

Balm Grove Community Development District

April 02, 2026

Agenda Package

TEAMS MEETING INFORMATION

[Join the meeting now](#)

Meeting ID: 240 062 334 037 6 **Passcode:** wU2Sy36X

Dial-in by phone +1 646-838-1601 **Pin:** 311 963 193#

2005 PAN AM CIRCLE SUITE 300
TAMPA, FLORIDA 33607

CLEAR PARTNERSHIPS



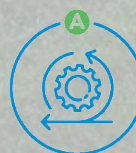
COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

Balm Grove Community Development District

Board of Supervisors

Carlos de la Ossa, Chairman
Nick Dister, Vice Chairperson
Kelly Evans, Assistant Secretary
Alberto Viera, Assistant Secretary
Ryan Motko, Assistant Secretary

District Staff

Jayna Cooper, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer
Long Nguyen, Field Service Manager
Rollamay Turkoane, District Manager

Regular Meeting Agenda

Thursday, April 02, 2026, at 2:00 p.m.

The Regular Meeting of the **Balm Grove Community Development District** will be held on **April 02, 2026 at 2:00 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607**. Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

[Join the meeting now](#)

Meeting ID: 240 062 334 037 6 **Passcode:** wU2Sy36X

Dial-in by phone +1 646-838-1601 **Pin:** 311 963 193#

THE REGULAR MEETING OF BOARD OF SUPERVISORS

1. CALL TO ORDER/ROLL CALL

2. PUBLIC COMMENTS

(Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)

3. BUSINESS ITEMS

A. Consideration of Transferring Bank to Valley

4. CONSENT AGENDA

A. Approval of Minutes of March 05, 2026, Regular Meeting

B. Consideration of Operation and Maintenance for February 2026

C. Acceptance of the Financials and Approval of the Check Register for February 2026

D. Ratification of Website Creation and Management Agreement

5. STAFF REPORTS

A. District Counsel

B. District Engineer

C. District Manager

i. Field Inspections Report

ii. Lake Maintenance Service Report

6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

7. ADJOURNMENT

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On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor,
Consent Agenda, was approved. 5-0

FIFTH ORDER OF BUSINESS **Staff Reports**

- A. District Counsel**
- B. District Engineer**
- C. District Manager**

There being no reports, the next item followed.

i. Field Inspections Report

The Field Inspections Report was presented, a copy of which was included
in the agenda package. Mr. Gandarilla provided updates/pending items.

SIXTH ORDER OF BUSINESS **Board of Supervisors' Requests and
Comments**

There being none, the next order of business followed.

SEVENTH ORDER OF BUSINESS **Adjournment**

There being no further business,

On MOTION by Mr. de la Ossa seconded by Ms. Evans, with all in favor,
the meeting was adjourned at 2:49 pm. 5-0

Jayna Cooper/Rollamay Turkoane
District Manager

Carlos de la Ossa
Chairperson

BALM GROVE CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
Monthly Contract						
ECO-LOGIC SERVICES LLC	2/2/2026	6196	\$5,050.00			LAKE MAINT.
INFRAMARK LLC	2/1/2026	170658	\$1,000.00			ACCOUNTING SERVICES
INFRAMARK LLC	2/1/2026	170658	\$2,541.67			DISTRICT MANAGMENT
INFRAMARK LLC	2/1/2026	170658	\$416.67			DISSEMINATION SERVICES
INFRAMARK LLC	2/1/2026	170658	\$1,500.00			FIELD MANAGEMENT
INFRAMARK LLC	2/1/2026	170658	\$375.00			RECORDING SECRETARY
INFRAMARK LLC	2/1/2026	170658	\$416.67			ASSESSMENT SERVICES
INFRAMARK LLC	2/1/2026	170658	\$100.00			RECORD STORAGE FEE
INFRAMARK LLC	2/1/2026	170658	\$100.00			TECHNOLOGY/DATA STORAGE
INFRAMARK LLC	2/1/2026	170658	\$200.00	\$6,650.01		WEBSITE MAINTENANCE/ADMIN
INFRAMARK LLC	2/17/2026	171426	\$2.22		\$6,652.23	POSTAGE
TREE FARM 2, INC.	2/1/2026	10-300211	\$2,633.00			PONDS ONLY MAINTENANCE
TREE FARM 2, INC.	2/1/2026	10-300210	\$9,622.00		\$12,255.00	LANDSCAPE MAINTENANCE
Monthly Contract Subtotal			\$23,957.23			
Regular Services						
ALBERTO VIERA	2/5/2026	AV-020526	\$200.00			BOARD 02/05/26
CARLOS DE LA OSSA	2/5/2026	CO-020526	\$200.00			BOARD 02/05/26
GRAU & ASSOCIATES	2/2/2026	28537	\$2,900.00			AUDIT FYE 09/30/23
INFRAMARK LLC	1/30/2026	1164990	\$150.00			MAINTENANCE-EMPTY TWO TRASH CANS BIWEEKLY
KELLY A EVANS	2/5/2026	KE-020526	\$200.00			BOARD 02/05/26
NICHOLAS J. DISTER	2/5/2026	ND-020526	\$200.00			BOARD 02/05/26
TREE FARM 2, INC.	1/31/2026	10-300328	\$1,200.00			LANDSCAPE MAINTENANCE
TREE FARM 2, INC.	1/31/2026	10-300317	\$725.00		\$1,925.00	IRRIGATION REPAIRS
Regular Services Subtotal			\$5,775.00			
Additional Services						
BALM GROVE CDD	2/4/2026	02042026-761	\$1,971.83			SERIES 2022 FY26 TAX DIST ID 761
Additional Services Subtotal			\$1,971.83			
TOTAL			\$31,704.06			



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

170658

DATE

2/1/2026

BILL TO

Balm Grove Community Development
District
District Management Services, LLC d/
b/a Mertius Districts
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

CUSTOMER ID

C2377

NET TERMS

Due On Receipt

PO#**DUE DATE**

2/1/2026

Services provided for the Month of: February 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	1,000.00		1,000.00
Dissemination Services	1	Ea	416.67		416.67
District Management	1	Ea	2,541.67		2,541.67
Field Management	1	Ea	1,500.00		1,500.00
Recording Secretary	1	Ea	375.00		375.00
Assessment Services	1	Ea	416.67		416.67
Record Storage Fee	1	Ea	100.00		100.00
Technology / Data Storage	1	Ea	100.00		100.00
Website Maintenance / Admin	1	Ea	200.00		200.00
Subtotal					6,650.01

Subtotal	\$6,650.01
Tax	\$0.00
Total Due	\$6,650.01

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

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

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

Account Name: INFRAMARK, LLC

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

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

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



INVOICE

2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

171426

DATE

2/17/2026

BILL TO

Balm Grove Community Development
District
District Management Services, LLC d/
b/a Mertius Districts
2005 Pan Am Cir Ste 300
Tampa FL 33607-6008
United States

CUSTOMER ID

C2377

NET TERMS

Due On Receipt

PO#**DUE DATE**

2/17/2026

Services provided for the Month of: January 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	3	Ea	0.74		2.22
Subtotal					2.22

Subtotal	\$2.22
Tax	\$0.00
Total Due	\$2.22

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

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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.



