: 221003357052

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000791886	06/16/2025	43,413		42,316		1,097 kWh	1	32 Days	\$207.27
									 46.4%

Service Address: 11404 CARLTON FIELDS DR, RIVERVIEW, FL 33579-4094

Sub-Account Number: 221004695112

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000790429	06/16/2025	25,953		25,325		12,560 kWh	20.0000	32 Days	\$1,475.26
1000790429	06/16/2025	1.4		0		28.06 kW	20.0000	32 Days	\$14.3%

Service Address: 11404 CARLTON FIELDS DR, RIVERVIEW, FL 33579-4094

Sub-Account Number: 221004936375

Amount: \$587.68

Service Address: CARLTON LKS, PH 1E1, RIVERVIEW, FL 33579-0000

Sub-Account Number: 221007674692

Amount: \$701.67

Total Current Month's Charges

\$19,820.48



Sub-Account #: 211005443505
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1A, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	2168 kWh @ \$0.03412/kWh	\$73.97
Fixture & Maintenance Charge	97 Fixtures	\$2452.92
Lighting Pole / Wire	97 Poles	\$2747.04
Lighting Fuel Charge	2168 kWh @ \$0.03363/kWh	\$72.91
Storm Protection Charge	2168 kWh @ \$0.00559/kWh	\$12.12
Clean Energy Transition Mechanism	2168 kWh @ \$0.00043/kWh	\$0.93
Storm Surcharge	2168 kWh @ \$0.01230/kWh	\$26.67
Florida Gross Receipt Tax		\$4.78
State Tax		\$403.17
Lighting Charges		\$5,794.51

Current Month's Electric Charges

\$5,794.51

Billing information continues on next page →



Sub-Account #: 211005443687
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	2448 kWh @ \$0.03412/kWh	\$83.53
Fixture & Maintenance Charge	115 Fixtures	\$2328.23
Lighting Pole / Wire	115 Poles	\$3447.90
Lighting Fuel Charge	2448 kWh @ \$0.03363/kWh	\$82.33
Storm Protection Charge	2448 kWh @ \$0.00559/kWh	\$13.68
Clean Energy Transition Mechanism	2448 kWh @ \$0.00043/kWh	\$1.05
Storm Surcharge	2448 kWh @ \$0.01230/kWh	\$30.11
Florida Gross Receipt Tax		\$5.40
State Tax		\$439.83

Lighting Charges

\$6,432.06

Current Month's Electric Charges

\$6,432.06

Billing information continues on next page →



Sub-Account #: 211005443919
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1B, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	1126 kWh @ \$0.03412/kWh	\$38.42
Fixture & Maintenance Charge	49 Fixtures	\$1318.94
Lighting Pole / Wire	49 Poles	\$1387.68
Lighting Fuel Charge	1126 kWh @ \$0.03363/kWh	\$37.87
Storm Protection Charge	1126 kWh @ \$0.00559/kWh	\$6.29
Clean Energy Transition Mechanism	1126 kWh @ \$0.00043/kWh	\$0.48
Storm Surcharge	1126 kWh @ \$0.01230/kWh	\$13.85
Florida Gross Receipt Tax		\$2.48
State Tax		\$211.40

Lighting Charges

\$3,017.41

Current Month's Electric Charges

\$3,017.41

Billing information continues on next page →



Sub-Account #: 221000718207
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1D2, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	120 kWh @ \$0.03412/kWh	\$4.09
Fixture & Maintenance Charge	5 Fixtures	\$147.80
Lighting Pole / Wire	5 Poles	\$141.60
Lighting Fuel Charge	120 kWh @ \$0.03363/kWh	\$4.04
Storm Protection Charge	120 kWh @ \$0.00559/kWh	\$0.67
Clean Energy Transition Mechanism	120 kWh @ \$0.00043/kWh	\$0.05
Storm Surcharge	120 kWh @ \$0.01230/kWh	\$1.48
Florida Gross Receipt Tax		\$0.26
State Tax		\$22.60

Lighting Charges

\$322.59

Current Month's Electric Charges

\$322.59

Billing information continues on next page →



Sub-Account #: 221000723645
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1D1, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	158 kWh @ \$0.03412/kWh	\$5.39
Fixture & Maintenance Charge	7 Fixtures	\$181.02
Lighting Pole / Wire	7 Poles	\$198.24
Lighting Fuel Charge	158 kWh @ \$0.03363/kWh	\$5.31
Storm Protection Charge	158 kWh @ \$0.00559/kWh	\$0.88
Clean Energy Transition Mechanism	158 kWh @ \$0.00043/kWh	\$0.07
Storm Surcharge	158 kWh @ \$0.01230/kWh	\$1.94
Florida Gross Receipt Tax		\$0.35
State Tax		\$29.62
Lighting Charges		\$422.82

Current Month's Electric Charges

\$422.82

Billing information continues on next page →



Sub-Account #: 221000778375
Statement Date: 07/01/2025

Service Address: 14286 CLEMENT PRIDE BLVD, B, RIVERVIEW, FL 33579

Meter Read

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000851107	06/16/2025	45,053	43,354		1,699 kWh	1	32 Days

Charge Details



Electric Charges

Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	1,699 kWh @ \$0.08641/kWh	\$146.81
Fuel Charge	1,699 kWh @ \$0.03391/kWh	\$57.61
Storm Protection Charge	1,699 kWh @ \$0.00577/kWh	\$9.80
Clean Energy Transition Mechanism	1,699 kWh @ \$0.00418/kWh	\$7.10
Storm Surcharge	1,699 kWh @ \$0.02121/kWh	\$36.04
Florida Gross Receipt Tax		\$7.12

Electric Service Cost **\$284.64**

State Tax \$24.05

Total Electric Cost, Local Fees and Taxes **\$308.69**

Avg kWh Used Per Day



Current Month's Electric Charges

\$308.69

Billing information continues on next page →



Sub-Account #: 221000778391
Statement Date: 07/01/2025

Service Address: 13991 CLEMENT PRIDE BL, A, RIVERVIEW, FL 33579

Meter Read

Meter Location: WELL

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000488713	06/16/2025	27,549		24,883		2,666 kWh	1	32 Days

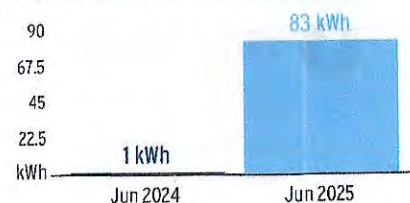
Charge Details



Electric Charges

Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	2,666 kWh @ \$0.08641/kWh	\$230.37
Fuel Charge	2,666 kWh @ \$0.03391/kWh	\$90.40
Storm Protection Charge	2,666 kWh @ \$0.00577/kWh	\$15.38
Clean Energy Transition Mechanism	2,666 kWh @ \$0.00418/kWh	\$11.14
Storm Surcharge	2,666 kWh @ \$0.02121/kWh	\$56.55
Florida Gross Receipt Tax		\$10.87
Electric Service Cost		\$434.87
State Tax		\$36.75
Total Electric Cost, Local Fees and Taxes		\$471.62

