

Sherwood Manor Community Development District

June 04, 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



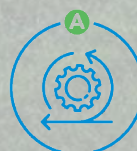
COLLABORATION



LEADERSHIP



EXCELLENCE



ACCOUNTABILITY



RESPECT

Sherwood Manor Community Development District

Board of Supervisors

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

District Staff

Jayna Cooper, District Manager
John Vericker, District Counsel
Tonja Stewart, District Engineer
Paul Young, Field Manager
Tabitha Vega, Clubhouse Manager
Rollamay Turkoane, District Manager
Brooke (Chapman) Jones, District Manager

Regular Meeting Agenda

Thursday, June 04, 2026 at 2:00 p.m.

The Regular Meeting of the Sherwood Manor Community Development District will be held **June 04, 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#

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

4. CONSENT AGENDA

- A. Approval of Minutes of May 07, 2026, Regular Meeting
- B. Consideration of Operation and Maintenance April 2026
- C. Acceptance of the Financials and Approval of the Check Register for April 2026
- D. Ratification of Down to Earth Proposal #146900 (\$5,645.18)
- E. Ratification of Down to Earth Proposal #147619 (\$300.00)
- F. Ratification of Down to Earth Proposal #147756 (\$210.15)
- G. Ratification of AR Protective Services LLC/Signal 88, LLC Pool Monitor Services Agreement
- H. Ratification of Down to Earth Proposal #148752 (\$586.25)
- I. Ratification of Down to Earth Proposal # 148829 (\$15,400.40)
- J. Ratification of Aqua Sentry Proposal #1784 (\$4,191.50)

5. STAFF REPORTS

- A. District Counsel
- B. District Engineer
- C. District Manager
 - i. Field Inspections Report
 - ii. Lake Maintenance Service Report
 - iii. Reminder of the Form 1 Submission

6. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

7. ADJOURNMENT

**MINUTES OF MEETING
SHERWOOD MANOR
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Sherwood Manor Community Development District was held on Thursday, May 7, 2026, and called to order at 3:08 p.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607.

Present and constituting a quorum were:

Carlos de la Ossa	Chairperson	
Nicholas Dister	Vice Chairperson	(via phone)
Alberto Viera	Assistant Secretary	
Kyle Smith	Assistant Secretary	
Ryan Motko	Assistant Secretary	

Also present were:

Jayna Cooper	District Manager
Rollamay Turkoane	District Manager
Brooke Chapman	District Manager
John Vericker	District Counsel
Kathryn Hopkinson	District Counsel
Paul Young	Field Manager

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

FIRST ORDER OF BUSINESS

Call To Order/Roll Call

Ms. Turkoane called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments

There being no members of the public present, the next order of business followed.

THIRD ORDER OF BUSINESS

Business Items

A. Consideration of Resolution 2026-08; Approving FY 2026-2027 Proposed Budget and Setting Public Hearing

On MOTION by Mr. de la Ossa seconded by Mr. Smith, with all in favor, Resolution 2026-08; Approving FY 2026-2027 Proposed Budget and Setting Public Hearing, for Thursday August 6th 2026 at 2:00 pm at the Inframark Offices located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607, was adopted. 5-0

B. Consideration of Resolution 2026-09; Redesignating a Qualified Public Depository - Valley Bank

On MOTION by Mr. de la Ossa seconded by Mr. Smith, with all in favor, Resolution 2026-09; Redesignating a Qualified Public Depository - *Valley Bank*, was adopted. 5-0

C. Consideration of Resolution 2026-10; Setting Landowners Election and Meeting

- *Seats 1 Carlos de la Ossa, 2 Ryan Motko, 5 Kyle Smith are up for general election.*

On MOTION by Mr. de la Ossa seconded by Mr. Smith, with all in favor, Resolution 2026-10; Setting Landowners Election and Meeting, for Thursday November 5th 2026 at 2:00 pm at the Inframark Offices located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607, was adopted. 5-0

D. Annual Notice of Qualified Electors – 555

Ms. Turkoane informed the Board there are 555 qualified electors.

FOURTH ORDER OF BUSINESS

Consent Agenda

- A. Approval of Minutes of April 02, 2026, Regular Meeting**
- B. Consideration of Operation and Maintenance March 2026**
- C. Acceptance of the Financials/Approval of the Check Register for March 2026**
- D. Ratification of Down to Earth Proposal #145786 (\$300.00)**
- E. Ratification of Weiser Security Proposal for Security System On-Site Installation and Off-Site Monitoring Services Agreement**
- F. Ratification of Inframark Maintenance Solutions Maintenance Proposal (\$270.00)**
- G. Ratification of McCall Pest & Wildlife Pest Control Services Agreement**
- H. Ratification of Brown & Brown Insurance Proposal**

On MOTION by Mr. de la Ossa seconded by Mr. Motko, with all in favor, the 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**
- ii. Lake Maintenance Service Report**

The Field Inspections and Lake Maintenance Reports were presented, copies of which were included in the agenda package. Mr. Young provided updates, completed/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

Adjourned

There being no further business,

On MOTION by Mr. de la Ossa seconded by Mr. Smith, with all in favor,
meeting adjourned at 3:16 p.m. 5-0

Jayna Cooper/Rollamay Turkoane
District Manager

Carlos de la Ossa
Chairperson

SHERWOOD MANOR CDD

Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
Monthly Contract						
ACTION SECURITY, INC	4/1/2026	32324	\$125.00			Apr 2026 Security monitoring system
CITY-WIDE CLEANING LLC	4/18/2026	20076	\$720.00			Janitorial Cleaning 04/26
DOWN TO EARTH	4/1/2026	171164	\$9,918.00			Apr 2026 Landscaping maintenance
ECO-LOGIC SERVICES LLC	4/1/2026	6451	\$4,350.00			March 2026 Pond maintenance
INFRAMARK LLC	4/1/2026	175440	\$1,000.00			MANAGEMENT FEE
INFRAMARK LLC	4/1/2026	175440	\$700.00			MANAGEMENT FEE
INFRAMARK LLC	4/1/2026	175440	\$2,500.00			DISTRICT INVOICE
INFRAMARK LLC	4/1/2026	175440	\$1,500.00			DISTRICT INVOICE
INFRAMARK LLC	4/1/2026	175440	\$5,833.33	\$11,533.33	\$11,533.33	DISTRICT INVOICE
Monthly Contract Subtotal			\$26,646.33			
Utilities						
BOCC ACH	4/7/2026	040726-3466-ACH	\$1,822.63			Water Services 02/25/2026-03/26/2026
TECO ACH	4/2/2026	040226-8655-ACH	\$2,238.11			ELECTRIC
TECO ACH	4/2/2026	040226-5677-ACH	\$699.42			ELECTRIC
TECO ACH	4/2/2026	040226-5651-ACH	\$233.14			ELECTRIC
TECO ACH	4/2/2026	040226-3107-ACH	\$2,377.99		\$5,548.66	ELECTRIC
Utilities Subtotal			\$7,371.29			
Regular Services						
ALBERTO VIERA	4/2/2026	AV-040226	\$200.00			BOARD 04/02/26
BL POOLS DBA AQUASENTRY	4/1/2026	H10573	\$1,995.00			Cleaning and Maintenance
CARLOS DE LA OSSA	4/2/2026	CO-040226	\$200.00			BOARD 04/02/26
DOWN TO EARTH	4/13/2026	172546	\$565.00			Monument Signs Annuals 03/26
DOWN TO EARTH	4/13/2026	172545	\$467.50			Irrigation Repairs 04/26
DOWN TO EARTH	4/17/2026	172819	\$300.00		\$1,332.50	Trash & Debris Removal 04/26
INFRAMARK LLC	4/20/2026	177176	\$0.74			MARCH 26-POSTAGE
KYLE SMITH	4/2/2026	KS-040226	\$200.00			BOARD 04/02/26

SHERWOOD MANOR CDD
Summary of Operations and Maintenance Invoices

Vendor	Invoice Date	Invoice/Account Number	Amount	Invoice Total	Vendor Total	Comments/Description
NICHOLAS J. DISTER	4/2/2026	ND-040226	\$200.00			BOARD 04/02/26
RYAN MOTKO	4/2/2026	RM-040226	\$200.00			BOARD 04/02/26
SchoolStatus, LLC	4/1/2026	INV-SS-6333	\$3,125.00			WEBSITE
STANTEC CONSULTING SERVICES	3/13/2026	2545330	\$808.50			District Engineer Services Through 03/13/26
STRALEY ROBIN VERICKER	4/17/2026	28232	\$2,528.25			MARCH 2026 DISTRICT COUNSEL SERVICE
TECO ACH	4/7/2026	040726-6005-ACH	\$6,487.47			ELECTRIC 01/29/26-02/26/26
Regular Services Subtotal			\$17,277.46			
Additional Services						
ACTION SECURITY, INC	4/20/2026	32489	\$1,345.00			ACCESS CARDS 04/26
BL POOLS DBA AQUASENTRY	3/30/2026	H10508	\$55.00			Replaced Commercial Pool Net
BL POOLS DBA AQUASENTRY	4/1/2026	H10573	\$49.95		\$104.95	Cleaning and Maintenance
INFRAMARK LLC	4/2/2026	1166131	\$5,000.00			Maintenance Services
INFRAMARK LLC	3/30/2026	1166063	\$1,170.00			Maintenance Services
INFRAMARK LLC	4/22/2026	1166503	\$225.00		\$6,395.00	Maintenance Services 04/26
TRUIST BANK	3/22/2026	032226-1469-ACH	\$5.74			FINANCE CHARGE
WEISER SECURITY SERVICES ,INC.	4/6/2026	1260496	\$740.00			50% Deposit - Monitoring Speaker Installation 04/26
Additional Services Subtotal			\$8,590.69			
TOTAL						
			\$59,885.77			