14620 Bellamy Brothers Blvd
 Dade City
 FL 33525
 866-617-2235

Bill To

Balm Grove Development, LLC
 111 S Armenia Ave. Suite 201
 Tampa, FL 33609 US

Invoice 10-300211	Feb 1, 2026
Service Agreement	SA1036
Payment Terms	Net 30
Total Due	\$2,633.00
Due Date	Mar 3, 2026

CUSTOMER NAME	PROPERTY NAME	PROPERTY ADDRESS
Balm Grove Development, LLC	BGD4299 - Balm East Amentity Center	13422 New Jade Ave Wimauma, FL 33598
AUTHORIZED BY	CUSTOMER WO	NTE

Invoice Summary

Service Agreement: SA1036 - Balm Grove - Ponds only

Subtotal	\$2,633.00
Service Fees	\$0.00
Discount	\$0.00
Subtotal After Discount/Fees	\$2,633.00
Taxable Subtotal	\$0.00
Sales Tax Rate	0%
Tax Amount	\$0.00
Total	\$2,633.00
Amount Paid	\$0.00
Balance	\$2,633.00



14620 Bellamy Brothers Blvd
 Dade City
 FL 33525
 866-617-2235

Bill To

Balm Grove Development, LLC
 111 S Armenia Ave. Suite 201
 Tampa, FL 33609 US

Invoice 10-300210	Feb 1, 2026
Service Agreement	SA1037
Payment Terms	Net 30
Total Due	\$9,622.00
Due Date	Mar 3, 2026

CUSTOMER NAME	PROPERTY NAME	PROPERTY ADDRESS
Balm Grove Development, LLC	BGD4299 - Balm East Amentity Center	13422 New Jade Ave Wimauma, FL 33598
AUTHORIZED BY	CUSTOMER WO	NTE

Invoice Summary

Service Agreement: SA1037 - Balm Grove - General

Subtotal	\$9,622.00
Service Fees	\$0.00
Discount	\$0.00
Subtotal After Discount/Fees	\$9,622.00
Taxable Subtotal	\$0.00
Sales Tax Rate	0%
Tax Amount	\$0.00
Total	\$9,622.00
Amount Paid	\$0.00
Balance	\$9,622.00

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Balm Grove CDD

Board Meeting Date: February 05, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	X	\$200
2 Nick Dister	X	\$200
3 Ryan Motko		X
4 Kelly Evans	X	\$200
5 Alberto Viero	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

February 05, 2026
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Balm Grove CDD

Board Meeting Date: February 05, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	X	\$200
2 Nick Dister	X	\$200
3 Ryan Motko		X
4 Kelly Evans	X	\$200
5 Alberto Viero	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

February 05, 2026
Date

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

Grau and Associates

1001 W. Yamato Road, Suite 301
Boca Raton, FL 33431
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Balm Grove Community Development District
2005 Pan Am Circle, Suite 300
Tampa, FL 33607*

Invoice No. 28537
Date 02/02/2026

SERVICE	AMOUNT
Audit FYE 09/30/2025	\$ <u>2,900.00</u>
Current Amount Due	\$ <u><u>2,900.00</u></u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
2,900.00	0.00	0.00	0.00	0.00	2,900.00

Payment due upon receipt.



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

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

Invoice Number	1164990
Invoice Date	1/30/2026
Due Date	3/1/2026

To: Balm Grove CDD
2005 Pan Am Cir, Ste 300

Tampa, FL 33607-6008

Service Description	Total
Maintenance Services	\$150.00

Subtotal	\$150.00
Sales Tax	\$0.00
Total	\$150.00

Please Pay This Amount

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

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

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

Account Name : INFRAMARK, LLC

ACH - Bank Routing Number : 111000614 / Account Number 912593196

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

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

INFRAMARK, LLC

02 Feb 2026 04:47:08PM CST

DISTRICT : BALM GROVE CDD

Go Green! Think before you print.

INVOICE NO. 1164990 - DETAIL

INVOICE DATE: 1/30/2026

Work Type / Sub Category	Date Complete	WO Number	Address	Task Details	Equipment Costs	Labor Costs	Materials/Other Service Costs	Sales Tax Total	Total Costs	B/C
IMS Billable Work Order										
General Maintenance & Repairs										
	1/1/2026	4401931	BGRCDD District Area	General Maintenance; Empty two trash cans twice a week - Includes disposal and new bags. Monthly Charge.	\$0.00	\$0.00	\$150.00	\$0.00	\$150.00	N
				General Maintenance & Repairs Total	\$0.00	\$0.00	\$150.00	\$0.00	\$150.00	
				BWO Total	\$0.00	\$0.00	\$150.00	\$0.00	\$150.00	
				Invoice Total	\$0.00	\$0.00	\$150.00	\$0.00	\$150.00	

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for
BOARD OF SUPERVISORS

District Name: Balm Grove CDD

Board Meeting Date: February 05, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	X	\$200
2 Nick Dister	X	\$200
3 Ryan Motko		X
4 Kelly Evans	X	\$200
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The supervisors present at the above referenced meeting should be compensated accordingly

Approved for payment:

Jayna Cooper
District Manager Signature

February 05, 2026
Date

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Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Balm Grove CDD

Board Meeting Date: February 05, 2026

Name	In Attendance Please X	Paid
1 Carlos de la Ossa	X	\$200
2 Nick Dister	X	\$200
3 Ryan Motko		X
4 Kelly Evans	X	\$200
5 Alberto Viero	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

February 05, 2026
Date

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



14620 Bellamy Brothers Blvd
 Dade City
 FL 33525
 866-617-2235

Bill To

Balm Grove Development, LLC
 111 S Armenia Ave. Suite 201
 Tampa, FL 33609

Invoice 10-300328	Jan 31, 2026
Payment Terms	Net 30
Total Due	\$1,200.00
Due Date	Mar 2, 2026

CUSTOMER NAME	PROPERTY NAME	PROPERTY ADDRESS
Balm Grove Development, LLC		
AUTHORIZED BY	CUSTOMER WO	NTE

Invoice Summary

Balm West Annual Winter Cover Install
 Project Scope: Thermo Cloth Install and removal on property Annual beds

Labor

Date	Labor Name	Description	Taxable	Hours	Rate	Price Subtotal
	Generic Landscape Material	Landscape Material Thermo frost cover (White) 100 count box of landscape staples	No	1	\$500.00	\$500.00
	Generic Landscape Labor	Enhancement Labor Labor associated with install and removal of frost cover on annual bed benches and landscape beds with annuals	No	1	\$700.00	\$700.00
				2		\$1,200.00

Subtotal	\$1,200.00
Service Fees	\$0.00
Discount	\$0.00
Subtotal After Discount/Fees	\$1,200.00
Taxable Subtotal	\$0.00
Sales Tax Rate	\$0.00
Tax Amount	\$1,200.00
Total	\$0.00
Amount Paid	\$1,200.00
Balance	



14620 Bellamy Brothers Blvd
 Dade City
 FL 33525
 866-617-2235

Bill To

Balm Grove Development, LLC
 111 S Armenia Ave. Suite 201
 Tampa, FL 33609

Invoice 10-300317	Jan 31, 2026
Payment Terms	Net 30
Total Due	\$725.00
Due Date	Mar 2, 2026

CUSTOMER NAME	PROPERTY NAME	PROPERTY ADDRESS
Balm Grove Development, LLC		
AUTHORIZED BY	CUSTOMER WO	NTE

Invoice Summary

Irrigation Repair 1/14/26 at 4348 Ben Topaz Blue Street

Labor

Date	Labor Name	Description	Taxable	Hours	Rate	Price Subtotal
Jan 14, 2026	Generic Irrigation Labor	Labor	No	3	\$75.00	\$225.00
	Generic Irrigation Material	Enter Description HereHUNTER ICV VALVE 2"□□□□□	No	1	\$400.00	\$400.00
	Generic Irrigation Material	Enter Description Here2" MALE ADAPTER□□□□□	No	2	\$5.00	\$10.00
	Generic Irrigation Material	DRIP COUPLING□□□□□	No	8	\$5.00	\$40.00
	Generic Irrigation Material	6" POP UP SPRAY□□□□□	No	2	\$20.00	\$40.00
	Generic Irrigation Material	NOZZLES□□□□□	No	2	\$5.00	\$10.00
				18		\$725.00

Subtotal	\$725.00
Service Fees	\$0.00
Discount	\$0.00
Subtotal After Discount/Fees	\$725.00
Taxable Subtotal	\$0.00
Sales Tax Rate	\$0.00
Tax Amount	\$725.00
Total	\$0.00
Amount Paid	\$725.00
Balance	

BALM GROVE CDD

DISTRICT CHECK REQUEST

Today's Date: 2/4/2026
Check Amount: \$1,971.83
Payable To: BALM GROVE CDD
Check Description: Series 2022 - FY 26 Tax Dist. ID Dist 761
(1/1 - 1/31/26)
Special Instructions: Mail check with US Bank letter

(Please attach all supporting documentation: invoices, receipts, etc.)