Avg kWh Used Per Day



Current Month's Electric Charges

\$471.62

Billing information continues on next page →



Sub-Account #: 221003311729
Statement Date: 07/01/2025

Service Address: 14298 ARBOR PINES DR, RIVERVIEW, FL 33579

Meter Read


Meter Location: GATE

Service Period: 05/16/2025 - 06/16/2025

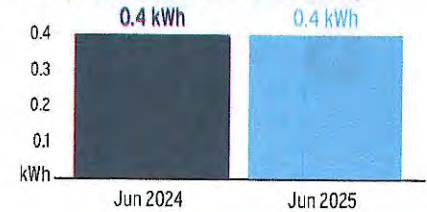
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000503543	06/16/2025	2,002	1,988		14 kWh	1	32 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
	Energy Charge	14 kWh @ \$0.08641/kWh	\$1.21
	Fuel Charge	14 kWh @ \$0.03391/kWh	\$0.47
	Storm Protection Charge	14 kWh @ \$0.00577/kWh	\$0.08
	Clean Energy Transition Mechanism	14 kWh @ \$0.00418/kWh	\$0.06
	Storm Surcharge	14 kWh @ \$0.02121/kWh	\$0.30
	Florida Gross Receipt Tax		\$0.57
	Electric Service Cost		\$22.85
	State Tax		\$1.93
	Total Electric Cost, Local Fees and Taxes		\$24.78

Avg kWh Used Per Day



Current Month's Electric Charges

\$24.78

Billing information continues on next page →



Sub-Account #: 221003344704
Statement Date: 07/01/2025

Service Address: 14218 ARBOR PINES DR, RIVERVIEW, FL 33579

Meter Read

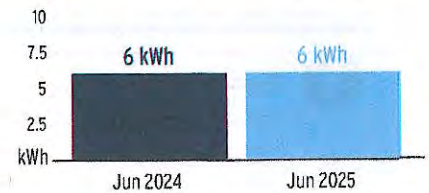
Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000503523	06/16/2025	9,153		8,965		188 kWh	1	32 Days

Charge Details

Avg kWh Used Per Day



Electric Charges

Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	188 kWh @ \$0.08641/kWh	\$16.25
Fuel Charge	188 kWh @ \$0.03391/kWh	\$6.38
Storm Protection Charge	188 kWh @ \$0.00577/kWh	\$1.08
Clean Energy Transition Mechanism	188 kWh @ \$0.00418/kWh	\$0.79
Storm Surcharge	188 kWh @ \$0.02121/kWh	\$3.99
Florida Gross Receipt Tax		\$1.25

Electric Service Cost **\$49.90**

State Tax \$4.22

Total Electric Cost, Local Fees and Taxes **\$54.12**

Current Month's Electric Charges

\$54.12

Billing information continues on next page →



Sub-Account #: 221003357052
Statement Date: 07/01/2025

Service Address: 14217 ARBOR PINES DR, RIVERVIEW, FL 33579

Meter Read

Meter Location: WELL

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000791886	06/16/2025	43,413		42,316		1,097 kWh	1	32 Days

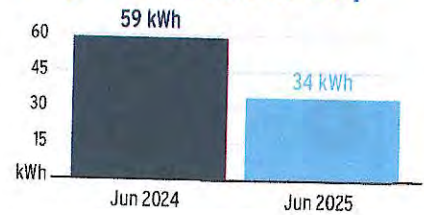
Charge Details



Electric Charges

Daily Basic Service Charge	32 days @ \$0.63000	\$20.16
Energy Charge	1,097 kWh @ \$0.08641/kWh	\$94.79
Fuel Charge	1,097 kWh @ \$0.03391/kWh	\$37.20
Storm Protection Charge	1,097 kWh @ \$0.00577/kWh	\$6.33
Clean Energy Transition Mechanism	1,097 kWh @ \$0.00418/kWh	\$4.59
Storm Surcharge	1,097 kWh @ \$0.02121/kWh	\$23.27
Florida Gross Receipt Tax		\$4.78
Electric Service Cost		\$191.12
State Tax		\$16.15
Total Electric Cost, Local Fees and Taxes		\$207.27

Avg kWh Used Per Day



Current Month's Electric Charges

\$207.27

Billing information continues on next page →



Sub-Account #: 221004695112
Statement Date: 07/01/2025

Service Address: 11404 CARLTON FIELDS DR, RIVERVIEW, FL 33579-4094

Meter Read

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: General Service Demand - Standard

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000790429	06/16/2025	25,953	25,325		12,560 kWh	20.0000	32 Days
1000790429	06/16/2025	1.4	0		28.06 kW	20.0000	32 Days

Charge Details



Electric Charges

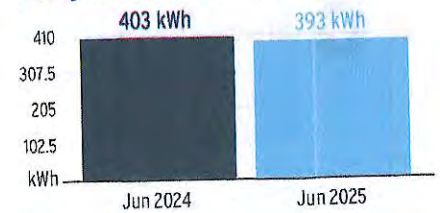
Daily Basic Service Charge	32 days @ \$1.06000	\$33.92
Billing Demand Charge	28 kW @ \$18.07000/kW	\$505.96
Energy Charge	12,560 kWh @ \$0.00773/kWh	\$97.09
Fuel Charge	12,560 kWh @ \$0.03391/kWh	\$425.91
Capacity Charge	28 kW @ \$0.30000/kW	\$8.40
Storm Protection Charge	28 kW @ \$2.08000/kW	\$58.24
Energy Conservation Charge	28 kW @ \$0.93000/kW	\$26.04
Environmental Cost Recovery	12,560 kWh @ \$0.00068/kWh	\$8.54
Clean Energy Transition Mechanism	28 kW @ \$1.15000/kW	\$32.20
Storm Surcharge	12,560 kWh @ \$0.01035/kWh	\$130.00
Florida Gross Receipt Tax		\$34.01

Electric Service Cost **\$1,360.31**

State Tax \$114.95

Total Electric Cost, Local Fees and Taxes **\$1,475.26**

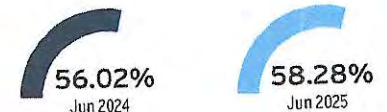
Avg kWh Used Per Day



Billing Demand (kW)



Load Factor



Current Month's Electric Charges

\$1,475.26

Billing information continues on next page →

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



Sub-Account #: 221004936375
Statement Date: 07/01/2025

Service Address: 11404 CARLTON FIELDS DR, RIVERVIEW, FL 33579-4094

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	299 kWh @ \$0.03412/kWh	\$10.20
Fixture & Maintenance Charge	9 Fixtures	\$265.17
Lighting Pole / Wire	9 Poles	\$254.88
Lighting Fuel Charge	299 kWh @ \$0.03363/kWh	\$10.06
Storm Protection Charge	299 kWh @ \$0.00559/kWh	\$1.67
Clean Energy Transition Mechanism	299 kWh @ \$0.00043/kWh	\$0.13
Storm Surcharge	299 kWh @ \$0.01230/kWh	\$3.68
Florida Gross Receipt Tax		\$0.66
State Tax		\$41.23