ACTION SECURITY, INC.
 1505 Manor Rd
 Englewood, FL 34223
 sales@actionsecurityfl.com

Invoice



BILL TO

Sherwood Manor CDD
 c/o Meritus Corp
 2005 Pan Am Circle, Suite 300
 Tampa , FL 33607

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
32324	04/01/2026	\$125.00	04/01/2026	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Service Monthly billing for Service Agreement at Sherwood Manor Amenity Center as approved by customer. Includes database management.	1	125.00	125.00

Contact ACTION SECURITY, INC. to pay this invoice.
 FL Contractor ES12001404

BALANCE DUE

\$125.00

Thank you, we appreciate your business!

City-Wide Cleaning LLC

P.O. Box 262142

Tampa, FL 33685

(813) 624-4479

INVOICE NO. 20076

TO:

Sherwood Manor

2005 Pan Am Cir

Tampa, FL

C/o Informa

DATE:

1/18/26

[illegible]

Down to Earth Landscape & Irrigation

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700



Invoice: #171164
April 2026

Customer

Sherwood Manor CDD
Inframark
2005 Pan Am Circle Suite 300

Property / Project Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Tampa, FL 33604

Project/Job

Sherwood Manor CDD Contract (2026)
Estimate # 135111

Invoice Date

4/1/2026

Date Due

5/16/2026

Terms

Net 45

Customer PO #

Invoice Details

Description of Services & Items	Unit	Quantity	Rate	Amount
#135111 - Sherwood Manor CDD Contract (2026) April 2026				\$9,918.00

Billing Questions

rhonda.culotta@down2earthinc.com
(904) 780-2257

Visit us at <https://dtelandscape.com> for all
other questions or concerns.

To make payment by **ACH (electronic check)** or **credit card**, please click the link below. There is **no fee** for ACH payments, and a **3% processing fee** for credit card payments.

<https://huntington.billeri.com/ebpp/DownToEarth/>

Subtotal	\$9,918.00
Sales Tax	\$0.00
Total	\$9,918.00
Credits/Payments	(\$0.00)
Balance Due	\$9,918.00

Eco-Logic Services

PO Box 18204

Sarasota, FL 34276

Pete@Eco-Logic-Services.com



INVOICE

BILL TO

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

INVOICE # 6451**DATE** 04/01/2026**DUE DATE** 05/01/2026**TERMS** Net 30

DESCRIPTION	AMOUNT
Lake Maintenance Services for March 2026	1,850.00
Maintenance of Ditch D1 for March 2026	95.00
Maintenance of Ditch D2 for March 2026	100.00
Maintenance of Ditch D3 for March 2026	85.00
Maintenance of Ditch D4 for March 2026	220.00
Midge control in Lakes 1 and 2 for March 2026	825.00
Midge control in Lakes 3 and 4 for March 2026	575.00
Midge control in Lakes 9 and 10 for March 2026	600.00
SUBTOTAL	4,350.00
TAX	0.00
TOTAL	4,350.00
BALANCE DUE	\$4,350.00



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

175440

CUSTOMER ID

C2308

PO#**DATE**

4/1/2026

NET TERMS

Due On Receipt

DUE DATE

4/1/2026

BILL TO

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

Services provided for the Month of: April 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Accounting Services	1	Ea	1,000.00		1,000.00
Dissemination Services	2	Ea	350.00		700.00
District Management	1	Ea	2,500.00		2,500.00
Field Management	1	Ea	1,500.00		1,500.00
Personnel Services	1	Ea	5,833.33		5,833.33
Subtotal					11,533.33

Subtotal

\$11,533.33

Tax

\$0.00

Total Due

\$11,533.33

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.



Hillsborough
County Florida

S-Page 1 of 2

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
SHERWOOD MANOR CDD	8726963466	04/07/2026	04/28/2026

Summary of Account Charges

Previous Balance	\$1,652.97
Net Payments - Thank You	\$-1,652.97
Total Account Charges	\$1,822.63

AMOUNT DUE	\$1,822.63
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Important Message

Effective 6/1/2026, AutoPay drafts will be updated from 7 days after bill issue to occurring on the bill due date. No action is required to maintain your enrollment. If you are not currently enrolled, you can sign up at <https://www.govone.com/waterbill/>

This is your summary of charges. Detailed charges by premise are listed on the following page(s)



Hillsborough
County Florida

Make checks payable to: **BOCC**

ACCOUNT NUMBER: 8726963466



ELECTRONIC PAYMENTS BY CHECK OR

Automated Payment Line: (813) 307-1000

Internet Payments: [HCFL.gov/WaterBill](https://www.HCFL.gov/WaterBill)

Additional Information: [HCFL.gov/Water](https://www.HCFL.gov/Water)



THANK YOU!



SHERWOOD MANOR CDD
2005 PAN AM CIRCLE SUITE 300
TAMPA FL 33607-6008

350 0

DUE DATE

04/28/2026

**Auto Pay Scheduled
DO NOT PAY**



0087269634660 00001822634



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
SHERWOOD MANOR CDD	8726963466	04/07/2026	04/28/2026

Service Address: 1801 12TH ST SE

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METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
54676394	02/25/2026	33804	03/26/2026	34864	106000 GAL	ESTIMATED	WATER

Service Address Charges

Customer Service Charge	\$6.54
Purchase Water Pass-Thru	\$320.12
Water Base Charge	\$70.75
Water Usage Charge	\$334.71
Sewer Base Charge	\$171.43
Sewer Usage Charge	\$749.42
Total Service Address Charges	\$1,652.97

An estimated read was used to calculate your bill



Hillsborough
County Florida

CUSTOMER NAME	ACCOUNT NUMBER	BILL DATE	DUE DATE
SHERWOOD MANOR CDD	8726963466	04/07/2026	04/28/2026

Service Address: 1208 ALPINE ASH PL H

S-Page 2 of 2

METER NUMBER	PREVIOUS DATE	PREVIOUS READ	PRESENT DATE	PRESENT READ	CONSUMPTION	READ TYPE	METER DESCRIPTION
22007741A	02/26/2026	834	04/02/2026	900	6600 GAL	ACTUAL	WATER

Service Address Charges

Customer Service Charge	\$6.54
Purchase Water Pass-Thru	\$19.93
Water Base Charge	\$135.80
Water Usage Charge	\$7.39
Total Service Address Charges	\$169.66





SHERWOOD MANOR COMMUNITY
DEVELOPMENT DISTRICT
SHERWOOD MANOR PH 4A
RUSKIN, FL 33570

Statement Date: April 02, 2026

Amount Due: \$2,238.11

Due Date: April 23, 2026

Account #: 221009048655

DO NOT PAY. Your account will be drafted on April 23, 2026

Account Summary

Current Service Period: February 27, 2026 - March 27, 2026

Previous Amount Due \$2,238.11

Payment(s) Received Since Last Statement -\$2,238.11

Current Month's Charges \$2,238.11

Amount Due by April 23, 2026 \$2,238.11

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



Scan here to view
your account online.



Log in or create an online account to
get personalized energy insights and
recommendations to help lower your bill.

TECOaccount.com

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



Pay your bill online at TampaElectric.com

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

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

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

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

Account #: 221009048655

Due Date: April 23, 2026

Amount Due: \$2,238.11

Payment Amount: \$ _____

683483128836

Your account will be
drafted on April 23, 2026

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



Service For:
SHERWOOD MANOR PH 4A
RUSKIN, FL 33570

Account #: 221009048655
Statement Date: April 02, 2026
Charges Due: April 23, 2026

Service Period: Feb 27, 2026 - Mar 27, 2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	912 kWh @ \$0.03411/kWh	\$31.11
Fixture & Maintenance Charge	48 Fixtures	\$797.28
Lighting Pole / Wire	48 Poles	\$1359.36
Lighting Fuel Charge	912 kWh @ \$0.03452/kWh	\$31.48
Storm Protection Charge	912 kWh @ \$0.00574/kWh	\$5.23
Clean Energy Transition Mechanism	912 kWh @ \$0.00043/kWh	\$0.39
Storm Surcharge	912 kWh @ \$0.01230/kWh	\$11.22
Florida Gross Receipt Tax		\$2.04
Lighting Charges		\$2,238.11

Total Current Month's Charges

\$2,238.11

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other Correspondences:

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

Contact Us

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.