Stephen Rudd

Authorization

DM	<u>Jayna Cooper</u>
Fund	<u>200</u>
G/L	<u>103200</u>
Object Code	
Chk #	_____ Date _____

BALM GROVE CDD

TAX REVENUE RECEIPTS AND TRANSFER SCHEDULE FISCAL YEAR 2026, TAX YEAR 2025

	Dollar Amounts	Fiscal Year 2026 Percentages		
Net O&M	208,202.11	30.23%	0.302300	
Net DS 2022	480,636.90	69.77%	0.697700	98%
Net Total	688,839.01	100.00%	1.000000	

Date Received	Amount Received	30.23%	69.77%	Proof	Distribution Number & Date Transferred	Payments (CDD check#)
		Raw Numbers Operations Revenue, Occupied Units	Raw Numbers 2022 Debt Service Revenue			
11/14/2025	2,796.86	845.35	1,951.51	-	DIST #749 (11/1 - 11/9/25)	1385
12/3/2025	13,518.16	4,085.87	9,432.29	-	DIST #751 (11/17 - 11/25/2)	1386
12/5/2025	577,085.44	174,424.51	402,660.93	-	DIST #753 (11/26 - 11/30/2)	1388
12/19/2025	75,515.17	22,824.52	52,690.65	-	DIST #755 (12/01 - 12/14/2)	1396
1/6/2026	2,825.99	854.16	1,971.83	-	DIST #758 (12/15 - 12/31/2)	1404
2/4/2026	2,825.98	854.15	1,971.83	-	DIST #761 (1/1 - 1/31/26)	
		-	-	-		
		-	-	-		
		-	-	-		
		-	-	-		
		-	-	-		
		-	-	-		
		-	-	-		
		-	-	-		
TOTAL	674,567.60	203,888.57	470,679.03			
Net Total on Roll	688,839.01					
Collection Surplus / (Deficit)	(14,271.41)					

***Balm Grove
Community
Development
District***

Financial Report

February 28, 2026

CLEAR PARTNERSHIPS



COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of February 28, 2026

(In Whole Numbers)

ACCOUNT DESCRIPTION	SERIES 2022					TOTAL
	GENERAL FUND	SERIES 2022 DEBT SERVICE FUND	CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	
ASSETS						
Cash - Operating Account	\$ 204,629	\$ -	\$ -	\$ -	\$ -	\$ 204,629
Accounts Receivable - Off Roll	-	576,178	-	-	-	576,178
Due From Other Funds	-	2,751	-	-	-	2,751
Investments:						
Acq. & Const. (Offsite Project)	-	-	144	-	-	144
Acq. & Construction - Amenity	-	-	579,247	-	-	579,247
Acquisition & Construction Account	-	-	4	-	-	4
Other	-	-	231,693	-	-	231,693
Reserve Fund	-	614,363	-	-	-	614,363
Revenue Fund	-	1,041,182	-	-	-	1,041,182
Fixed Assets						
Construction Work In Process	-	-	-	22,205,191	-	22,205,191
Amount To Be Provided	-	-	-	-	19,485,000	19,485,000
TOTAL ASSETS	\$ 204,629	\$ 2,234,474	\$ 811,088	\$ 22,205,191	\$ 19,485,000	\$ 44,940,382
LIABILITIES						
Accounts Payable	\$ 3,097	\$ -	\$ -	\$ -	\$ -	\$ 3,097
Accounts Payable - Other	1,480	-	-	-	-	1,480
Bonds Payable	-	-	-	-	19,485,000	19,485,000
Due To Other Funds	2,751	-	-	-	-	2,751
Deferred Inflow of Resources	1	-	-	-	-	1
TOTAL LIABILITIES	7,329	-	-	-	19,485,000	19,492,329

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of February 28, 2026

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2022 DEBT SERVICE FUND	SERIES 2022 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>FUND BALANCES</u>						
Restricted for:						
Debt Service	-	2,234,474	-	-	-	2,234,474
Capital Projects	-	-	811,088	-	-	811,088
Unassigned:	197,300	-	-	22,205,191	-	22,402,491
TOTAL FUND BALANCES	197,300	2,234,474	811,088	22,205,191	-	25,448,053
TOTAL LIABILITIES & FUND BALANCES	\$ 204,629	\$ 2,234,474	\$ 811,088	\$ 22,205,191	\$ 19,485,000	\$ 44,940,382

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 1,512	\$ 1,512	0.00%
Special Assmnts- CDD Collected	532,260	388,497	(143,763)	72.99%
TOTAL REVENUES	532,260	390,009	(142,251)	73.27%

EXPENDITURES

Administration

Supervisor Fees	12,000	4,800	7,200	40.00%
ProfServ-Dissemination Agent	5,000	3,583	1,417	71.66%
ProfServ-Field Management	18,000	7,500	10,500	41.67%
ProfServ-Info Technology	600	500	100	83.33%
ProfServ-Recording Secretary	4,500	1,875	2,625	41.67%
ProfServ-Trustee Fees	6,500	-	6,500	0.00%
Assessment Roll	5,000	2,083	2,917	41.66%
District Counsel	15,000	9,010	5,990	60.07%
District Engineer	12,500	1,903	10,597	15.22%
Administrative Services	5,500	-	5,500	0.00%
District Management	25,000	12,708	12,292	50.83%
Accounting Services	12,000	5,000	7,000	41.67%
Auditing Services	6,000	4,900	1,100	81.67%
Website Compliance	1,800	-	1,800	0.00%
Postage, Phone, Faxes, Copies	500	117	383	23.40%
Rentals & Leases	1,200	500	700	41.67%
Insurance - General Liability	3,597	-	3,597	0.00%
Public Officials Insurance	3,444	-	3,444	0.00%
Insurance -Property & Casualty	20,000	6,850	13,150	34.25%
Legal Advertising	4,000	2,069	1,931	51.73%
Bank Fees	200	1,358	(1,158)	679.00%
Misc-Ad Valorem Taxes	-	2,768	(2,768)	0.00%
Website Administration	1,200	1,000	200	83.33%
Miscellaneous Expenses	250	2	248	0.80%
Office Supplies	100	-	100	0.00%
Dues, Licenses, Subscriptions	250	146	104	58.40%
Total Administration	164,141	68,672	95,469	41.84%

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026
General Fund (001)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Utility Services</u>				
Utility - Electric	6,035	1,760	4,275	29.16%
Utility - StreetLights	65,484	41,975	23,509	64.10%
Total Utility Services	71,519	43,735	27,784	61.15%
<u>Other Physical Environment</u>				
ProfServ-Wildlife Management Service	6,400	-	6,400	0.00%
Contracts-Landscape	134,000	49,020	84,980	36.58%
Contracts-Aquatic Control	16,200	18,275	(2,075)	112.81%
ROW Landscape Maintenance	25,000	1,200	23,800	4.80%
Other Landscape R&M	25,000	-	25,000	0.00%
Irrigation Repairs & Maintenance	12,500	725	11,775	5.80%
Picnic R&M	2,500	-	2,500	0.00%
Hurricane Cleanup	35,000	-	35,000	0.00%
General Contingency	20,000	150	19,850	0.75%
Playground R&M	10,000	-	10,000	0.00%
Total Other Physical Environment	286,600	69,370	217,230	24.20%
<u>Parks and Recreation</u>				
Misc-Contingency	10,000	250	9,750	2.50%
Total Parks and Recreation	10,000	250	9,750	2.50%
TOTAL EXPENDITURES	532,260	182,027	350,233	34.20%
Excess (deficiency) of revenues				
Over (under) expenditures	-	207,982	207,982	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		(10,682)		
FUND BALANCE, ENDING		\$ 197,300		