Lighting Charges

\$587.68

Current Month's Electric Charges

\$587.68

Billing information continues on next page →



Sub-Account #: 221007674692
Statement Date: 07/01/2025

Service Address: CARLTON LKS, PH 1E1, RIVERVIEW, FL 33579-0000

Service Period: 05/16/2025 - 06/16/2025

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 32 days

Lighting Energy Charge	266 kWh @ \$0.03412/kWh	\$9.08
Fixture & Maintenance Charge	14 Fixtures	\$232.54
Lighting Pole / Wire	14 Poles	\$396.48
Lighting Fuel Charge	266 kWh @ \$0.03363/kWh	\$8.95
Storm Protection Charge	266 kWh @ \$0.00559/kWh	\$1.49
Clean Energy Transition Mechanism	266 kWh @ \$0.00043/kWh	\$0.11
Storm Surcharge	266 kWh @ \$0.01230/kWh	\$3.27
Florida Gross Receipt Tax		\$0.59
State Tax		\$49.16
Lighting Charges		\$701.67

Current Month's Electric Charges

\$701.67

Total Current Month's Charges

\$19,820.48



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 7797866
Invoice Date: 06/25/2025
Account Number: 272838000
Direct Inquiries To: Duffy, Leanne M
Phone: (407)-835-3807

CARLTON LAKES CDD 2017

Accounts Included 272838000 272838001 272838002 272838003 272838004
In This Relationship:

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP

Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04200 Trustee	1.00	3,450.00	100.00%	\$3,450.00
Subtotal Administration Fees - In Advance 06/01/2025 - 05/31/2026				\$3,450.00
Incidental Expenses 06/01/2025 to 05/31/2026	3,450.00	0.0775		\$267.38
Subtotal Incidental Expenses				\$267.38
TOTAL AMOUNT DUE				\$3,717.38





MK-WI-S300 GCFS
1555 N. Rivercenter Drive, Suite 300
Milwaukee, WI 53212

7797866



000002822 02 SP 106481409333356 P

Carlton Lakes CDD
ATTN District Manager
2005 Pan AM Circle Suite 300
Tampa, FL 33607
United States





Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 7797866
Account Number: 272838000
Invoice Date: 06/25/2025
Direct Inquiries To: Duffy, Leanne M
Phone: (407)-835-3807

Carlton Lakes CDD
ATTN District Manager
2005 Pan AM Circle Suite 300
Tampa, FL 33607
United States
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CARLTON LAKES CDD 2017

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$3,717.38

All invoices are due upon receipt.

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

CARLTON LAKES CDD 2017

Invoice Number: 7797866
Account Number: 272838000
Current Due: \$3,717.38

Direct Inquiries To: Duffy, Leanne M
Phone: (407)-835-3807

Wire Instructions:

U.S. Bank
ABA # 091000022
Acct # 1-801-5013-5135
Trust Acct # 272838000
Invoice # 7797866
Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank
CM-9690
PO BOX 70870
St. Paul, MN 55170-9690



CARLTON LAKES CDD

DISTRICT CHECK REQUEST

Today's Date 6/18/2025
Payable To Carlton Lakes CDD
Check Amount **\$4,283.61**
Check Description Series 2015 - FY 25 Tax Dist. ID 6.18.25
Code to: **200.103200.1000**

Check Amount **\$2,118.82**
Check Description Series 2017 - FY 25 Tax Dist. ID 6.18.25
Code to: **202.103200.1000**

Check Amount **\$2,134.32**
Check Description Series 2018 - FY 25 Tax Dist. ID 6.18.25
Code to: **203.103200.1000**

TOTAL \$:	\$8,536.75
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Special Instructions Do not mail. Please give to Eric

Eric

(Please attach all supporting documentation: invoices, receipts, etc.)

Authorization

CARLTON LAKES CDD

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE FISCAL YEAR 2025, TAX YEAR 2024

	Dollar Amounts	Fiscal Year 2025 Percentages	
Net O&M	1,365,405.32	55.110%	0.551100
Net DS 2015	558,072.42	22.525%	0.225200
Net DS 2017	276,042.05	11.142%	0.111400
Net DS 2018	278,061.70	11.223%	0.112200
Net Total	2,477,581.49	100.00%	1.000000

Date Received	Amount Received	55.11%	55.11%	22.52%	22.52%	11.14%	11.14%	11.22%	11.22%	Proof	Distribution Number & Date Transferred	Payments / CDD check #
		Raw Numbers Operations Revenue	Rounded Operations Revenue	Raw Numbers 2015 Debt Service Revenue	Rounded 2015 Debt Service Revenue	Raw Numbers 2017 Debt Service Revenue	Rounded 2017 Debt Service Revenue	Raw Numbers 2018 Debt Service Revenue	Rounded 2018 Debt Service Revenue			
11/6/2024	19,345.59	10,661.43	10,661.43	4,357.57	4,357.57	2,155.41	2,155.41	2,171.18	2,171.18	-	Dist 695	1190
11/14/2024	5,284.71	2,912.43	2,912.43	1,190.37	1,190.37	588.80	588.80	593.11	593.11	-	Dist 697	1190
11/22/2024	5,112.28	2,817.40	2,817.40	1,151.54	1,151.54	569.59	569.59	573.76	573.76	(0.01)	Dist 698	1190
12/3/2024	40,325.44	22,223.52	22,223.52	9,083.26	9,083.26	4,492.90	4,492.90	4,525.77	4,525.77	(0.01)	Dist 700	1190
12/6/2024	1,645,272.82	906,716.60	906,716.60	370,595.84	370,595.84	183,309.60	183,309.60	184,650.78	184,650.78	-	Dist 706	1190
12/17/2024	211,955.44	116,809.51	116,809.51	47,742.72	47,742.72	23,615.21	23,615.21	23,787.99	23,787.99	0.01	Dist 707	1192
1/7/2025	296,756.84	163,543.91	163,543.91	66,844.14	66,844.14	33,063.44	33,063.44	33,305.35	33,305.35	-	Dist 709	1193
2/7/2025	36,982.19	20,381.04	20,381.04	8,330.20	8,330.20	4,120.41	4,120.41	4,150.55	4,150.55	(0.01)	Dist 713	1194
3/10/2025	12,982.40	7,154.65	7,154.65	2,924.27	2,924.27	1,446.45	1,446.45	1,457.03	1,457.03	-	Dist 716	1198
4/7/2025	24,677.88	13,600.08	13,600.08	5,558.66	5,558.66	2,749.51	2,749.51	2,769.63	2,769.63	-	Dist 719	1199
5/7/2025	\$3,086.86	1,701.18	1,701.18	695.31	695.31	343.93	343.93	346.44	346.44	-	Dist 723	1204
6/6/2025	14,326.88	7,895.60	7,895.60	3,227.11	3,227.11	1,596.24	1,596.24	1,607.92	1,607.92	0.01	Dist 726	1216
6/18/2025	19,017.22	10,480.47	10,480.47	4,283.61	4,283.61	2,118.82	2,118.82	2,134.32	2,134.32	-	6.18.25	
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
		-	-	-	-	-	-	-	-	-		
TOTAL	2,335,126.55	1,286,897.82	1,286,897.82	525,984.61	525,984.60	260,170.30	260,170.31	262,073.83	262,073.83	(0.01)		
Net Total on Roll	2,477,581.49		1,365,405.32		558,072.42		276,042.05		278,061.70	-		
Collection Surplus / (Deficit)	(142,454.94)		(78,507.50)		(32,087.82)		(15,871.74)		(15,987.87)			