SHERWOOD MANOR COMMUNITY
DEVELOPMENT DISTRICT
1102 14TH AVE SE
RUSKIN, FL 33570-4809

Statement Date: April 02, 2026

Amount Due: \$699.42

Due Date: April 23, 2026

Account #: 221009045677

DO NOT PAY. Your account will be drafted on April 23, 2026

Account Summary

Current Service Period: February 27, 2026 - March 27, 2026

Previous Amount Due \$699.42

Payment(s) Received Since Last Statement -\$699.42

Current Month's Charges \$699.42

Amount Due by April 23, 2026 \$699.42

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



Scan here to view
your account online.



Log in or create an online account to
get personalized energy insights and
recommendations to help lower your bill.

TECOaccount.com

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

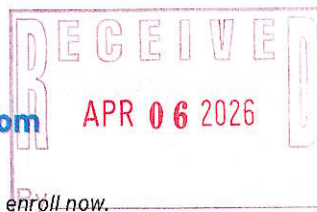


Pay your bill online at TampaElectric.com

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

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

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



Account #: 221009045677

Due Date: April 23, 2026

Amount Due: \$699.42

Payment Amount: \$ _____

683483128835

Your account will be
drafted on April 23, 2026

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607-6008

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

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



Service For:
1102 14TH AVE SE
RUSKIN, FL 33570-4809

Account #: 221009045677
Statement Date: April 02, 2026
Charges Due: April 23, 2026

Service Period: Feb 27, 2026 - Mar 27, 2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	285 kWh @ \$0.03411/kWh	\$9.72
Fixture & Maintenance Charge	15 Fixtures	\$249.15
Lighting Pole / Wire	15 Poles	\$424.80
Lighting Fuel Charge	285 kWh @ \$0.03452/kWh	\$9.84
Storm Protection Charge	285 kWh @ \$0.00574/kWh	\$1.64
Clean Energy Transition Mechanism	285 kWh @ \$0.00043/kWh	\$0.12
Storm Surcharge	285 kWh @ \$0.01230/kWh	\$3.51
Florida Gross Receipt Tax		\$0.64
Lighting Charges		\$699.42

Total Current Month's Charges

\$699.42

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other Correspondences:

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

Contact Us

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.



SHERWOOD MANOR COMMUNITY
DEVELOPMENT DISTRICT
1610 6TH ST SE
RUSKIN, FL 33570-5764

Statement Date: April 02, 2026

Amount Due: \$233.14

Due Date: April 23, 2026

Account #: 221009045651

DO NOT PAY. Your account will be drafted on April 23, 2026

Account Summary

Current Service Period: February 27, 2026 - March 27, 2026

Previous Amount Due \$233.14

Payment(s) Received Since Last Statement -\$233.14

Current Month's Charges \$233.14

Amount Due by April 23, 2026 \$233.14

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



Scan here to view
your account online.



Log in or create an online account to
get personalized energy insights and
recommendations to help lower your bill.

TECOaccount.com

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 #: 221009045651

Due Date: April 23, 2026

Amount Due: \$233.14

Payment Amount: \$ _____

683483128834

Your account will be
drafted on April 23, 2026



Pay your bill online at TampaElectric.com

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

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

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

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

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



Service For:
1610 6TH ST SE
RUSKIN, FL 33570-5764

Account #: 221009045651
Statement Date: April 02, 2026
Charges Due: April 23, 2026

Service Period: Feb 27, 2026 - Mar 27, 2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	95 kWh @ \$0.03411/kWh	\$3.24
Fixture & Maintenance Charge	5 Fixtures	\$83.05
Lighting Pole / Wire	5 Poles	\$141.60
Lighting Fuel Charge	95 kWh @ \$0.03452/kWh	\$3.28
Storm Protection Charge	95 kWh @ \$0.00574/kWh	\$0.55
Clean Energy Transition Mechanism	95 kWh @ \$0.00043/kWh	\$0.04
Storm Surcharge	95 kWh @ \$0.01230/kWh	\$1.17
Florida Gross Receipt Tax		\$0.21
Lighting Charges		\$233.14

Total Current Month's Charges

\$233.14

00000035-0000382-Page 8 of 18

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

Ways To Pay Your Bill



Bank Draft

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



In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

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



Credit or Debit Card

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



Phone

Toll Free:
866-689-6469

All Other

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

Contact Us

Online:

TampaElectric.com

Phone:

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

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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SHERWOOD MANOR COMMUNITY
DEVELOPMENT DISTRICT
SHERWOOD MANOR PH5A PH5B PH5C
RUSKIN, FL 33570

Statement Date: April 02, 2026

Amount Due: \$2,377.99

Due Date: April 23, 2026

Account #: 221009253107

DO NOT PAY. Your account will be drafted on April 23, 2026

Account Summary

Current Service Period: February 27, 2026 - March 27, 2026

Previous Amount Due \$2,377.99

Payment(s) Received Since Last Statement -\$2,377.99

Current Month's Charges \$2,377.99

Amount Due by April 23, 2026 \$2,377.99

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



Scan here to view
your account online.



Log in or create an online account to
get personalized energy insights and
recommendations to help lower your bill.

TECOaccount.com

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 #: 221009253107

Due Date: April 23, 2026



Pay your bill online at TampaElectric.com

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

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

Amount Due: \$2,377.99

Payment Amount: \$ _____

683483128837

Your account will be
drafted on April 23, 2026

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
2005 PAN AM CIRCLE SUITE 300
TAMPA, FL 33607

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

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



Service For:
SHERWOOD MANOR PH5A PH5B PH5C
RUSKIN, FL 33570

Account #: 221009253107
Statement Date: April 02, 2026
Charges Due: April 23, 2026

Service Period: Feb 27, 2026 - Mar 27, 2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	969 kWh @ \$0.03411/kWh	\$33.05
Fixture & Maintenance Charge	51 Fixtures	\$847.11
Lighting Pole / Wire	51 Poles	\$1444.32
Lighting Fuel Charge	969 kWh @ \$0.03452/kWh	\$33.45
Storm Protection Charge	969 kWh @ \$0.00574/kWh	\$5.56
Clean Energy Transition Mechanism	969 kWh @ \$0.00043/kWh	\$0.42
Storm Surcharge	969 kWh @ \$0.01230/kWh	\$11.92
Florida Gross Receipt Tax		\$2.16
Lighting Charges		\$2,377.99

Total Current Month's Charges

\$2,377.99

00000035-0000386-Page 16 of 18

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

Ways To Pay Your Bill



Bank Draft

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In-Person

Find list of Payment Agents at TampaElectric.com



Mail A Check

Payments:
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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:
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All Other Correspondences:

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

Contact Us

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TampaElectric.com

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

Hearing Impaired/TTY:

7-1-1

Power Outage:

877-588-1010

Energy-Saving Programs:

813-275-3909

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Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Sherwood Manor CDD

Board Meeting Date: April 02, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Albert Viera	X	\$200
5	Kyle Smith	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

April 02, 2026
Date

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



13194 U.S. 301
154
Riverview, FL 33578
(813) 943-2755

Date: 04/01/2026
Due: 05/01/2026
Invoice #: H10573
Customer: Sherwoods Manor CDD
Bill To: Tabitha Vega
Sherwoods Manor CDD
2005 Pan Am Cir
Tampa, FL 33607 USA
Ship To: 2005 Pan Am Cir
Tampa, FL 33607

Item	Qty	Credit Card	Cash or Check
Commercial Account Cleaning & Maintenance Full Service Weekly Commercial Pool Cleaning, Maintenance and Chemical Services	1	2,064.82	1,995.00
Phosphate Treatment:Phosphate Treatment Treatment to remove phosphate buildup in pool for peak summer months (April-June).	1	51.70	49.95
Total		\$2,116.52	\$2,044.95

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Sherwood Manor CDD

Board Meeting Date: April 02, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Albert Viera	X	\$200
5	Kyle Smith	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

April 02, 2026
Date

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

Down to Earth Landscape & Irrigation

PO Box 72701
 Cleveland, Ohio 44192-0002
 (321) 263-2700



Invoice: #172546

April 2026

Customer

Sherwood Manor CDD
 Inframark
 2005 Pan Am Circle Suite 300

Property / Project Address

Sherwood Manor CDD
 1801 12th St. SE
 Ruskin, FL 33570

Tampa, FL 33604

Project/Job

Monument Signs - March Annuals 2026
 Estimate # 140901

Invoice Date

4/13/2026

Date Due

4/28/2026

Terms

Net 15

Customer PO #**Invoice Details**

Description of Services & Items	Unit	Quantity	Rate	Amount
#140901 - Monument Signs - March Annuals 2026				\$565.00

Install annuals at 4 monument signs and the front gate to amenity center.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

LCE025: Tree/Plant Installation				\$565.00
Site Prep, Removal, & Disposal (E) (Labor)				\$67.50
Annuals 4-4.5" - installed (E) (Kit)	4" Plant	125.00	\$3.98	\$497.50

Billing Questions

rhonda.culotta@down2earthinc.com
 (904) 780-2257

Visit us at <https://dtelandscape.com> for all other questions or concerns.