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026
Series 2022 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 21,501	\$ 21,501	0.00%
Special Assmnts- CDD Collected	1,228,727	1,578,281	349,554	128.45%
TOTAL REVENUES	1,228,727	1,599,782	371,055	130.20%
EXPENDITURES				
Debt Service				
Principal Debt Retirement	834,234	440,000	394,234	52.74%
Interest Expense	387,084	394,234	(7,150)	101.85%
Total Debt Service	1,221,318	834,234	387,084	68.31%
TOTAL EXPENDITURES	1,221,318	834,234	387,084	68.31%
Excess (deficiency) of revenues Over (under) expenditures	7,409	765,548	758,139	10332.68%
OTHER FINANCING SOURCES (USES)				
Contribution to (Use of) Fund Balance	7,409	-	(7,409)	0.00%
TOTAL FINANCING SOURCES (USES)	7,409	-	(7,409)	0.00%
Net change in fund balance	<u>\$ 7,409</u>	<u>\$ 765,548</u>	<u>\$ 743,321</u>	<u>10332.68%</u>
FUND BALANCE, BEGINNING (OCT 1, 2025)		1,468,926		
FUND BALANCE, ENDING		<u>\$ 2,234,474</u>		

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending February 28, 2026
Series 2022 Capital Projects Fund (300)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
REVENUES				
Interest - Investments	\$ -	\$ 13,100	\$ 13,100	0.00%
TOTAL REVENUES	-	13,100	13,100	0.00%
EXPENDITURES				
Construction In Progress				
Construction in Progress	-	74,313	(74,313)	0.00%
Total Construction In Progress	-	74,313	(74,313)	0.00%
TOTAL EXPENDITURES	-	74,313	(74,313)	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	(61,213)	(61,213)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		872,301		
FUND BALANCE, ENDING		<u>\$ 811,088</u>		

Bank Account Statement

Balm Grove CDD

Bank Account No. 6637
Statement No. 26_02

Statement Date 02/28/2026

G/L Account No. 101001 Balance	204,628.87	Statement Balance	204,853.87
		Outstanding Deposits	0.00
Positive Adjustments	0.00	Subtotal	204,853.87
Subtotal	204,628.87	Outstanding Checks	-225.00
Negative Adjustments	0.00	Ending Balance	204,628.87
Ending G/L Balance	204,628.87		

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
02/04/2026		JE000745	Special Assmnts-CDD Collected	FY26 Hillsborough Co. Tax Rev/DS - Distrib. #761 (1/1	2,825.98	2,825.98	0.00
02/28/2026		JE000762	Interest - Investments	Interest Earned	265.20	265.20	0.00
Total Deposits					3,091.18	3,091.18	0.00
Checks							
							0.00
01/27/2026	Payment	1416	STANTEC CONSULTING SERVICES INC	Payment of Invoice 000878	-536.75	-536.75	0.00
01/29/2026	Payment	300027	TECO	Inv: 012026-05164-ACH	-3,358.39	-3,358.39	0.00
01/29/2026	Payment	300028	TECO	Inv: 012026-40005-ACH	-1,513.64	-1,513.64	0.00
01/29/2026	Payment	300029	TECO	Inv: 012026-78571-ACH	-4,452.66	-4,452.66	0.00
01/29/2026	Payment	300030	TECO	Inv: 012026-53830-ACH	-437.75	-437.75	0.00
02/05/2026	Payment	1418	BALM GROVE CDD	Payment of Invoice 000892	-1,971.83	-1,971.83	0.00
02/05/2026	Payment	1420	TREE FARM 2, INC.	Payment of Invoice 000890	-2,633.00	-2,633.00	0.00
02/05/2026	Payment	1421	TREE FARM 2, INC.	Payment of Invoice 000891	-9,622.00	-9,622.00	0.00
02/06/2026	Payment	DD424	TECO	Payment of Invoice 000884	-190.62	-190.62	0.00
02/09/2026	Payment	1429	ALBERTO VIERA	Check for Vendor V00015	-200.00	-200.00	0.00
02/09/2026	Payment	1430	CARLOS DE LA OSSA	Check for Vendor V00023	-200.00	-200.00	0.00
02/09/2026	Payment	1431	ECO-LOGIC SERVICES LLC	Check for Vendor V00038	-5,050.00	-5,050.00	0.00
02/09/2026	Payment	1432	GRAU & ASSOCIATES	Check for Vendor V00025	-2,900.00	-2,900.00	0.00
02/09/2026	Payment	1433	KELLY A EVANS	Check for Vendor V00019	-200.00	-200.00	0.00
02/09/2026	Payment	1434	NICHOLAS J. DISTER	Check for Vendor V00010	-200.00	-200.00	0.00
02/09/2026	Payment	1435	TREE FARM 2, INC.	Check for Vendor V00042	-1,925.00	-1,925.00	0.00
02/13/2026	Payment	1436	INFRAMARK LLC	Payment of Invoice 000901	-150.00	-150.00	0.00
02/19/2026	Payment	1438	INFRAMARK LLC	Payment of Invoice 000902	-6,650.01	-6,650.01	0.00
02/26/2026	Payment	1439	INFRAMARK LLC	Payment of Invoice 000903	-2.22	-2.22	0.00
02/28/2026		JE000763	Bank Fees	Service Charges	-270.25	-270.25	0.00
Total Checks					-42,464.12	-42,464.12	0.00

Bank Account Statement

Balm Grove CDD

Bank Account No. 6637
Statement No. 26_02

Statement Date 02/28/2026

Adjustments

Total Adjustments

Outstanding Checks

01/20/2026	Payment	1413	SPEAREM ENTERPRISES, LLC	Check for Vendor V00043	-225.00
Total Outstanding Checks					-225.00

Outstanding Deposits

Total Outstanding Deposits

BALM GROVE COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

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

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Vendor	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
GENERAL FUND - 001									
001	1420	02/05/26	V00042	TREE FARM 2, INC.	10-300211	FEB 26-PONDS MAINTENANCE	PONDS ONLY MAINTENANCE	534050-53908	\$2,633.00
001	1421	02/05/26	V00042	TREE FARM 2, INC.	10-300210	FEB 26-LANDSCAPE MAINTENANCE	LANDSCAPE MAINTENANCE	534050-53908	\$9,622.00
001	1429	02/09/26	V00015	ALBERTO VIERA	AV-020526	BOARD 02/05/26	Supervisor Fees	511100-51301	\$200.00
001	1430	02/09/26	V00023	CARLOS DE LA OSSA	CO-020526	BOARD 02/05/26	Supervisor Fees	511100-51301	\$200.00
001	1431	02/09/26	V00038	ECO-LOGIC SERVICES LLC	6196	JAN 26-LAKE MAINTENANCE SVS	LAKE MAINT.	534067-53908	\$5,050.00
001	1432	02/09/26	V00025	GRAU & ASSOCIATES	28537	AUDIT FYE 09/30/2025	AUDIT FYE 09/30/23	532002-51301	\$2,900.00
001	1433	02/09/26	V00019	KELLY A EVANS	KE-020526	BOARD 02/05/26	Supervisor Fees	511100-51301	\$200.00
001	1434	02/09/26	V00010	NICHOLAS J. DISTER	ND-020526	BOARD 02/05/26	Supervisor Fees	511100-51301	\$200.00
001	1435	02/09/26	V00042	TREE FARM 2, INC.	10-300328	JAN 26-LANDSCAPE MAINTENANCE CONTRACT	LANDSCAPE MAINTENANCE	534170-53908	\$1,200.00
001	1435	02/09/26	V00042	TREE FARM 2, INC.	10-300317	JAN 26-IRRIGATION REPAIRS	IRRIGATION REPAIRS	546179-53908	\$725.00
001	1436	02/13/26	V00016	INFRAMARK LLC	1164990	JAN 26-MAINTENANCE-EMPTY TRASH CANS BIWEEKLY	MAINTENANCE-EMPTY TWO TRASH CANS BIWEEKLY	549910-53908	\$150.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	ACCOUNTING SERVICES	532001-51301	\$1,000.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	DISTRICT MANAGMENT	531151-51301	\$2,541.67
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	DISSEMINATION SERVICES	531012-51301	\$416.67
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	FIELD MANAGEMENT	531016-51301	\$1,500.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	RECORDING SECRETARY	531036-51301	\$375.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	ASSESSMENT SERVICES	531141-51301	\$416.67
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	RECORD STORAGE FEE	544025-51301	\$100.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	TECHNOLOGY/DATA STORAGE	531020-51301	\$100.00
001	1438	02/19/26	V00016	INFRAMARK LLC	170658	FEB 26-INFRAMARK	WEBSITE MAINTENANCE/ADMIN	549936-51301	\$200.00
001	1439	02/26/26	V00016	INFRAMARK LLC	171426	JAN 26-POSTAGE	POSTAGE	541024-51301	\$2.22
001	DD424	02/06/26	V00034	TECO	011626-221009210867	ELECTRIC 12/11/25-01/12/26	ELECTRIC	543041-53150	\$190.62
Fund Total									\$29,922.85

SERIES 2022 DEBT SERVICE FUND - 200

200	1418	02/05/26	V00031	BALM GROVE CDD	02042026-761	SERIES 2022 FY26 TAX DIST ID 761	Cash in Transit	103200	\$1,971.83
Fund Total									\$1,971.83

Total Checks Paid	\$31,894.68
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Website Creation and Management Agreement

This Website Creation and Management Agreement (the “**Agreement**”) is made and entered into as of March 1, 2026, by and between the **Balm Grove Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes (the “**District**”) and **SchoolStatus, LLC**, a Mississippi limited liability company registered to do business in the state of Florida (the “**Contractor**”).