FLA POOLS

PO Box 6004
Sun City Center, FL 33571
(813) 839-7665
info@flapools.com



INVOICE

BILL TO
Carlton Club House
11404 Carlton Fields Dr
Riverview, FL 33579

INVOICE 01194695
DATE 06/20/2025
TERMS Due on receipt

DESCRIPTION	AMOUNT
Replace 250 amp single pole breakers two trips	375.00

If paying by debit or credit card there is a 3.5% convenience fee charge, you can call us, pay online or Zelle at service@flapools.com

BALANCE DUE **\$375.00**

FLA POOLS

PO Box 6004
Sun City Center, FL 33571
(813) 839-7665
info@flapools.com



INVOICE

BILL TO
Carlton Club House
11404 Carlton Fields Dr
Riverview, FL 33579

INVOICE 01194721
DATE 07/08/2025
TERMS Due on receipt

DESCRIPTION	AMOUNT
To clear vacuum line	175.00

If paying by debit or credit card there is a 3.5% convenience fee charge, you can call us, pay online or Zelle at service@flapools.com

BALANCE DUE

\$175.00



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

154288

CUSTOMER ID

C2277

PO#**DATE**

7/16/2025

NET TERMS

Due On Receipt

DUE DATE

7/16/2025

BILL TO

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

Services provided for the Month of: June 2025

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	1	Ea	2.07		2.07
Subtotal					2.07

Subtotal

\$2.07

Tax

\$0.00

Total Due

\$2.07

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.



"Practical Engineering Solutions"

INVOICE

Email: inframarkcms@payableslockbox.com

Pegasus Engineering, LLC
301 West State Road 434, Suite 309
Winter Springs, Florida 32708
Phone 407-992-9160

INVOICE DATE: May 31, 2025

INVOICE NO.: 227954

BILLING NO.: 5

TO:

Carlton Lakes Community Development District
Inframark
Ms. Anna Golovan, Accounts Payable Specialist
210 North University Drive, Suite 702
Coral Springs, Florida 33071

FOR:

Carlton Lakes Community Development District
Control Structure CS-25A Drainage Improvements
Project No.: MSC-22124
Period of Service: 03/23/25 – 05/03/25

-
- Authorization: ☐ Letter Proposal dated October 2, 2024 (Hourly Not-to-Exceed \$41,201.50).
Approved by the Community Development District on October 14, 2024.
- Scope of Work:
- The weeks of March 23, 2025, and April 13, 2025, Pegasus Engineering (Mike Bruegger) updated the "Work-in-Progress" response letter for Request for Additional Information (RAI) #1.
 - The week of April 6, 2025, Pegasus Engineering (David Hamstra and Mike Bruegger) prepared for and attended an on-site meeting with the Southwest Florida Water Management District (SWFWMD) (Shannon Blind) on 04/08/25 to discuss the potential wetland/surface water impacts.
 - The week of April 6, 2025, Pegasus Engineering (Donny Greenough) assisted Mike Bruegger with locating current aerial images and obliques associated with the control structure location.
 - The weeks of April 20, 2025, and April 27, 2025, Pegasus Engineering (Mike Bruegger) prepared and submitted a request for an extension letter regarding RAI #1; continued working on preparation of the SWERP Section C; and worked on revisions to construction plans to depict surface water impacts.

Fees Earned Through May 3, 2025:

See Schedule A attached

Fees Earned to Date	\$ 32,578.25
Less Amount Previously Invoiced	\$ 29,342.55
Amount Due this Invoice	\$ 3,235.70

Total Authorization	\$ 41,201.50
Total Amount Billed to Date	<u>\$ 32,578.25</u>
Balance Remaining	\$ 8,623.25

cc: Mike Bruegger, Pegasus Engineering

SCHEDULE A

TASKS	BUDGET	% COMPLETE	EARNED THIS PERIOD	EARNED TO DATE
Project Administration				
Prepare and issue the Sub-Consultant NTP Letter and Contract Agreement	\$550.00	100%	---	\$550.00
Coordinate with the sub-consultants	\$1,140.00	100%	---	\$1,140.00
Perform a sufficiency review of the preliminary topographic survey	\$380.00	100%	---	\$380.00
Prepare Project Manual	\$1,560.00	100%	---	\$1,560.00
Monthly Status Reports via invoices	\$1,100.00	100%	\$103.95	\$1,100.00
Construction Plans				
Cover Sheet	\$380.00	100%	---	\$380.00
General Notes	\$760.00	100%	---	\$760.00
Topographic Survey (by others)	\$380.00	100%	---	\$380.00
Plan Sheet	\$2,280.00	100%	---	\$2,280.00
Temporary Erosion Control Plan and Pollution Control Details	\$760.00	100%	---	\$760.00
Drainage Structure Details	\$760.00	100%	---	\$760.00
Prepare 90% plans for review and comment	\$760.00	100%	---	\$760.00
Stormwater Modeling for Proposed Conditions				
Update and finalize the ICPR model based on final design	\$760.00	100%	---	\$760.00
Prepare an Engineering Memorandum	\$2,280.00	100%	---	\$2,280.00

SCHEDULE A

TASKS	BUDGET	% COMPLETE	EARNED THIS PERIOD	EARNED TO DATE
<u>Permitting</u>				
Prepare and submit a SWFWMD application for a permit modification	\$1,520.00	100%	---	\$1,520.00
Coordinate with District staff and ESA RAI #1	\$2,380.00	100%	\$1,380.00	\$2,380.00
<u>Bidding</u>				
Prepare the 90% Engineer's Estimate of the Probable Construction Cost	\$760.00	28%	\$216.05	\$216.05
Prepare the final Engineer's Estimate of the Probable Construction Cost	\$380.00	0%	\$0.00	\$0.00
Prepare Final Construction Plans	\$1,920.00	78%	\$1,500.00	\$1,500.00
Prepare a Bid Schedule	\$380.00	0%	\$0.00	\$0.00
Prepare the Invitation to Bid documents	\$1,020.00	0%	\$0.00	\$0.00
<u>Post-Design Services</u>				
Prepare technical responses for up to two RFIs received from potential bidders	\$560.00	0%	\$0.00	\$0.00
Prepare for and attend the Pre-Construction Meeting	\$560.00	0%	\$0.00	\$0.00
Review and process Shop Drawings	\$1,140.00	0%	\$0.00	\$0.00
Address the Contractor's RFIs during construction	\$760.00	0%	\$0.00	\$0.00
Prepare for and attend two on-site progress meetings during construction	\$520.00	0%	\$0.00	\$0.00
Participate in the Substantial Completion inspection and prepare a "punch list"	\$640.00	0%	\$0.00	\$0.00
Participate in the Final Inspection	\$760.00	0%	\$0.00	\$0.00
Review the Contractor's As-Built Drawings and issue Sufficiency Comments	\$380.00	0%	\$0.00	\$0.00
Prepare an Engineer's Certification of Completion	\$380.00	0%	\$0.00	\$0.00
Sub-Total (Labor Fees)	\$27,910.00	70%	\$3,200.00	\$19,466.05