To make payment by **ACH (electronic check)** or **credit card**, please click the link below. There is **no fee** for ACH payments, and a **3% processing fee** for credit card payments.

<https://huntington.billeri.com/ebpp/DownToEarth/>

Subtotal	\$565.00
Sales Tax	\$0.00
Total	\$565.00
Credits/Payments	(\$0.00)
Balance Due	\$565.00

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #140901**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Monument Signs - March
Annuals 2026

Estimated Job Start Date

March 9, 2026

Proposed By

Alexandra Steiner

Due Date

<u>Estimate Details</u>				
Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Site Prep, Removal, & Disposal (E)				\$67.50
Annuals 4-4.5" - installed (E)	4"	125	\$3.98	\$497.50
Subtotal				\$565.00
Estimated Tax				\$0.00
Job Total				\$565.00

Install annuals at 4 monument signs and the front gate to amenity center.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner
Down to Earth

02/18/2026

Date

Agreed & Accepted By:

Signed by:

Kollamay Turkoane

1E38E9E795D0415...

Inframark

2/23/2026

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #140901**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Monument Signs - March
Annuals 2026

Estimated Job Start Date

March 9, 2026

Proposed By

Alexandra Steiner

Due Date

<u>Estimate Details</u>				
Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Site Prep, Removal, & Disposal (E)				\$67.50
Annuals 4-4.5" - installed (E)	4"	125	\$3.98	\$497.50
Subtotal				\$565.00
Estimated Tax				\$0.00
Job Total				\$565.00

Install annuals at 4 monument signs and the front gate to amenity center.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner
Down to Earth

02/18/2026

Date

Agreed & Accepted By:

Signed by:

Kollamay Turkoane

1E3BE9E795D0415...

Inframark

2/23/2026

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Down to Earth Landscape & Irrigation

PO Box 72701
 Cleveland, Ohio 44192-0002
 (321) 263-2700



Invoice: #172545

April 2026

Customer

Sherwood Manor CDD
 Inframark
 2005 Pan Am Circle Suite 300

Tampa, FL 33604

Property / Project Address

Sherwood Manor CDD
 1801 12th St. SE
 Ruskin, FL 33570

Project/Job

Irrigation Service Call - Stuck Valve/Main Line Leak - Time
 & Materials - 4/6/2026
 Estimate # 144916

Invoice Date

4/13/2026

Date Due

4/28/2026

Terms

Net 15

Customer PO #**Invoice Details**

Description of Services & Items	Unit	Quantity	Rate	Amount
#144916 - Irrigation Service Call - Stuck Valve/Main Line Leak - Time & Materials - 4/6/2026				\$467.50

Alexandra told me about a report of a lot of water near the dog park. I was shown a video of the area and water is pooling in the beds and is running out onto the sidewalk. Need to send Dan there to investigate and resolve the issue.

Estimates require a 50% deposit to order and schedule any approved work.

LCE005: Irrigation Installation**\$467.50**

Irrigation Labor (Hide) (Labor)

\$467.50

Billing Questions

rhonda.culotta@down2earthinc.com
 (904) 780-2257

Visit us at <https://dtelandscape.com> for all
 other questions or concerns.

To make payment by **ACH (electronic check)** or **credit card**, please click the link below. There is **no fee** for ACH payments, and a **3% processing fee** for credit card payments.

<https://huntington.billeriq.com/ebpp/DownToEarth/>

Subtotal	\$467.50
Sales Tax	\$0.00
Total	\$467.50
Credits/Payments	(\$0.00)
Balance Due	\$467.50

Down to Earth Landscape & Irrigation

PO Box 72701
 Cleveland, Ohio 44192-0002
 (321) 263-2700



Invoice: #172819

April 2026

Customer

Sherwood Manor CDD
 Inframark
 2005 Pan Am Circle Suite 300

Property / Project Address

Sherwood Manor CDD
 1801 12th St. SE
 Ruskin, FL 33570

Tampa, FL 33604

Project/Job

Trash & Debris Removal - April 2026
 Estimate # 145786

Invoice Date

4/17/2026

Date Due

5/2/2026

Terms

Net 15

Customer PO #**Invoice Details**

Description of Services & Items	Unit	Quantity	Rate	Amount
---------------------------------	------	----------	------	--------

#145786 - Trash & Debris Removal - April 2026

\$300.00

Discussed with Paul. Excessive trash on 16th Ave SW across from the new construction. Remove and dispose of garbage.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

LCE025: Tree/Plant Installation**\$300.00**

Removal, & Disposal (E) (Labor)

\$300.00**Billing Questions**

rhonda.culotta@down2earthinc.com
 (904) 780-2257

Visit us at <https://dtelandscape.com> for all other questions or concerns.

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<https://huntington.billeriq.com/ebpp/DownToEarth/>

Subtotal	\$300.00
Sales Tax	\$0.00
Total	\$300.00
Credits/Payments	(\$0.00)
Balance Due	\$300.00



2002 West Grand Parkway North
Suite 100
Katy, TX 77449

INVOICE#

177176

CUSTOMER ID

C2308

PO#

INVOICE

DATE

4/20/2026

NET TERMS

Due On Receipt

DUE DATE

4/20/2026

BILL TO

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

Services provided for the Month of: March 2026

DESCRIPTION	QTY	UOM	RATE	MARKUP	AMOUNT
Postage	1	Ea	0.74		0.74
Subtotal					0.74

Subtotal

\$0.74

Tax

\$0.00

Total Due

\$0.74

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

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

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

Account Name: INFRAMARK, LLC

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

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

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Sherwood Manor CDD

Board Meeting Date: April 02, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Albert Viera	X	\$200
5	Kyle Smith	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

April 02, 2026
Date

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

Attendance Confirmation
for
BOARD OF SUPERVISORS

District Name: Sherwood Manor CDD

Board Meeting Date: April 02, 2026

	Name	In Attendance Please X	Paid
1	Carlos de la Ossa	X	\$200
2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Albert Viera	X	\$200
5	Kyle Smith	X	\$200

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

Approved for payment:

Jayna Cooper
District Manager Signature

April 02, 2026
Date

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District Name: Sherwood Manor CDD

Board Meeting Date: April 02, 2026

	Name	In Attendance Please X	Paid
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2	Nick Dister	X	\$200
3	Ryan Motko	X	\$200
4	Albert Viera	X	\$200
5	Kyle Smith	X	\$200

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

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Jayna Cooper
District Manager Signature

April 02, 2026
Date

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

Bill To

Sherwood Manor CDD
2005 Pan Am Circle Ste 300
Tampa FL 33607
United States

Total Due: \$3,125.00**Due Date:** 5/1/2026

Terms	Due Date	Purchase Order	Service Start	Service End
Net 30	5/1/2026		11/14/2025	11/13/2026

Item	Amount
SchoolNow CMS Full-featured websites and intranet with unlimited storage and users	\$60.00
SchoolNow ADA Monthly reporting, error correction and training resources	\$938.00
SchoolNow Server Fee Annual server fee for website hosting	\$615.00
SchoolNow Implementation One time fee for Website design, remediation and launch, SIS integration and data set-up	\$1,512.00

Subtotal \$3,125.00**Tax Total** \$0.00**Total** \$3,125.00**Amount Paid** \$0.00**Amount Due** \$3,125.00**For Payment by EFT:****Remittance Contact:** ar@schoolstatus.com**Bank Name:** Stifel Bank**Bank Address:** 8000 Maryland Avenue Ste 100, Clayton, Missouri 63105**Routing #:** 081018998**Account #:** 16763806**SWIFT:** STLFUS44XXX**Please include the invoice number in the description if possible.****For Payment by Check:**

SchoolStatus, LLC

P.O. Box 771470

St. Louis, MO 63177-9816

United States

[Click Here to pay with Credit Card](#)

[Click here](#) to view our W-9.