Background Information:

The District is required to have a website and desires to have a website created, regularly updated, managed, inspected, and remediated to ensure compliance with the Americans with Disabilities Act (the “**ADA**”). The Contractor has the technical expertise to provide the above-mentioned services. The District desires to retain the Contractor to provide services as described in this Agreement.

Operative Provisions:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated as a material part of this Agreement.
2. **Scope of Services.** The work to be performed shall include all labor, material, equipment, supervision, and transportation necessary to perform the services described in the “**Statement of Work**” attached hereto and incorporated herein as **Exhibit A**.
3. **Manner of Performance and Care of the Property.** The work shall be done, furnished, and performed in a workmanlike manner to the satisfaction of the District and shall be in accordance with the best management practices in the industry.
4. **Compensation.**
 - a. The District agrees to compensate the Contractor for a one-time fee of **\$1,512.00** for the Creation of Website work described in the Statement of Work.
 - b. The District agrees to compensate the Contractor on an annual basis in the amount of **\$1,613.00** for all other work described in the Statement of Work.
 - c. Contractor will provide the District with an invoice on an annual basis, to be paid in advance of all of the services to be provided. The District shall pay the Contractor within 30 days of receipt of the invoice.
5. **Term and Renewal.** The initial term of this Agreement shall be for 1-year from the date of this Agreement. At the end of the initial term, the Agreement shall automatically renew for the same term and contract provisions as the initial term, until terminated by either party pursuant to the termination provision below.
6. **Termination.** Either party may terminate this Agreement without cause with 30 days written notice to the other party. Upon termination of this Agreement:

- a. The Contractor shall be entitled to retain the entire payment made for the current term (as Contractor pays for the domain fee and other licenses on an annual basis).
 - b. If the District provides a termination notice at least 30 days prior to the autorenewal, then the District will not be obligated to pay for the upcoming renewal term.
 - i. If the District provides a termination notice within 29 days of the renewal then the District will be obligated to pay Contractor the compensation for the upcoming renewal term as domain fees and other licenses require time to cancel or transfer.
 - c. The Contractor will provide the District or its designee with all domain names, authorizations, usernames, passwords, and content (including remediated content) in the format in which it was stored on the server, at a cost not to exceed \$50 to the District.
 - d. The Contractor will be permitted to remove its name and ADA compliance shield, seal, or certificate from the website on the effective date of the termination.
 - e. If the Contractor was using certain software (including content management software) that is proprietary and was licensed to the District during the term of the Agreement, then the Contractor shall coordinate with the District as to the end of the license or simply create a simple splash page of the District with information on the transition to a new website.
7. **Ownership of Website, Domain Name, and Content.** The District will be the owner of the website, domain name, and all content (including remediated content provided by the Contractor) on the website.
8. **No Infringement of Intellectual Property.** Contractor warrants and represents that no product or services provided by Contractor will infringe, misappropriate, or otherwise violate the intellectual property rights of any third-party. Contractor shall take all steps to ensure that the District has no access to confidential software or data that is proprietary (whether it's the Contractor's or another provider's through a license agreement).
9. **Additional Services.** When authorized in advance in writing by the District, the Contractor may provide additional services beyond those listed above. The additional services and any additional compensation are to be agreed upon in writing prior to the work commencing and covered under a separate amendment, addendum, change order, or work order authorization.
10. **Relationship Between the Parties.** It is understood that the Contractor is an independent contractor and shall perform the services contemplated under this Agreement. As an independent contractor, nothing in this Agreement shall be deemed to create a partnership, joint venture, or employer-employee relationship between the Contractor and the District. The Contractor shall not have the right to make any contract or commitments for, or on behalf of, the District without the prior written approval of the District. The Contractor assumes full responsibility for the payment and reporting of all local, state,

and federal taxes and other contributions imposed or required of the Contractor during the performance of services to the District.

11. Compliance with Governmental Regulation. The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances. If the Contractor fails to notify the District in writing within 5 days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or material men, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within 5 days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective immediately upon the giving of notice of termination. Contractor is solely responsible for complying with all applicable laws pertaining to website accessibility, including but not limited to the ADA and those certain WCAG standards, and other web accessibility guidelines as amended from time to time. Any fees or fines incurred or imposed due to non-compliance shall be borne solely by the Contractor.

12. Insurance. The Contractor or any subcontractor performing the work described in this Agreement shall maintain throughout the term of this Agreement the following insurance:

- a. Worker’s Compensation Insurance in accordance with the laws of the State of Florida.
- b. Commercial General Liability Insurance covering the Contractor’s legal liability for bodily injuries, with limits of not less than \$1,000,000 combined single limit bodily injury and property damage liability and covering at least the following hazards: Independent Contractors Coverage for bodily injury and property damage in connection with subcontractors’ operation.
- c. Employer’s Liability Coverage with limits of at least \$1,000,000 per accident or disease.
- d. Automobile Liability Insurance for bodily injuries in limits of not less than \$1,000,000 combined single limit bodily injury and for property damage, providing coverage for any accident arising out of or resulting from the operation, maintenance, or use by the Contractor of any owned, non-owned, or hired automobiles, trailers, or other equipment required to be licensed.

The District, its staff, consultants and supervisors shall be named as an additional insured. The Contractor shall furnish the District with the Certificate of Insurance evidencing compliance with this requirement. No certificate shall be acceptable to the District unless it provides that any change or termination within the policy periods of the insurance coverage, as certified, shall not be effective within 30 days of prior written notice to the District. Insurance coverage shall be from a reputable insurance carrier, licensed to conduct business in the State of Florida.

- 13. Indemnification.** Contractor agrees to indemnify and hold the District and its officers, agents and employees harmless from any and all liability, claims, actions, suits, demands and obligations by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the work to be performed by Contractor. Obligations shall include the payment of all settlements, judgments, damages, penalties, forfeitures, back pay, court costs, arbitration and/or mediation costs, litigation expenses, attorney’s fees and paralegal fees (whether in court, out of court, on appeal or in bankruptcy proceedings), as ordered.
- 14. Limitations on Governmental Liability.** Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.
- 15. Scrutinized Companies.** Pursuant to Section 287.135, Florida Statutes, Contractor represents that in entering into this Agreement, the Contractor has not been designated as a “scrutinized company” under the statute and, in the event that the Contractor is designated as a “scrutinized company”, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.
- 16. Public Records.** As required under Section 119.0701, Florida Statutes, Contractor shall (a) keep and maintain public records required by the District in order to perform the service, (b) upon request from the District’s custodian of public records, provide the District with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided by law, (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of this Agreement term and following completion of this Agreement if the Contractor does not transfer the records to District, (d) meet all requirements for retaining public records and transfer, at no cost, to the District all public records in possession of the Contractor upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with the information technology systems of the District.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 873-7300, BY EMAIL AT PUBLICRECORDS@INFRAMARK.COM, OR BY REGULAR MAIL AT 2005 PAN AM CIRCLE, SUITE 300, TAMPA, FLORIDA 33607.