SCHEDULE A

TASKS	BUDGET	% COMPLETE	EARNED THIS	EARNED TO
Other Direct Costs	\$500.00	64%	\$35.70	\$320.70
Survey Subconsultant (SSMC)	\$4,611.50	100%	---	\$4,611.50
Geotechnical Subconsultant (Tierra)	\$5,200.00	100%	---	\$5,200.00
Ecological Subconsultant (ESA)	\$2,980.00	100%	---	\$2,980.00
Sub-Total (Subconsultant Fees)	\$13,291.50	99%	\$35.70	\$13,112.20
TOTAL FEES	\$41,201.50	79%	\$3,235.70	\$32,578.25



13745 N. Nebraska Ave
Tampa, FL 33613
813.909.7775
AR165@Safetouch.com

Invoice

Bill To
Carlton Lakes CDD c/o Inframark 2005 Pan Am Circle Suite 300 Tampa, FL 33607

Ship To
Carlton Lakes CDD 11404 Carlton Fields Dr Riverview, FL 33579

Date	Invoice #	P.O. No.	Terms	Due Date
6/17/2025	16960061725		Net 30	7/17/2025

QTY	Description
1	Altronix Power Supply/Charger
1	12-Volt 7AH Backup Battery
1	Service Labor - 1 hour minimum "Job#: 14418 Date Submitted: 06/17/25 Community Name: Carlton Lakes CDDD Location: 11404 Carlton Fields Dr Requested By: Fredrick Levatte Email(s): carltonlkclubhouse@gmail.com Phone Number: +1 (813) 404-2881 Repair Authorization: 0 Issue Reported: Gate lock Work Completed: A technician responded to a service request regarding the gate system. Upon arrival, he assessed the situation and found that the gates remained open and were not locking. The property manager had previously power-cycled the Linear box, ensuring all standard troubleshooting steps were taken. Following a thorough evaluation, the technician identified that the system required a new power supply. He promptly acquired the necessary replacement along with new batteries, returned to the site, and conducted a full operational test. The system is now functioning smoothly."

Securiteam is now part of Safetouch Security!	Subtotal	\$569.68
	Sales Tax (0.0%)	\$0.00
	Total	\$569.68
	Payments/Credits	\$0.00
	Balance Due	\$569.68



0CARLTON LAKES CDD 0

Account Number: XXXX XXXX XXXX 2243

ACCOUNT SUMMARY

Credit Limit	\$20,000.00
Credit Available	\$19,716.00
Statement Closing Date	May 31, 2025
Days in Billing Cycle	31
Previous Balance	\$2,015.59
Payments & Credits	\$2,225.58
Purchases & Other Charges	\$493.51
Balance Transfer	\$0.00
FEES CHARGED	\$0.00
INTEREST CHARGED	\$0.00
New Balance	\$283.52

Questions? Call Customer Service
Toll Free - 1-844-626-6581
International Collect - 1-301-665-4442
TTY 1-301-665-4443

PAYMENT INFORMATION

New Balance	\$283.52
Minimum Payment Due	\$283.52
Payment Due Date	June 25, 2025

Notice: SEE REVERSE SIDE FOR MORE IMPORTANT INFORMATION

TRANSACTIONS

Tran Date	Post Date	Reference Number	Transaction Description	Amount
			TOTAL XXXXXXXXXXXX 2243 \$2,015.59-	
05/26	05/26	F1515004J00CHGDDA	AUTOMATIC PAYMENT - THANK YOU	2,015.59-
		FREDRICK LEVATTE	TOTAL XXXXXXXXXXXX 5949 \$283.52	
05/02	05/02	55432863S5WLRTJ5Y	GOTOCOM*GOTOCONNECT GOTO.COM MA	113.70
			MCC: 4814 MERCHANT ZIP:	
05/02	05/02	55432863S5WLRTJ6E	GOTOCOM*GOTOCONNECT GOTO.COM MA	113.70
			MCC: 4814 MERCHANT ZIP:	
05/02	05/02	55432863S5WLRTJ6N	GOTOCOM*GOTOCONNECT GOTO.COM MA	113.70
			MCC: 4814 MERCHANT ZIP:	
05/02	05/02	55432863V5WVK1SME	LESLIES POOL SPLY 652 RIVERVIEW FL	4.85
			MCC: 5999 MERCHANT ZIP:	
05/09	05/09	823050942EHM7REP0	AMAZON MARK* NI7E71AF0 SEATTLE WA	117.56
			MCC: 5999 MERCHANT ZIP:	
05/20	05/20	82305094DEHNB2VQ8	AMAZON MARK* HL5MQ8T43 SEATTLE W CREDIT	209.99-

Transactions continued on next page

1080 0001 TVH

001 7 31 250531 0

PAGE 1 of 2

10 1515 0000 BASE

514

Please detach bottom portion and submit with payment using enclosed envelope



Valley Bank
Deposit Operations
350 Madison Ave 4th floor
New York NY 10017

PAYMENT INFORMATION

Account Number:	XXXX XXXX XXXX 2243
Payment Due Date	June 25, 2025
New Balance	\$283.52
Minimum Payment Due	\$283.52
Past Due Amount	\$0.00

Amount Enclosed:

\$

Make Check
Payable to:

0CARLTON LAKES CDD 0
CARLTON LAKES CDD
2005 PAN AM CIRCLE STE 300
TAMPA FL 33607



514

Valley Bank
Deposit Operations
350 Madison Ave 4th floor
New York NY 10017



00028352000283526

TRANSACTIONS (continued)

Tran Date	Post Date	Reference Number	Transaction Description	Amount
05/28	05/28	55432864L61X052F0	MCC: 5999 MERCHANT ZIP: SPECTRUM MOBILE 855-707-7328 MO MCC: 4899 MERCHANT ZIP:	30.00

IMPORTANT ACCOUNT INFORMATION

\$0 - \$283.52 WILL BE DEDUCTED FROM YOUR ACCOUNT AND CREDITED AS YOUR AUTOMATIC PAYMENT ON 06/25/25. THE AUTOMATIC PAYMENT AMOUNT WILL BE REDUCED BY ALL PAYMENTS POSTED ON OR BEFORE THIS DATE.