INVOICE

Page 1 of 2

Invoice Number	2545330
Invoice Date	March 13, 2026
Customer Number	149265
Project Number	238202096

Bill To

Sherwood Manor Community
Development District
Accounts Payable
c/o Inframark
210 North University Drive, Suite 702
Coral Springs FL 33071
United States

EFT/ACH Remit To (Preferred)

Stantec Consulting Services Inc. (SCSI)
Bank of America
ABA No. : 111000012
Account No: 3752096026
Email Remittance: eft@stantec.com

Alternative Remit To

Stantec Consulting Services Inc.
(SCSI)
13980 Collections Center Drive
Chicago IL 60693
United States
Federal Tax ID
11-2167170

Project Description: Sherwood Manor CDD

Stantec Project Manager:	Stewart, Tonja L
Authorization Amount:	\$23,667.50
Authorization Previously Billed:	\$13,365.75
Authorization Budget Remaining:	\$9,493.25
Authorization Billed to Date:	\$14,174.25
Current Invoice Due:	\$808.50
For Period Ending:	March 13, 2026

Email Invoice: InframarkCMS@payableslockbox.com
CC: bryan.radcliff@inframark.com

Net Due in 30 Days or in accordance with terms of the contract

Stantec will not change our banking information. If you receive a request noting our banking information has changed, please contact your Stantec Project Manager

Page 2 of 2

2545330

238202096

2026 FY General Consulting Services

Billing Level

Hours

**Current
Amount**

183.00

95.00

95.00

47.50

95.00

95.00

610.50

198.00

198.00

808.50

808.50

\$808.50

\$808.50

Billing Backup

Date	Project	Task	Employee/Supplier	Quantity	Bill Rate	Bill Amount	Comment	AP Ref. #
2026-01-14	238202096	2026	NURSE, VANESSA M	1.00	183.00	183.00	SENT OUT PUBLIC FACILITIES REPORT & MAPPING STATUS	
2026-01-26	238202096	2026	NURSE, VANESSA M	0.50	190.00	95.00	SENT OUT PROJECT MAPPING STATUS	
2026-02-17	238202096	2026	RANKIN, ASHLEY ALEXANDRA	1.00	198.00	198.00	PMSUPPORT	
2026-02-23	238202096	2026	NURSE, VANESSA M	0.50	190.00	95.00	UPDATED SWFWMD INSPECTION SPREADSHEET	
2026-02-24	238202096	2026	NURSE, VANESSA M	0.25	190.00	47.50	UPDATED SWFWMD INSPECTION SPREADSHEET	
2026-02-26	238202096	2026	NURSE, VANESSA M	0.50	190.00	95.00	UPDATED SWFWMD INSPECTION SPREADSHEET	
2026-02-27	238202096	2026	NURSE, VANESSA M	0.50	190.00	95.00	UPDATED SWFWMD INSPECTION SPREADSHEET	
Total subTask 2026				4.25		808.50		
Total Top Task 2026				4.25		808.50		
Total Project 238202096				4.25		808.50		

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

Sherwood Manor CDD
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

April 17, 2026

Client: 001497

Matter: 000001

Invoice #: 28232

Page: 1

RE: General

For Professional Services Rendered Through March 31, 2026

SERVICES

Date	Person	Description of Services	Hours	Amount
3/2/2026	LC	PREPARE POOL MONITORING AGREEMENT AND ANTI-TRAFFICKING AFFIDAVIT FOR SAME.	0.7	\$136.50
3/2/2026	KCH	REVIEW AND REVISE POOL MONITORING SERVICES AGREEMENT WITH SIGNAL 88.	0.6	\$225.00
3/5/2026	KCH	PREPARE OVERNIGHT SECURITY MONITORING SERVICES AGREEMENT WITH WSS DBA WEISER.	1.3	\$487.50
3/5/2026	KCH	PREPARE FOR AND ATTEND BOS MEETING IN PERSON.	0.6	\$225.00
3/6/2026	LC	REVIEW EASEMENT ENCROACHMENT AGREEMENT FOR 1002 GOLDEN SHINER AVENUE; PREPARE CORRESPONDENCE TO DISTRICT MANAGER RE STATUS OF RESIDENTS EXECUTING AGREEMENT.	0.2	\$39.00
3/7/2026	KCH	REVISE WEBSITE IMPLEMENTATION AND MANAGEMENT SERVICES AGREEMENT WITH SCHOOLSTATUS.	0.2	\$75.00
3/11/2026	KCH	REVIEW AND REVISE EASEMENT ENCROACHMENT AGREEMENT FOR 1640 SOURWOOD DRIVE; EMAILS WITH J. LAWTON AND R. ZOOK REGARDING SAME.	0.7	\$262.50
3/12/2026	AM	PREPARE EASEMENT ENCROACHMENT AGREEMENT FOR RECORDING.	0.3	\$58.50
3/12/2026	KCH	REVIEW ALLOCATION OF RISK FROM WEISER SECURITY; EMAILS WITH A. POTEMPA REGARDING WEISER SECURITY AGREEMENT.	0.2	\$75.00

April 17, 2026
 Client: 001497
 Matter: 000001
 Invoice #: 28232

Page: 2

SERVICES

Date	Person	Description of Services	Hours	Amount
3/18/2026	AM	RESEARCH SEATS FOR GENERAL ELECTION; PREPARE PUBLICATION AD FOR QUALIFYING PERIOD; DRAFT RESOLUTION SETTING LANDOWNER ELECTION AND SAMPLE PUBLICATION AD, INSTRUCTIONS, PROXY, AND BALLOT.	2.2	\$429.00
3/20/2026	AM	REVIEW MEETING INFORMATION FOR APPROVING BUDGET FOR FY 26-27; PREPARE RESOLUTION APPROVING PROPOSED BUDGET AND SETTING PUBLIC HEARING.	1.0	\$195.00
3/27/2026	KCH	REVIEW AGENDA PACKAGE.	0.4	\$150.00
3/31/2026	KCH	REVISE SECURITY MONITOR AGREEMENT WITH WEISER; EMAILS WITH WEISER REGARDING SAME.	0.3	\$112.50
Total Professional Services			8.7	\$2,470.50

DISBURSEMENTS

Date	Description of Disbursements	Amount
3/12/2026	Simplefile E-Recording- Filing Fee- E-Filing	\$57.75
Total Disbursements		\$57.75

Total Services	\$2,470.50
Total Disbursements	\$57.75
Total Current Charges	\$2,528.25
Previous Balance	\$1,559.50
Less Payments	(\$1,559.50)
PAY THIS AMOUNT	\$2,528.25

Please Include Invoice Number on all Correspondence



SHERWOOD MANOR COMMUNITY
DEVELOPMENT DISTRICT
C/O MERITUS
2005 PAN AM CIR, STE 120
TAMPA, FL 33607-2529

Statement Date: April 07, 2026

Amount Due: \$6,487.47

Due Date: April 21, 2026

Account #: 321000026005

DO NOT PAY. Your account will be drafted on April 21, 2026

Account Summary

Previous Amount Due	\$6,572.43
Payment(s) Received Since Last Statement	-\$6,572.43
Credit Balance After Payments and Credits	\$0.00
Current Month's Charges	\$6,487.47

Amount Due by April 21, 2026 \$6,487.47

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

Your Locations With The Highest Usage



1801 SE 12TH ST,
CLBHSE, RUSKIN, FL
33570

**7,423
KWH**



1109 TIDAL ROCK AVE,
FOUNTAIN, RUSKIN, FL
33570-5558

**2,113
KWH**



Scan here to interact
with your bill online.

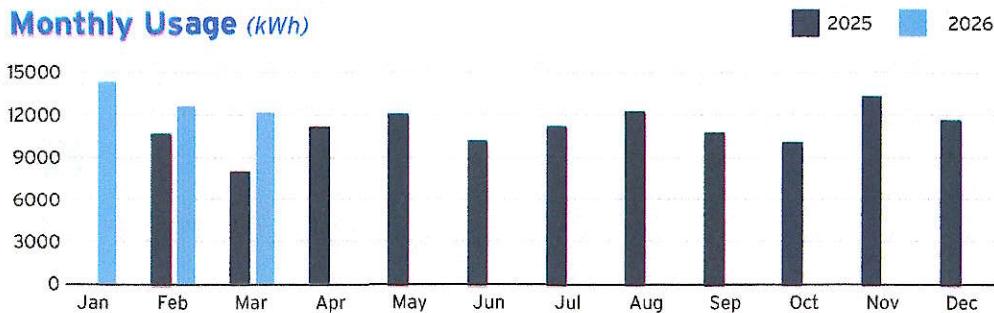


**DOWNED IS
DANGEROUS!**

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

Visit [TampaElectric.com/Safety](https://www.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](https://www.tecoaccount.com)

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



Account #: 321000026005

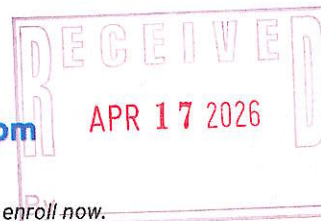
Due Date: April 21, 2026



Pay your bill online at [TampaElectric.com](https://www.tampaelectric.com)

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

Go Paperless, Go Green! Visit [TampaElectric.com/Paperless](https://www.tampaelectric.com/paperless) to enroll now.