- 17. E-Verification.** Pursuant to Section 448.095(2), Florida Statutes, Contractor represents that Contractor is eligible to contract with the District and is currently in compliance and will remain in compliance, for as long as it has any obligations under this Agreement, with all requirements of the above statute; this includes, but is not limited to, registering with and using the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all employees hired on or after January 1, 2021. If the District has a good faith belief that the Contractor has knowingly violated Section 448.09(1), Florida Statutes, the District may terminate this Agreement as required by Section 448.095(2)(c), Florida Statutes. If the District has a good faith belief that a subcontractor knowingly violated Section 448.09(1), Florida Statutes, but the Contractor otherwise complied with its obligations thereunder, the District shall promptly notify the Contractor and the Contractor will immediately terminate its contract with the subcontractor. If this Agreement is terminated in accordance with this section, then the Contractor will be liable for any additional costs incurred by the District.
- 18. Anti-Human Trafficking.** Pursuant to Section 787.06, Florida Statutes, Contractor represents that in entering into this Agreement, the Contractor does not use coercion for labor or services as defined in the statute. The Contractor is required to provide an affidavit, signed by an officer or a representative of the Contractor with this representation, addressed to the District, as required by Section 787.06(13), Florida Statutes.
- 19. Controlling Law and Venue.** This Agreement shall be governed under the laws of the State of Florida with venue in the county where the District is located.
- 20. Enforcement of Agreement.** Neither party shall be responsible in damages, penalties or otherwise for any failure or delay in the performance of any of its obligations hereunder caused by fire, floods, strikes, riots, war, acts of God, accidents, material unavailability, governmental order and/or regulations. In the event it shall become necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party shall be entitled to all costs, including reasonable attorney's fees at both trial and appellate levels against the non-prevailing party.
- 21. Amendment.** Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto.
- 22. Assignment.** This Agreement is not transferrable or assignable by either party without the written approval of both parties, not to be unreasonably withheld; provided, however, that no consent shall be required for the assignment to a corporate affiliate or in connection with a merger, acquisition, corporate reorganization, or sale of all or substantially all of Contractor's assets, provided that such acquirer agreed to be bound by all of the terms and conditions hereof and written notice is provided to the District.

- 23. Arm's Length Transaction.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.
- 24. Counterparts.** This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.
- 25. Authorization.** The execution of this Agreement has been duly authorized by the appropriate body or official of all parties hereto, each party has complied with all the requirements of law, and each party has full power and authority to comply with the terms and provisions of this instrument.
- 26. Severability.** If any provision of this Agreement is held invalid or unenforceable, the remainder of this Agreement shall remain in full force and effect.
- 27. Notice.** Whenever any party desires to give notice to the other party, it must be given by written notice, sent by email, certified United States mail with return receipt requested, or a nationally recognized express transportation company to the addresses below. In the event that any party undergoes a change in address or contact information, notification to the other party shall be made.

To the District:
c/o Inframark
2005 Pan Am Circle, Suite 300
Tampa, FL 33607
Attn: Jayna Cooper
jcooper@inframark.com

To Contractor:
SchoolStatus, LLC
800 Woodlands Pkwy, Suite 107
Ridgeland, MS 39157
Attn: Emily Thompson
Emily.Thompson@schoolstatus.com

- 28. Entire Agreement.** This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party. This Agreement supersedes and subsumes any prior agreements. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement shall control over provisions in any exhibit.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the parties hereto have signed this Agreement on the day and year written above.

SchoolStatus, LLC

Signed by:
Phill Carr
1BDE450A9E0047B...

Name: Phill Carr

Title: Chief Sales Officer

**Balm Grove
Community Development District**

Signed by:
Carlos de la Ossa
CC0CB251E706481...

Carlos de la Ossa
Chair of the Board of Supervisors

STATE OF FLORIDA
COUNTY OF _____

Affidavit for Anti-Human Trafficking
Section 787.06(13), Florida Statutes

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

Before me the undersigned authority personally appeared _____, who being duly sworn, deposes and says (the "Affiant"):

1. Affiant is over 18 years of age and has personal knowledge of the facts and certifications set forth herein.
2. Affiant is the _____ (Title) of _____ (the "Company") and as such is authorized to make this Affidavit for and on behalf of the Company, its directors and officers.
3. Company does not use coercion for labor or services as defined in Section 787.06, Florida Statutes.
4. Company intends to execute, renew, or extend a contract between Company and the BALM GROVE Community Development District.
5. This declaration is made pursuant to section 92.525(1)(c), Florida Statutes. I understand that making a false statement in this declaration may subject me to criminal penalties.

I state that I and the Company understand and acknowledge that the above representations are material and important, and will be relied on by the above referenced CDD to which this affidavit is submitted. I and the Company understand that any misstatement in this affidavit is, and shall be treated as, fraudulent concealment from the CDD of the true facts.

Under penalties of perjury, I declare that I have read the foregoing Affidavit for Anti-Human Trafficking and that the facts stated in it are true.

Signature of Affiant

Sworn before me on _____, 2026

Notary Public Signature

Notary Stamp

EXHIBIT A

Statement of Work

- 1. Creation of Website.** Contractor will deliver a functional, responsive, working ADA compliant website that can display content submitted to the Contractor by the District. At a minimum, the website and the documents on the website will:
 - a. Comply with the guidelines provided by Web Content Accessibility Guidelines 2.1, as amended and/or replaced by new releases from time to time (“WCAG”);
 - b. Contain a website accessibility policy that includes: a commitment to accessibility for persons with disabilities, the accessibility standard used and applied to the website (at a minimum WCAG), and contact information of the District Manager or their designee (email and phone number) in case users encounter any problems;
 - c. Display an ADA compliance shield, seal, or certification;
 - d. Provide options to create a CDD-branded design (colors, logo, etc...)
 - e. Be accessible on modern versions of Internet Explorer, Edge, Mozilla, Safari, and Chrome web browsers and be “mobile friendly” and offer a “mobile version” of the sites content for access from tablets or smart phones.
 - f. Be free of any commercial advertising;
 - g. Be free of any known spyware, virus, or malware;
 - h. Secure certification (https)
 - i. Secure cloud hosting with fail-overs
 - j. Allow for data backups, and record retention as required by law;
 - k. Allow for the display a calendar, reservation request form, and newsletter;
 - l. Creation of a dashboard for the District to upload and remove content, manage all documents, manage document remediation, and review reports generated by the Contractor; and
 - m. Remediate all documents provided by the District for the new website in an ADA compliant format.*

- 2. Domain Fee.** The Contractor shall pay the annual fee for the domain name of the District’s website.

- 3. Maintenance and Management of the Website.**
 - a. Contractor will manage and maintain the website;
 - b. Remediate new documents provided by the District Manager in an ADA compliant format;*
 - i. For Agenda Packages, the Contractor shall turn around the documents within 2 business days
 - c. District shall be responsible for uploading the ADA compliant documents onto the website. Contractor shall ensure that the District only has the ability to upload or remove documents on the website and cannot alter any other aspect of the website;
 - d. Contractor will store all District data, including files, text and parameters; data will be backed-up on a separate storage system at regular intervals; and
 - e. The ADA compliant website will be on-line at all times unless maintenance or upgrades require it to be unavailable. When maintenance or upgrades require the

website to be unavailable, Contractor will provide the District with reasonable advance notice in writing.

4. Monthly Auditing and Remediation Services.

- a. Every month Contractor will comprehensively audit the website's compliance with (1) WCAG and (2) any applicable laws, rules, and regulations (including, the Department of Justice);
- b. After the audit, Contractor will remediate any web accessibility deficiencies of the website or content on the website; and
- c. The Contractor will provide a written report to the District that summarizes the audit and any remediations made.

5. Support Services.

- a. Contractor will supply telephone and/or email support to the District on a reasonable and necessary basis to within business hours – Monday to Friday 9 am to 6 pm EST, exclusive of holidays. The Contractor will provide a listing of detailed hours, holidays, and service availability on their website, and reserves the right to modify the times technical support is available.

*If certain documents are not able to be fully remediated, Contractor shall work with the District to create a summary of the content in the document and provide contact information if anyone needs reasonable accommodations to access the full content within that document.