REWARDS SUMMARY

Previous Cashback Balance	\$7.65	THE MORE YOU SPEND, THE MORE YOU EARN
Cashback Earned this Statement	\$0.71	\$0-\$500,000 = 0.25%
New Cashback Balance	\$8.36	\$500,001-\$1,500,000 = 0.60%
Your cashback will be award on	Jan 2026	\$1,500,001-\$4,000,000 = 0.75%
		\$4,000,001-\$12,500,000 = 0.90%
		\$12,500,001+ = 1.00%

INTEREST CHARGE CALCULATION

Your Annual Percentage Rate (APR) is the annual interest rate on your account.

Type of Balance	ANNUAL PERCENTAGE RATE (APR)	Balance Subject to Interest Rate	Days in Billing Cycle	Interest Charge
Purchases	14.25% (v)	\$0.00	31	\$0.00

(v) = variable (f) = fixed

Paying Interest and Your Grace Period: We will not charge you any interest on your purchase balance on this statement if you pay your new balance amount in full by your payment due date.



Final Details for Order #113-8517410-0073013

Paid By: Carlton Lakes CDD

Placed By: Carlton Lakes

Order Placed: April 22, 2025

Amazon.com order number: 113-8517410-0073013

Order Total: \$324.90

Shipped on April 23, 2025	
Items Ordered	Price
1 of: WF Athletic Supply Medicine & Exercise Ball - Durable Rubber & Consistent Weight Distribution; Comfort Textured Grip for Strength, Balance & Core Training, Multiple Choices Available	\$324.90
Sold by: WF Athletic Supply (seller profile)	
Business Price	
Condition: New	
Shipping Address: Carlton Lakes Clubhouse 11404 CARLTON FIELDS DR RIVERVIEW, FL 33579-4094 United States	Item(s) Subtotal: \$324.90 Shipping & Handling: \$0.00 ----- Total before tax: \$324.90 Sales Tax: \$0.00 ----- Total for This Shipment: \$324.90 -----
Shipping Speed: Standard Shipping	

Payment information	
Payment Method: MasterCard Last digits: 5949	Item(s) Subtotal: \$324.90 Shipping & Handling: \$0.00 ----- Total before tax: \$324.90 Estimated Tax: \$0.00 ----- Grand Total: \$324.90
Credit Card transactions	MasterCard ending in 5949: April 23, 2025: \$324.90

To view the status of your order, return to [Order Summary](#) .

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Final Details for Order #113-7585610-4989807

Paid By: Carlton Lakes CDD
Placed By: Carlton Lakes
Order Placed: April 22, 2025
Amazon.com order number: 113-7585610-4989807
Order Total: \$399.92

Shipped on April 23, 2025	
Items Ordered	Price
4 of: Sundale Outdoor Umbrella Base 40lbs with Stainless Steel Umbrella Tube, Heavy Duty Square Steel Umbrella Stand, Black Sold by: Harbor Outdoor (seller profile) Condition: New	\$89.99
Shipping Address: Carlton Lakes Clubhouse 11404 CARLTON FIELDS DR RIVERVIEW, FL 33579-4094 United States	Item(s) Subtotal: \$359.96 Shipping & Handling: \$39.96 ----- Total before tax: \$399.92 Sales Tax: \$0.00 -----
Shipping Speed: Standard Shipping	Total for This Shipment: \$399.92 -----

Payment information	
Payment Method: MasterCard Last digits: 5949	Item(s) Subtotal: \$359.96 Shipping & Handling: \$39.96 ----- Total before tax: \$399.92 Estimated Tax: \$0.00 ----- Grand Total: \$399.92
Credit Card transactions	MasterCard ending in 5949: April 23, 2025: \$399.92

To view the status of your order, return to [Order Summary](#).

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Final Details for Order #113-5912682-4059407

Paid By: Carlton Lakes CDD
Placed By: Carlton Lakes
Order Placed: April 22, 2025
Amazon.com order number: 113-5912682-4059407
Order Total: \$344.94

Shipped on April 23, 2025	
Items Ordered	Price
1 of: <i>Blulu Dog Waste Station Outdoor Dog Waste Trash Can with Poop Bag Dispenser and 600 Can Liners Galvanized Steel Pet Poop bin Reflective Sign Rust Proof pet Trash Bin for Commercial Park Backyard</i>	\$172.47
Sold by: Diabidazzu (seller profile) Business Price Condition: New	
Shipping Address: Carlton Lakes Clubhouse 11404 CARLTON FIELDS DR RIVERVIEW, FL 33579-4094 United States	Item(s) Subtotal: \$172.47 Shipping & Handling: \$21.72 Free Shipping: -\$21.72 ----- Total before tax: \$172.47 Sales Tax: \$0.00 ----- Total for This Shipment: \$172.47 -----
Shipping Speed: Two-Day Shipping	

Shipped on April 23, 2025	
Items Ordered	Price
1 of: <i>Blulu Dog Waste Station Outdoor Dog Waste Trash Can with Poop Bag Dispenser and 600 Can Liners Galvanized Steel Pet Poop bin Reflective Sign Rust Proof pet Trash Bin for Commercial Park Backyard</i>	\$172.47
Sold by: Diabidazzu (seller profile) Business Price Condition: New	
Shipping Address: Carlton Lakes Clubhouse 11404 CARLTON FIELDS DR RIVERVIEW, FL 33579-4094 United States	Item(s) Subtotal: \$172.47 Shipping & Handling: \$21.72 Free Shipping: -\$21.72 ----- Total before tax: \$172.47 Sales Tax: \$0.00 ----- Total for This Shipment: \$172.47 -----
Shipping Speed: Two-Day Shipping	

Payment information

Payment Method:
MasterCard | Last digits: 5949

Item(s) Subtotal: \$344.94
Shipping & Handling: \$43.44
Promotion applied: -\$43.44

Total before tax: \$344.94
Estimated Tax: \$0.00

Grand Total: \$344.94

Credit Card transactions

MasterCard ending in 5949: April 23, 2025: \$344.94

To view the status of your order, return to [Order Summary](#) .