Amount Due: \$6,487.47

Payment Amount: \$ _____

700125004684

Your account will be
drafted on April 21, 2026

00000015 FTECO504072622485410 00000 01 00000000 15 007

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
C/O MERITUS
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: 321000026005

Energy Usage From Last Month

▲ Increased = Same ▼ Decreased

Service Address: 1109 TIDAL ROCK AVE, FOUNTAIN, RUSKIN, FL 33570-5558

Sub-Account Number: 211019020679

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000598798	02/26/2026	36,358		34,245		2,113 kWh	1	29 Days	\$362.58
									▼ 3.3%

Service Address: 815 18TH AVE SE, RUSKIN, FL 33570

Sub-Account Number: 211019020687

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000558717	02/26/2026	1,137		1,137		0 kWh	1	29 Days	\$19.63

Service Address: 816 18TH AVE SE, RUSKIN, FL 33570-6021

Sub-Account Number: 211019020695

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000558720	02/26/2026	21,919		19,924		1,995 kWh	1	29 Days	\$343.43
									▼ 3.2%

Service Address: 1850 SE 6TH AVE, RUSKIN, FL 33570

Sub-Account Number: 211019915753

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000580300	02/26/2026	248		247		1 kWh	1	29 Days	\$19.79
									▼ 50.0%

Continued on next page →

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

Ways to Pay Your Bill



Bank Draft

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: 321000026005

Energy Usage From Last Month

 Increased
  Same
  Decreased

Service Address: 1802 9TH ST SE, RUSKIN, FL 33570-6030

Sub-Account Number: 211020006345

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000835803	02/26/2026	26,004		25,451		553 kWh	1	29 Days	\$109.38
									 29.6%

Service Address: 1801 SE 12TH ST, CLBHSE, RUSKIN, FL 33570

Sub-Account Number: 211020923705

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000597942	02/26/2026	13,834		6,411		7,423 kWh	1	29 Days	\$1,224.43
									 1.6%

Service Address: 1158 SE 21ST AVE, SIGN, RUSKIN, FL 33570

Sub-Account Number: 221008023634

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000580299	02/27/2026	304		303		1 kWh	1	30 Days	\$20.47
									 50.0%

Service Address: 820 SE 21ST AVE, SIGN, RUSKIN, FL 33570

Sub-Account Number: 221008023642

Meter	Read Date	Current	-	Previous	=	Total Used	Multiplier	Billing Period	Amount
1000580298	02/26/2026	326		323		3 kWh	1	29 Days	\$20.12
									 50.0%

Service Address: SHERWOOD MANOR AMENITY CENTER, LIGHTS, RUSKIN, FL 33570

Sub-Account Number: 221008101729

Amount: \$207.37

Service Address: 9TH ST SE AND 16TH AVE SE PH1-3, LIGHTS, RUSKIN, FL 33570

Sub-Account Number: 221008143911

Amount: \$4,160.27

Total Current Month's Charges

\$6,487.47

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Sub-Account #: 211019020679
Statement Date: 04/01/2026

Service Address: 1109 TIDAL ROCK AVE, FOUNTAIN, RUSKIN, FL 33570-5558

Meter Read

Meter Location: FOUNTAIN

Service Period: 01/29/2026 - 02/26/2026

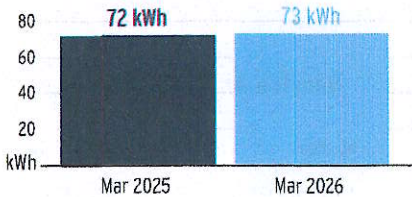
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000598798	02/26/2026	36,358	34,245	2,113 kWh	1	29 Days

Charge Details

 Electric Charges			
Daily Basic Service Charge	29 days @ \$0.66000		\$19.14
Energy Charge	2,113 kWh @ \$0.09202/kWh		\$194.44
Fuel Charge	2,113 kWh @ \$0.03516/kWh		\$74.29
Storm Protection Charge	2,113 kWh @ \$0.00568/kWh		\$12.00
Clean Energy Transition Mechanism	2,113 kWh @ \$0.00418/kWh		\$8.83
Storm Surcharge	2,113 kWh @ \$0.02121/kWh		\$44.82
Florida Gross Receipt Tax			\$9.06
Electric Service Cost			\$362.58

Avg kWh Used Per Day



Current Month's Electric Charges

\$362.58

Billing information continues on next page →

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Sub-Account #: 211019020687
Statement Date: 04/01/2026

Service Address: 815 18TH AVE SE, RUSKIN, FL 33570

Meter Read

Meter Location: FOUNTAIN

Service Period: 01/29/2026 - 02/26/2026

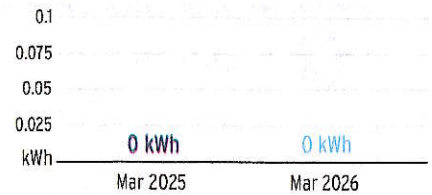
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000558717	02/26/2026	1,137		1,137		0 kWh	1	29 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
	Florida Gross Receipt Tax		\$0.49
	Electric Service Cost		\$19.63

Avg kWh Used Per Day



Current Month's Electric Charges

\$19.63

Billing information continues on next page →

00000015-00000082-Page 5 of 14





Sub-Account #: 211019020695
Statement Date: 04/01/2026

Service Address: 816 18TH AVE SE, RUSKIN, FL 33570-6021

Meter Read

Meter Location: FOUNTAIN

Service Period: 01/29/2026 - 02/26/2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000558720	02/26/2026	21,919	19,924		1,995 kWh	1	29 Days

Charge Details



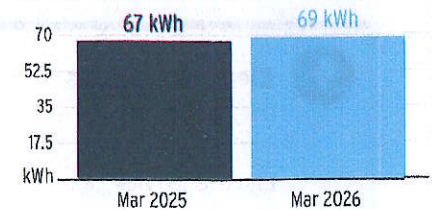
Electric Charges

Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
Energy Charge	1,995 kWh @ \$0.09202/kWh	\$183.58
Fuel Charge	1,995 kWh @ \$0.03516/kWh	\$70.14
Storm Protection Charge	1,995 kWh @ \$0.00568/kWh	\$11.33
Clean Energy Transition Mechanism	1,995 kWh @ \$0.00418/kWh	\$8.34
Storm Surcharge	1,995 kWh @ \$0.02121/kWh	\$42.31
Florida Gross Receipt Tax		\$8.59

Electric Service Cost

\$343.43

Avg kWh Used Per Day



Current Month's Electric Charges

\$343.43

Billing information continues on next page →



Sub-Account #: 211019915753
Statement Date: 04/01/2026

Service Address: 1850 SE 6TH AVE, RUSKIN, FL 33570

Meter Read

Meter Location: ENTRY SIGN

Service Period: 01/29/2026 - 02/26/2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000580300	02/26/2026	248	247		1 kWh	1	29 Days

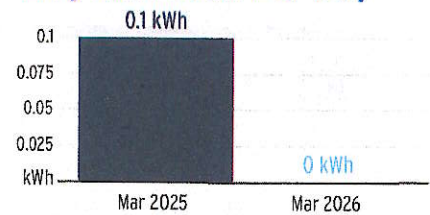
Charge Details



Electric Charges

Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
Energy Charge	1 kWh @ \$0.09202/kWh	\$0.09
Fuel Charge	1 kWh @ \$0.03516/kWh	\$0.04
Storm Protection Charge	1 kWh @ \$0.00568/kWh	\$0.01
Storm Surcharge	1 kWh @ \$0.02121/kWh	\$0.02
Florida Gross Receipt Tax		\$0.49
Electric Service Cost		\$19.79

Avg kWh Used Per Day



Current Month's Electric Charges

\$19.79

Billing information continues on next page →

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Sub-Account #: Z11020006345
Statement Date: 04/01/2026

Service Address: 1802 9TH ST SE, RUSKIN, FL 33570-6030

Meter Read

Meter Location: MAIL KIOSK

Service Period: 01/29/2026 - 02/26/2026

Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	-	Previous Reading	=	Total Used	Multiplier	Billing Period
1000835803	02/26/2026	26,004		25,451		553 kWh	1	29 Days

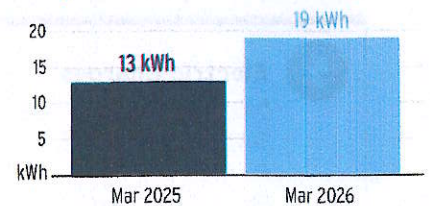
Charge Details



Electric Charges

Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
Energy Charge	553 kWh @ \$0.09202/kWh	\$50.89
Fuel Charge	553 kWh @ \$0.03516/kWh	\$19.44
Storm Protection Charge	553 kWh @ \$0.00568/kWh	\$3.14
Clean Energy Transition Mechanism	553 kWh @ \$0.00418/kWh	\$2.31
Storm Surcharge	553 kWh @ \$0.02121/kWh	\$11.73
Florida Gross Receipt Tax		\$2.73
Electric Service Cost		\$109.38