Balm Grove CDD

Field Inspection Report - March 2026

Monday, March 16, 2026

Prepared For Board Of Supervisors

12 Items Identified



Long Nguyen

District Inspection Coordinator

Green - Indicates Item is in progress or completed.

Orange - Indicates Item is scheduled.

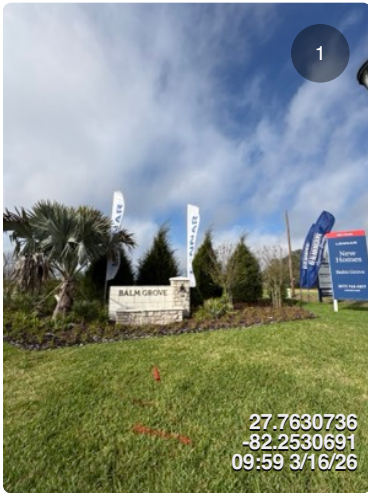
Red - Indicates Item has not been addressed by vendor.

Items 1 - Shelley Ave. & CR 672 Entrance

Assigned To: Cornerstone

Entrance area landscape and turf look good. Ferns in front of monument are beginning to bounce back after trimming. Observed dead plant material behind the monument and in the mulch beds along the outbound side of the entrance.

- Please remove dead plant material and replace if still under warrantee.
- Palms are showing evidence of decline. Please plan a pruning event for next month.



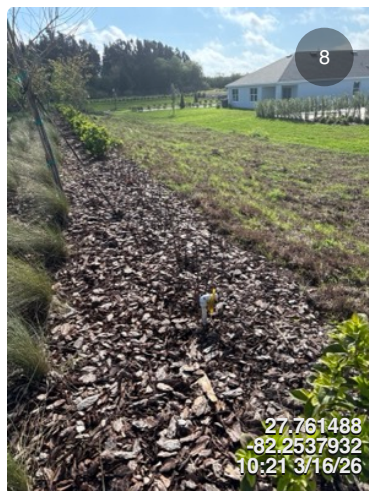
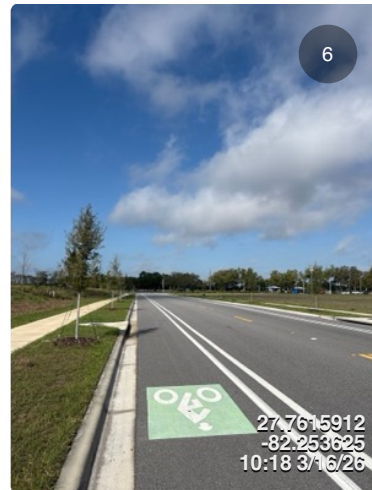
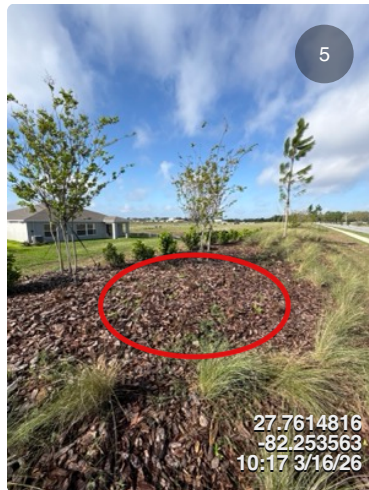
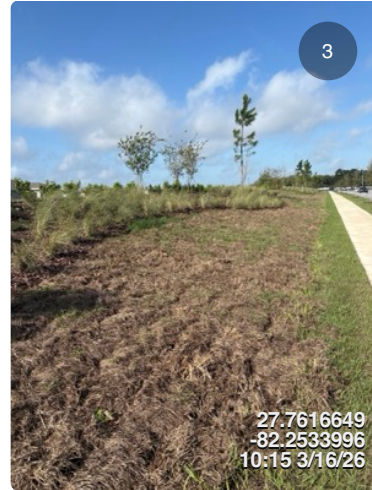
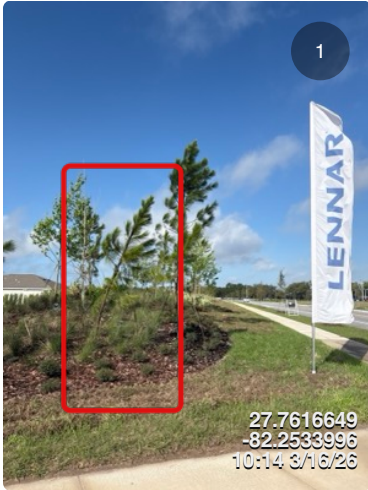
Items 2 - Balm Wimauma Road

Assigned To: Cornerstone

New sod appears to be struggling. Observed gaps caused from dead plant material at the upper hedge line. Oak trees along the road look good.

- Please provide stabilization for the leaning tree.

- Investigate irrigation system to ensure sufficient output.
- Please remove dead plant material at the hedge line and replace if still under warrantee.
- Please monitor for weeds and administer selective herbicide if needed.

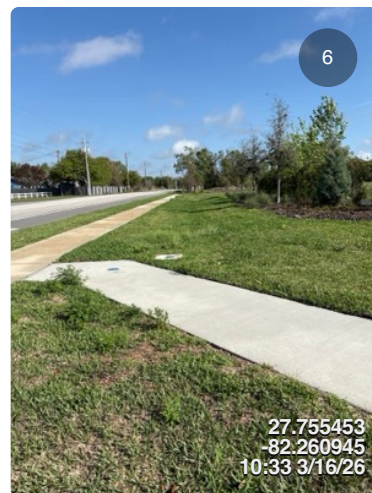
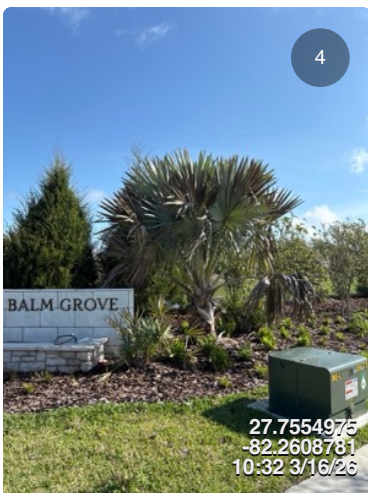
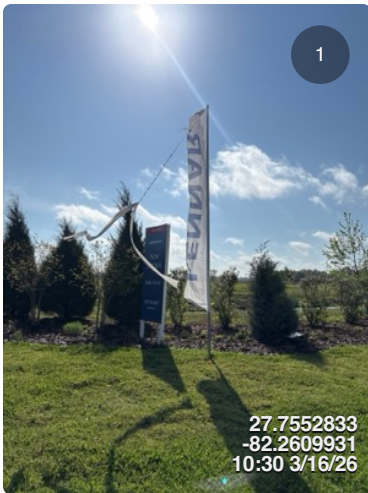


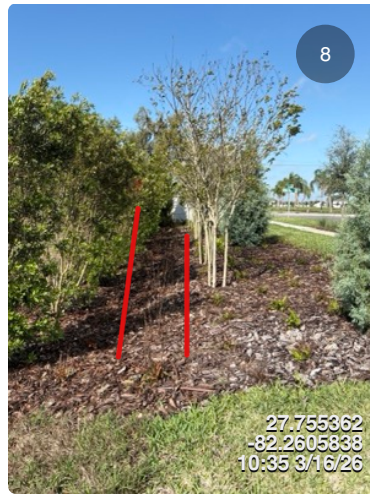
Items 3 - Balm Wimauma Rd. & New Jade Ave. Entrance

Assigned To: Cornerstone

Signage is visible from all sides, but the flag is tattered and should be replaced. Ferns are showing evidence of recovery after trimming. Copper plants appear dead. Observed poor turf quality against the sidewalk and weeds in the mulch beds.

- Please remove the dead palm at the inbound side of the entrance and replace if under warrantee.
- Copper plants throughout the district need to be replaced.
- Please treat the weeds in the mulch beds and turf.
- Please propose to replace bad turf in this area.