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Details for Order #113-0590310-3352211

Paid By: Carlton Lakes CDD
Placed By: Carlton Lakes
Order Placed: April 22, 2025
Amazon.com order number: 113-0590310-3352211
Order Total: \$806.27

Not Yet Shipped

Items Ordered

Price

1 of: *Adjustable Hanging Mat Rack - holds up to 23" wide eyelet mats, holds up to 10 1/2" thick mats (mats sold separately/mounting hardware not included, please see description below)*
Sold by: Hour Loop ([seller profile](#))
Condition: New

\$47.99

2 of: *Midtown Umbrellas 10-Year-No-Fade - 10 Feet outdoor umbrella Cobalt (Blue) Polyester Fabric - Umbrella Outdoor Patio, Aluminum Frame Large Patio Umbrella, Pool Umbrella & Deck Umbrella - Black Pole*
Sold by: Midtown Umbrellas ([seller profile](#))
Business Price
Condition: New

\$180.49

1 of: *Umbra Vento Kitchen Trash Can with Open Top, Large 16-Gallon (62 L) Capacity, Black/Nickel*
Sold by: Amazon ([seller profile](#))
Business Price
Condition: New

\$50.00

Shipping Address:

Carlton Lakes Clubhouse
11404 CARLTON FIELDS DR
RIVERVIEW, FL 33579-4094
United States

Shipping Speed:

FREE Shipping

Shipped on April 23, 2025

Items Ordered

Price

1 of: *Zogics Antibacterial Wipes - Disinfecting Wipes for Sanitizing and Cleaning Surfaces and Equipment, EPA Registered Antibacterial Cleaning Wipes (3,200 Count - 4 Rolls of 800 Wipes)*
Sold by: Zogics, LLC ([seller profile](#))
Business Price
Condition: New

\$124.95

Shipping Address:

Carlton Lakes Clubhouse
11404 CARLTON FIELDS DR
RIVERVIEW, FL 33579-4094
United States

Item(s) Subtotal: \$124.95

Shipping & Handling: \$2.70

Free Shipping: -\$2.70

Total before tax: \$124.95

Sales Tax: \$0.00

Shipping Speed:

FREE Shipping

Total for This Shipment: \$124.95

Not Yet Shipped

Items Ordered

Price

1 of: Cordless Vacuum Cleaner, 550W 45KPA 60 Mins Runtime Vacuum Cleaners for Home, Stick Vacuum with Self-Standing, Wall Mount

\$209.99

1 Charging and Intelligent Auto Mode, Handheld Vacuum for Pet Hair/Carpet/Floor

Sold by: Fanted (seller profile)

Condition: New

1 of: Palace Learning QuickFit Medicine Ball Workout Poster - Exercise Routine for Medicine & Slam Ball (Laminated, 18" x 27")

\$12.84

Sold by: Palace Learning (seller profile)

Business Price

Condition: New

Shipping Address:

Carlton Lakes Clubhouse
11404 CARLTON FIELDS DR
RIVERVIEW, FL 33579-4094
United States

Item(s) Subtotal: **\$222.83**

Shipping & Handling: **\$0.56**

Free Shipping: **-\$0.56**

Total before tax: **\$222.83**

Sales Tax: **\$0.00**

Shipping Speed:

FREE Shipping

Total for This Shipment: \$222.83

Shipped on April 25, 2025

Items Ordered

Price

1 of: Midtown Umbrellas 10-Year-No-Fade - 10 Feet outdoor umbrella Cobalt (Blue) Polyester Fabric - Umbrella Outdoor Patio, Aluminum Frame Large Patio Umbrella, Pool Umbrella & Deck Umbrella - Black Pole

\$180.49

Sold by: Midtown Umbrellas (seller profile)

Business Price

Condition: New

Shipping Address:

Carlton Lakes Clubhouse
11404 CARLTON FIELDS DR
RIVERVIEW, FL 33579-4094
United States

Item(s) Subtotal: **\$180.49**

Shipping & Handling: **\$1.08**

Free Shipping: **-\$1.08**

Total before tax: **\$180.49**

Sales Tax: **\$0.00**

Shipping Speed:

FREE Shipping

Total for This Shipment: \$180.49

Payment information

Payment Method:

MasterCard | Last digits: 5949

Item(s) Subtotal: **\$806.75**

Shipping & Handling: **\$6.99**

Promotion applied: **-\$7.47**

Total before tax: **\$806.27**

Estimated Tax: **\$0.00**

Grand Total: \$806.27

To view the status of your order, return to [Order Summary](#) .

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How does
get more done.

3730 SUN CITY CTR.BLVD
SUNCITY CENTER FL 33573 (813)633-3161

6951 00054 34113 04/23/25 12:18 PM
SALE CASHIER KRISTANEY

-----Military Discount-----
736494011917 SAFETY LATCH <A> <M> 94.93N
LATCH, 20" POOL SAFETY D&D BLK
MAX REFUND VALUE \$85.44
731677495164 ANGLE ANCHOR <A> <M>
2INX2INX1/8IN WHT ANGLE ANCHOR 6/BG
2@9.98 19.96N
MAX REFUND VALUE \$17.96/2
731677630961 CAPRI CLIP <A> <M> 5.98N
5" WHITE CAPRI CLIP ANGLE FASTNR 10P
MAX REFUND VALUE \$5.38
731677432671 BAG/SCREWS <A> <M> 8.78N
3/4" #10 WHT SELFDILLING CRW 100PK
MAX REFUND VALUE \$7.90
731677457629 WHT ANCHOR <A> <M> 5.98N
1/4"X3-1/4"WHT QUICKSET ANCHOR 25PK
MAX REFUND VALUE \$5.38
030699335541 BARREL BOLT <A> <M> 5.48N
BOLT, BARREL 4" ZINC
MAX REFUND VALUE \$4.93
030699313150 SIGN <A> <M>
2X8 SIGN NO SMOKING/NO VAPING
10@1.93 19.30N
MAX REFUND VALUE \$17.30/10
030699313440 SIGN <A> <M>
2"X8" SIGN - NO SMOKING PLASTIC
3@1.93 5.79N
MAX REFUND VALUE \$5.22/3
Military Discount 16.69

SUBTOTAL 149.51
SALES TAX 0.00

TAX EXEMPT TOTAL \$149.51

XXXXXXXXXXXX5949 MASTERCARD USD\$ 149.51

AUTH CODE 023829/8544460 TA
Chip Read
ATD A0000000041010 Mastercard

<M> = Military Appreciation

6951 04/23/25 12:18 PM



6951 54 34113 04/23/2025 7670

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 07/22/2025



RIVERVIEW, FL 638
10651 BIG BEND RD STE 53
RIVERVIEW, FL 33579-7176
813-671-4104

Store: 638 Register: 1
Date: 5/2/25 Time: 10:04 AM
Ticket: 63151
Salesperson: 70203 (Ashley B)
Customer ID: S00638020002616

Item	Qty	Price	Amount
BACKWASH HOSE 2IN X 100FT			
22432	1	(53.34)	(53.34) T
C1 Commercial Price			(1.65)
Defective Return			

Return
Store: 638
Date: 7/25/24
Ticket: 97353
Register: 2

BACKWASH HOSE 2IN X 100FT			
22432	1	58.19	58.19 T
C1 Cleaning & Maint			(1.80)

Subtotal 4.85
Tax 0.00

Total\$ 4.85

MasterCard Purchase 4.85
May 02 2025 10:08 am Trans# 63151

TRANSACTION RECORD

Card Number : *****5949
Card Type : MASTERCARD
Card Entry : CHIP
Trans Type : PURCHASE
Amount : \$4.85