Avg kWh Used Per Day



Current Month's Electric Charges

\$109.38

Billing information continues on next page →



Sub-Account #: 211020923705
Statement Date: 04/01/2026

Service Address: 1801 SE 12TH ST, CLBHSE, RUSKIN, FL 33570

Meter Read

Service Period: 01/29/2026 - 02/26/2026

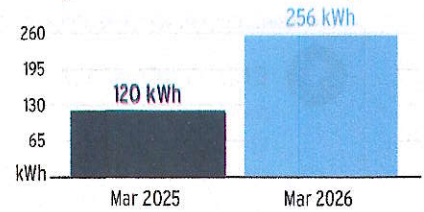
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000597942	02/26/2026	13,834	6,411	7,423 kWh	1	29 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
	Energy Charge	7,423 kWh @ \$0.09202/kWh	\$683.06
	Fuel Charge	7,423 kWh @ \$0.03516/kWh	\$260.99
	Storm Protection Charge	7,423 kWh @ \$0.00568/kWh	\$42.16
	Clean Energy Transition Mechanism	7,423 kWh @ \$0.00418/kWh	\$31.03
	Storm Surcharge	7,423 kWh @ \$0.02121/kWh	\$157.44
	Florida Gross Receipt Tax		\$30.61
	Electric Service Cost		\$1,224.43

Avg kWh Used Per Day



Current Month's Electric Charges

\$1,224.43

Billing information continues on next page →

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Sub-Account #: 221008023634
Statement Date: 04/01/2026

Service Address: 1158 SE 21ST AVE, SIGN, RUSKIN, FL 33570

Meter Read

Service Period: 01/29/2026 - 02/27/2026

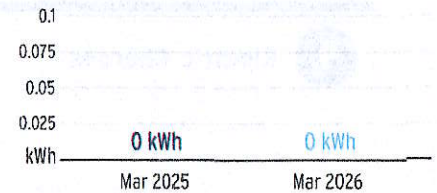
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	- Previous Reading	= Total Used	Multiplier	Billing Period
1000580299	02/27/2026	304	303	1 kWh	1	30 Days

Charge Details

Avg kWh Used Per Day

	Electric Charges		
	Daily Basic Service Charge	30 days @ \$0.66000	\$19.80
	Energy Charge	1 kWh @ \$0.09202/kWh	\$0.09
	Fuel Charge	1 kWh @ \$0.03516/kWh	\$0.04
	Storm Protection Charge	1 kWh @ \$0.00568/kWh	\$0.01
	Storm Surcharge	1 kWh @ \$0.02121/kWh	\$0.02
	Florida Gross Receipt Tax		\$0.51
	Electric Service Cost		\$20.47



Current Month's Electric Charges

\$20.47

Billing information continues on next page →



Sub-Account #: 221008023642
Statement Date: 04/01/2026

Service Address: 820 SE 21ST AVE, SIGN, RUSKIN, FL 33570

Meter Read

Meter Location: SIGN

Service Period: 01/29/2026 - 02/26/2026

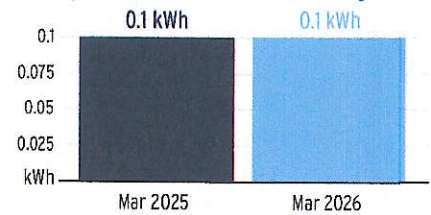
Rate Schedule: General Service - Non Demand

Meter Number	Read Date	Current Reading	Previous Reading	=	Total Used	Multiplier	Billing Period
1000580298	02/26/2026	326	323		3 kWh	1	29 Days

Charge Details

	Electric Charges		
	Daily Basic Service Charge	29 days @ \$0.66000	\$19.14
	Energy Charge	3 kWh @ \$0.09202/kWh	\$0.28
	Fuel Charge	3 kWh @ \$0.03516/kWh	\$0.11
	Storm Protection Charge	3 kWh @ \$0.00568/kWh	\$0.02
	Clean Energy Transition Mechanism	3 kWh @ \$0.00418/kWh	\$0.01
	Storm Surcharge	3 kWh @ \$0.02121/kWh	\$0.06
	Florida Gross Receipt Tax		\$0.50
	Electric Service Cost		\$20.12

Avg kWh Used Per Day



Current Month's Electric Charges

\$20.12

Billing information continues on next page →

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Sub-Account #: 221008101729
Statement Date: 04/01/2026

Service Address: SHERWOOD MANOR AMENITY CENTER, LIGHTS, RUSKIN, FL 33570

Service Period: 01/29/2026 - 02/26/2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	108 kWh @ \$0.03411/kWh	\$3.68
Fixture & Maintenance Charge	4 Fixtures	\$84.44
Lighting Pole / Wire	4 Poles	\$113.28
Lighting Fuel Charge	108 kWh @ \$0.03452/kWh	\$3.73
Storm Protection Charge	108 kWh @ \$0.00574/kWh	\$0.62
Clean Energy Transition Mechanism	108 kWh @ \$0.00043/kWh	\$0.05
Storm Surcharge	108 kWh @ \$0.01230/kWh	\$1.33
Florida Gross Receipt Tax		\$0.24

Lighting Charges

\$207.37

Current Month's Electric Charges

\$207.37

Billing information continues on next page →



Sub-Account #: 221008143911
Statement Date: 04/01/2026

Service Address: 9TH ST SE AND 16TH AVE SE PH1-3, LIGHTS, RUSKIN, FL 33570

Service Period: 01/29/2026 - 02/26/2026

Rate Schedule: Lighting Service

Charge Details



Electric Charges

Lighting Service Items LS-1 (Bright Choices) for 29 days

Lighting Energy Charge	1707 kWh @ \$0.03411/kWh	\$58.23
Fixture & Maintenance Charge	89 Fixtures	\$1487.29
Lighting Pole / Wire	89 Poles	\$2520.48
Lighting Fuel Charge	1707 kWh @ \$0.03452/kWh	\$58.93
Storm Protection Charge	1707 kWh @ \$0.00574/kWh	\$9.80
Clean Energy Transition Mechanism	1707 kWh @ \$0.00043/kWh	\$0.73
Storm Surcharge	1707 kWh @ \$0.01230/kWh	\$21.00
Florida Gross Receipt Tax		\$3.81

Lighting Charges

\$4,160.27

Current Month's Electric Charges

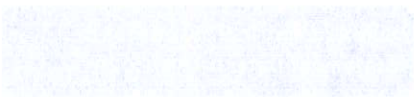
\$4,160.27

Total Current Month's Charges

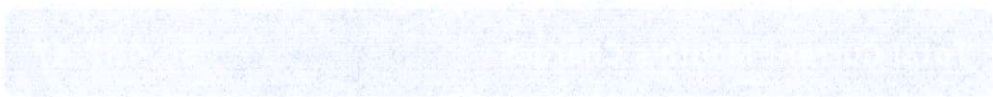
\$6,487.47

00000015-0000086-Page 13 of 14





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ACTION SECURITY, INC.
1505 Manor Rd
Englewood, FL 34223
sales@actionsecurityfl.com

Invoice



BILL TO
Sherwood Manor CDD Sherwood Manor CDD c/o Meritus Corp 2005 Pan Am Circle, Suite 300 Tampa , FL 33607

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
32489	04/20/2026	\$1,345.00	04/20/2026	Due on receipt	

ACTIVITY	QTY	RATE	AMOUNT
Access Card Provide 200 HID Proxcard II standard FC: 55 61801-62000	200	6.50	1,300.00
Shipping Ground Shipping & handling		45.00	45.00
Ship to: Sherwood Manor c/o Inframark Attn: Tabitha Vega 2005 Pan Am Circle Ste 300 Tampa, FL 33607			

FL Contractor ES12001404	BALANCE DUE	\$1,345.00
--------------------------	-------------	------------

Thank you, we appreciate your business!

Aqua Sentry

13194 US Highway 301 S Suite 154
Riverview, FL 33578 US
+18139432755
AquaSentryTampa@gmail.com



INVOICE

BILL TO

Tabitha Vega
Sherwoods Manor CDD
2005 Pan Am Cir
Tampa
FL
33607
USA

INVOICE # H10508**DATE** 03/30/2026**DUE DATE** 04/14/2026**TERMS** Net 15

ACTIVITY	QTY	RATE	AMOUNT
Replacement Net Replaced commercial pool net.	1	55.00	55.00

BALANCE DUE**\$55.00**



Inframark, LLC

2002 West Grand Parkway North, Suite 100

Katy, Texas 77449

(281) 578-4200

**To: Sherwood Manor CDD
2005 Pan Am Cir, Ste 300**

Tampa, FL 33607-6008

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

Invoice Number	1166131
Invoice Date	4/2/2026
Due Date	5/2/2026

Service Description	Total
Maintenance Services	\$5,000.00

Please Pay This Amount

Subtotal	\$5,000.00
Sales Tax	\$0.00
Total	\$5,000.00

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.