Items 4 - Pond SW & NW

Assigned To: Eco Logic

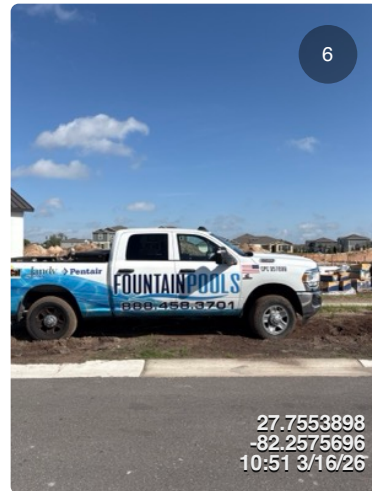
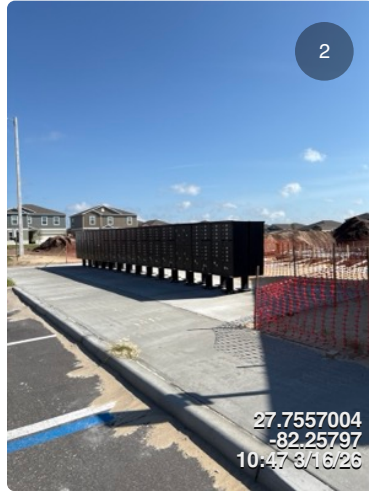
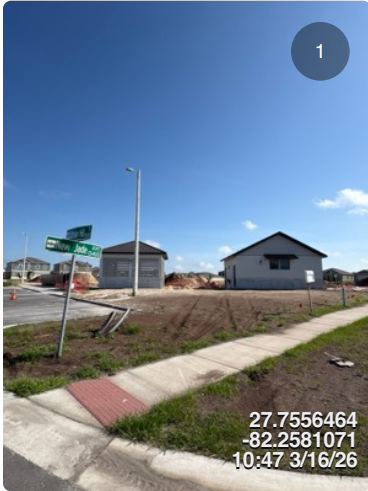
Observed evidence of algae growth at Pond SW.



Items 5 - Amenity Center

Assigned To: Board

Current stage of the Amenity Center. During time of inspection, pool vendor was performing services. Pool equipment is being staged at the parking lot. Mailbox station is clean.

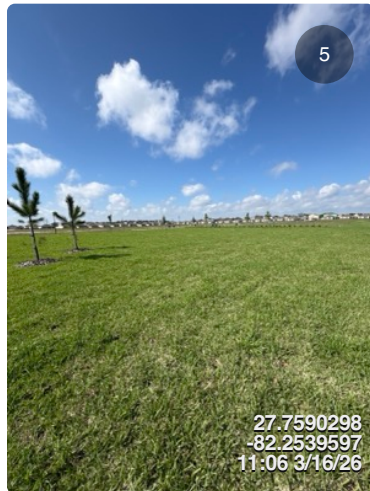
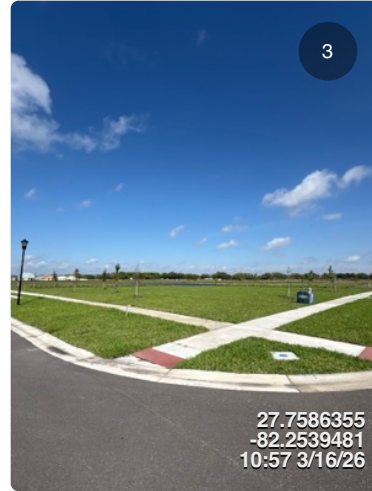
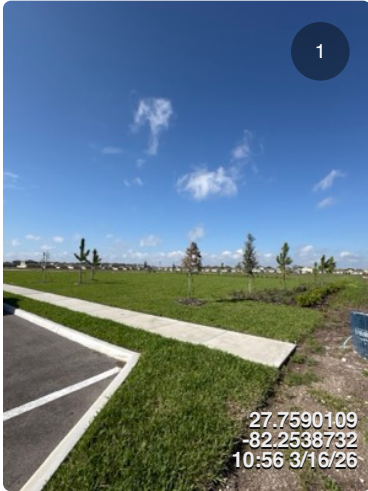


Items 6 - Everton Hill Ct. Park

Assigned To: Cornerstone

Park landscape is properly maintained. Turf quality looks good.

- Please remove the dead Oak tree and replace if still under warrantee.

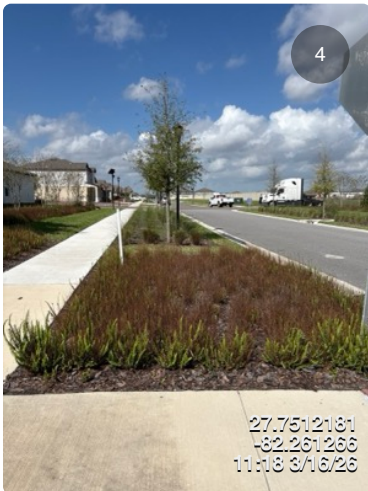


Items 7 - Violet Flame Ave. Entrance

Assigned To: Cornerstone

Observed ruts created at the inbound side of the entrance. Ferns appear to be recovering after previous cold snap. Annuals at the monument are thriving look great.

- Please propose to rehab the rutted turf area.



Items 8 - Blue Pearl Ave. Park

Assigned To: Cornerstone

Significant area of poor turf quality observed at the park. Playground is clean and functioning. Covered seated area is clean and trash cans have been emptied. Mailbox station is clean. Surrounding landscape is properly maintained.

- Please propose to replace the turf at the damaged areas.



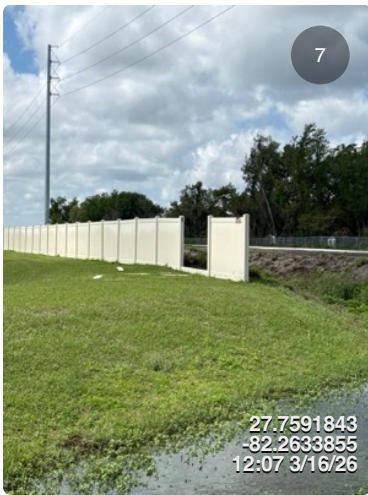
Items 9 - Balm Road & Topaz Blue St. Entrance

Assigned To: Cornerstone

Entrance landscape is properly maintained. Copper plants appear the same throughout the district. Annuals in the monument are thriving.

- Please include these palm trees in the pruning event next month.

- Inframark Maintenance to repair CDD fence.



Items 10 - Pond 1B

Assigned To: Cornerstone

Pond bank appears to have been missed during service.

- Please be sure to trim up to the high-water line per contract.



Items 11 - Pond 2A

Assigned To: Cornerstone

Pond bank appears to have been missed during service.

- Please be sure to trim up to the high-water line per contract.

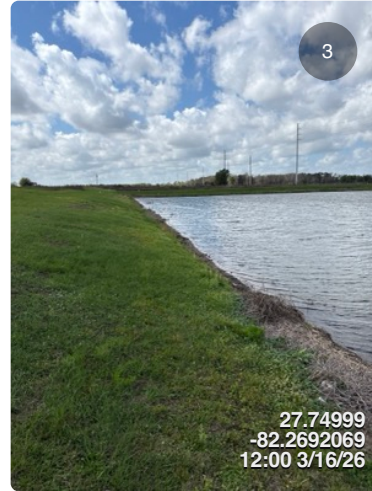


Items 12 - Pond 2C

Assigned To: Cornerstone

Pond bank appears to have been missed during service.

- Please be sure to trim up to the high-water line per contract.





Lake Maintenance Service Report

Date: Tuesday, March 10, 2026

Lead Technician: Bob Nagle

Site Name: Balm Grove

Lakes Serviced:

Lake Number	Algae Control	Shoreline Weeds	Floating Weeds	Submerged Weeds	Non-littoral Growth	Selective Littoral Growth	Manual Cutting	Trash Removal	Aquatic Pest Control
1a		✓							
1b		✓							
2a		✓							
2b		✓							
2bs		✓							
2c		✓							
F1		✓							
3a		✓							
3b		✓							
Sw		✓							
Sa		✓							
Neb		✓							
Nea		✓							

Notes:

Lakes are looking better in the new phase. Older phases just had some shoreline weeds.