Auth # : 002825
Sequence # : 000003
Reference # : 00000003
Term ID : 101
Date : 25/05/02
Time : 10:08:00

Statement

GoTo Communications, Inc.
333 Summer Street, 5th Floor
Boston MA 02210
United States
+353 (1) 254 1423

Date 5/2/2025
Amount Due \$0.00

Bill To

Carlton Lakes CDD
2005 Pan Am Cir Ste 300
Tampa FL 33607
United States

Date	Transaction	Description	PO/Check #	Due Date	Charge	Payment	Balance
4/2/2024		Balance Forward					113.30
5/1/2024		Customer Invoice #IN7102930176		5/16/2024	113.30		226.60
5/8/2024		Payment #7734254	000001067			113.30	113.30
5/22/2024		Payment #7809438	000001081			113.30	0.00
6/1/2024		Customer Invoice #IN7102987187		6/16/2024	113.30		113.30
7/1/2024		Customer Invoice #IN7103050395		7/16/2024	113.52		226.82
7/10/2024		Payment #7970953	000001094			113.30	113.52
7/22/2024		Payment #7995875	000001105			113.52	0.00
8/1/2024		Customer Invoice #IN7103110065		8/16/2024	113.52		113.52
8/23/2024		Payment #8090195	000001136			113.52	0.00
9/1/2024		Customer Invoice #IN7103210233		9/16/2024	113.52		113.52
10/1/2024		Customer Invoice #IN7103292349		10/16/2024	113.70		227.22
10/17/2024		Payment #8269384	80682640957			113.52	113.70
11/1/2024		Customer Invoice #IN7103358962		11/16/2024	113.70		227.40
12/1/2024		Customer Invoice #IN7103437156		12/16/2024	113.70		341.10
12/26/2024		Credit Memo #WO035012				341.10	0.00
2/20/2025		Payment #8654093	214899125			113.70	-113.70
2/24/2025		Customer Refund #W753821554099623			0.18		-113.52
3/6/2025		Customer Refund #80920211760			113.52		0.00
Current		1-30 Days	31-60 Days	61-90 Days	Over 90 Days	Amount Due	
0.00		0.00	0.00	0.00	0.00	\$0.00	

For payment inquiries please contact AccountsReceivable@LogMeIn.ie



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
06/25/25	7597
Terms	Due Date
Net 30	07/25/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$438.82	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$438.82	\$0.00	\$438.82

Pine Lake Services, LLC
would like to thank you for the
opportunity to bid. We look
forward to working with you on
this project. If you have any
questions, please feel free to
contact us at any time at
projects@pinelakeLLC.com or
(813) 948-4736.

**Repair 100 Feet of drip in
the pool area it got damage
by paver company doing
pavers repair.**

<i>Irrigation Enhancement</i>	\$438.82	\$0.00	\$438.82
Total	\$438.82	\$0.00	\$438.82



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
07/09/25	7756
Terms	Due Date
Net 30	08/08/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$460.00	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$460.00	\$0.00	\$460.00

Pine Lake Services, LLC
would like to thank you for the
opportunity to bid. We look
forward to working with you on
this project. If you have any
questions, please feel free to
contact us at any time at
projects@pinelakeLLC.com or
(813) 948-4736.

Prune oak tree on pond 1	\$460.00	\$0.00	\$460.00
Total	\$460.00	\$0.00	\$460.00



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
07/18/25	7795
Terms	Due Date
Net 30	08/17/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$799.41	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$799.41	\$0.00	\$799.41

Pine Lake Services, LLC
would like to thank you for the
opportunity to bid. We look
forward to working with you on
this project. If you have any
questions, please feel free to
contact us at any time at
projects@pinelakeLLC.com or
(813) 948-4736.

***Clock B Module is bad. May
be due to lighting. Need to
be replaced. zones 13-18 are
not working***

Clock B Module repair	\$799.41	\$0.00	\$799.41
Total	\$799.41	\$0.00	\$799.41



12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
07/25/25	7816
Terms	Due Date
Net 30	08/24/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$720.00	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$720.00	\$0.00	\$720.00

Pine Lake Services, LLC
would like to thank you for the
opportunity to bid. We look
forward to working with you on
this project. If you have any
questions, please feel free to
contact us at any time at
projects@pinelakeLLC.com or
(813) 948-4736.

Clear up the area next to the Weir
Item # 8 enough for the mowers to
go through

Total			\$720.00	\$0.00	\$720.00
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12980 Tarpon Springs Road
Odessa, FL 33556

pinelakellc.com

INVOICE

Date	Invoice No.
07/25/25	7814
Terms	Due Date
Net 30	08/24/25

BILL TO

Teresa Farlow
Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

PROPERTY

Carlton Lakes CDD
11404 Carlton Fields Drive
Riverview, FL 33579

Amount Due	Enclosed
\$412.00	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$412.00	\$0.00	\$412.00

Pine Lake Services, LLC
would like to thank you for the
opportunity to bid. We look
forward to working with you on
this project. If you have any
questions, please feel free to
contact us at any time at
projects@pinelakeLLC.com or
(813) 948-4736.

Replace 4-7 Gallon Viburnum
Odoratissimum.

one south side of the pool 3
north side of the pool.

NOTE; all 4 plants got damage
during doing paver repairs

Replace 4-7 Gallon Viburnum Odoratissimum	\$412.00	\$0.00	\$412.00
Total	\$412.00	\$0.00	\$412.00

INVOICE

Zebra Cleaning Team
PO Box 3456
Apollo Beach, FL 33572-1003

lancewood1970@gmail.com

+1 (813) 279-0437

zebrapoolteam.com

Bill to
Carlton Lakes CDD
11404 Carlton Fields Drive
FL.
Riverview, FL 33579

Invoice details
Invoice no.: 7974
Terms: Due on receipt
Invoice date: 06/25/2025
Due date: 07/01/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Cleanup	Cal-Hypo Shock - 20lbs	1	\$100.00	\$100.00
2.	Cleanup	6 Jugs of Chlorine	6	\$5.00	\$30.00
3.	Cleanup	3 gallons of acid	3	\$10.00	\$30.00

Total

\$160.00

Mail payments to:
Zebra Cleaning Team
PO Box 3456
Apollo Beach, FL 33572-1003
Zelle to: (813) 279-0437

INVOICE

Zebra Cleaning Team

PO Box 3456

Apollo Beach, FL 33572-1003

lancewood1970@gmail.com

+1 (813) 279-0437

zebrapoolteam.com

Bill to

Carlton Lakes CDD
11404 Carlton Fields Drive
FL.
Riverview, FL 33579

Invoice details

Invoice no.: 8032
Terms: Due on receipt
Invoice date: 07/08/2025
Due date: 07/16/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Vac Pac Arms	Vac Pump Arms to hold it open	2	\$175.00	\$350.00

Total

\$350.00

Mail payments to:
Zebra Cleaning Team
PO Box 3456
Apollo Beach, FL 33572-1003
Zelle to: (813) 279-0437