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										
	3/27/2026	4500375	SHMCDD District Area	General Maintenance	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	N
				General Maintenance & Repairs Total	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	
				BWO Total	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	
				Invoice Total	\$0.00	\$0.00	\$5,000.00	\$0.00	\$5,000.00	



Inframark, LLC

2002 West Grand Parkway North, Suite 100

Katy, Texas 77449

(281) 578-4200

**To: Sherwood Manor CDD
2005 Pan Am Cir, Ste 300**

Tampa, FL 33607-6008

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

Invoice Number	1166063
Invoice Date	3/30/2026
Due Date	4/29/2026

Service Description	Total
Maintenance Services	\$1,170.00

Please Pay This Amount

Subtotal	\$1,170.00
Sales Tax	\$0.00
Total	\$1,170.00

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

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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.

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										
	3/5/2026	4494991	SHMCDD District Area	General Maintenance	\$0.00	\$0.00	\$1,170.00	\$0.00	\$1,170.00	N
				General Maintenance & Repairs Total	\$0.00	\$0.00	\$1,170.00	\$0.00	\$1,170.00	
				BWO Total	\$0.00	\$0.00	\$1,170.00	\$0.00	\$1,170.00	
				Invoice Total	\$0.00	\$0.00	\$1,170.00	\$0.00	\$1,170.00	



Inframark, LLC

2002 West Grand Parkway North, Suite 100

Katy, Texas 77449

(281) 578-4200

**To: Sherwood Manor CDD
2005 Pan Am Cir, Ste 300**

Tampa, FL 33607-6008

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

Invoice Number	1166503
Invoice Date	4/22/2026
Due Date	5/22/2026

Service Description	Total
Maintenance Services	\$225.00

Please Pay This Amount

Subtotal	\$225.00
Sales Tax	\$0.00
Total	\$225.00

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.

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										
	4/17/2026	4524096	SHMCDD District Area	General Maintenance; Swing replacement	\$0.00	\$0.00	\$225.00	\$0.00	\$225.00	N
				General Maintenance & Repairs Total	\$0.00	\$0.00	\$225.00	\$0.00	\$225.00	
				BWO Total	\$0.00	\$0.00	\$225.00	\$0.00	\$225.00	
				Invoice Total	\$0.00	\$0.00	\$225.00	\$0.00	\$225.00	



SHERWOOD MANOR COMMUNITY DEVELOPMEN

Business Visa

Account summary

Previous balance		\$367.20
Payments & other credits	-	\$406.20
Purchases & other charges	-	\$0.00
Balance transfers	+	\$0.00
Cash advances	+	\$0.00
Interest charged	+	\$5.74
Fees charged	+	\$39.00
New balance		\$5.74

Credit limit	\$10,000.00
Available credit	\$9,994.26
Available for cash advance	\$0.00
Statement closing date	03/22/2026
Days in billing cycle	28

Questions?

	Visit truist.com		Call 844-4TRUIST (844-487-8478)
	International collect 910-914-8250		Write TRUIST CARD SERVICES PO BOX 200 WILSON, NC 27894-0200

Important information

If you or other cardholders on your account elect to set-up fixed recurring payment amounts, you must ensure that the fixed payment(s) cover at least the Minimum Payment Due for each billing cycle. Failing to pay at least the Minimum Payment Due by the payment due date may result in the assessment of late payment fees.

Organization account activity

Tran date	Post date	Reference number	Transaction description	Amount
			SHERWOOD MANOR COMMUNITY	
			Account number ending in 1469	Total: -\$361.46
				- B

Please detach bottom portion and submit with payment using enclosed envelope.

TRUIST BANK
PO BOX 400
WILSON NC 27894-0400

480000572584400000000000000000574000000000000574

SHERWOOD MANOR COMMUNITY DEVELOPMEN
2005 PAN AM CIR STE 300
TAMPA FL 33607-6008

**N0019411



58 146973 56 130 1756 187 18 1469



Page 1 of 4

Billing cycle 02/23/26 - 03/22/26

Account number ending in 1469

Payment information

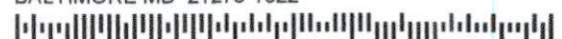
New balance	\$5.74
Minimum payment due	\$5.74
Payment due date	04/16/26



Account number ending in	1469
Statement closing date	03/22/26
New balance	\$5.74
Minimum payment due	\$5.74
Payment due Date	04/16/26
Amount enclosed	\$

Pay online at: TRUIST.COM
Pay by phone: 844-487-8478
Make checks payable to: TRUIST BANK

TRUIST BANK
PO BOX 791622
BALTIMORE MD 21279-1622





SHERWOOD MANOR COMMUNITY DEVELOPMEN

Business Visa

Page 3 of 4

Billing cycle 02/23/26 - 03/22/26

Account number ending in 1469

Organization account activity - continued

Tran date	Post date	Reference number	Transaction description	Amount
03/19	03/19		LATE PAYMENT FEE	\$39.00
03/20	03/20	0626032004173665	PAYMENTS - THANK YOU	-\$406.20
03/22	03/22		PURCHASE *FINANCE CHARGE*	\$5.74

Cardholder activity

Total cardholder new activity: \$0.00

Tran date	Post date	Reference number	Transaction description	Amount
No cardholder activity posted this period				

Interest charge calculation

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

Type of balance	Annual percentage rate (APR)	Periodic interest rate	Balance subject to interest rate	Interest charge	Expires on
PURCHASE	22.74% (V)	0.06231% (D)	\$329.25	\$5.74	-
PROMO	0.00%	0.00000% (D)	\$0.00	\$0.00	-

(V) = Variable Rate

(D) = Daily, (M) = Monthly

Go paperless.

Enjoy quicker access to your monthly statements - viewable anytime, anywhere. Enroll today at [Truist.com](https://www.truist.com).

Set up automatic payments

Automatically pay your full statement balance, minimum payment or a set amount each each month. Sign in to Truist online banking to set up recurring payments today.



Weiser Security Services, Inc
P. O. Box 51720
New Orleans, LA 70151-1720
(504)949-7558

INVOICE NO.	1260496
DATE	04/06/26

CUSTOMER

Sherwood Manor CDD
2005 Pan Am Circle Suite 300
Tampa, FL 33607

SERVICE LOCATION

Sherwood Manor CDD
1801 12th St
Ruskin, FL 33570

TERMS: Net 15 Days	CUSTOMER NO. 4171787		P.O. NO.	
Description	Quantity	Unit of Measure	Price	Amount
50% deposit on monitoring speaker installation	0.50	Each	1,480.00	740.00
Questions? Call 504-586-4701. A finance charge of 1 1/2% per month (18% annual) will be added on accounts which are not paid within 15 days. Customer agrees to pay reasonable attorney fees if necessary. A \$30 fee on NSF check applies.			Sub-Total	740.00
			Sales Tax	
			TOTAL	\$740.00

▼ TO ENSURE PROPER CREDIT, PLEASE DETACH AND MAIL BOTTOM PORTION WITH YOUR PAYMENT ▼

ATTENTION:

Sherwood Manor CDD
2005 Pan Am Circle Suite 300
Tampa, FL 33607

PLEASE SEND REMITTANCE TO

Weiser Security Services, Inc
P. O. Box 51720
New Orleans, LA 70151-1720

Customer No.	4171787
Job No.	1080241
Invoice No.	1260496
Invoice Date	04/06/26
Amount Due	\$740.00
Amount Remitted	

***Sherwood Manor
Community
Development
District***

Financial Report

April 30, 2026

CLEAR PARTNERSHIPS



SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of April 30, 2026

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018 DEBT SERVICE FUND	SERIES 2023 DEBT SERVICE FUND	SERIES 2018 CAPITAL PROJECTS FUND	SERIES 2023 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>ASSETS</u>								
Cash - Operating Account	\$ 185,372	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 185,372
Accounts Receivable - Off-Roll	-	-	93,755	-	-	-	-	93,755
Investments:								
Construction Fund	-	-	-	-	202,576	-	-	202,576
Prepayment Account	-	1	-	-	-	-	-	1
Reserve Fund	-	473,878	644,750	-	-	-	-	1,118,628
Revenue Fund	-	474,190	519,427	-	-	-	-	993,617
Prepaid Items	2,128	-	-	-	-	-	-	2,128
Deposits	39	-	-	-	-	-	-	39
Fixed Assets								
Improvements - Stormwater Management	-	-	-	-	-	4,049,633	-	4,049,633
Improvements - Amenity	-	-	-	-	-	1,762,109	-	1,762,109
Improvements - Landscape & Hardscape	-	-	-	-	-	404,963	-	404,963
Equipment - Security	-	-	-	-	-	15,521	-	15,521
Construction Work In Process	-	-	-	-	-	5,614,865	-	5,614,865
Amount Avail In Debt Services	-	-	-	-	-	-	2,199,752	2,199,752
Amount To Be Provided	-	-	-	-	-	-	15,460,248	15,460,248
TOTAL ASSETS	\$ 187,539	\$ 948,069	\$ 1,257,932	\$ -	\$ 202,576	\$ 11,847,091	\$ 17,660,000	\$ 32,103,207
<u>LIABILITIES</u>								
Accounts Payable	\$ 41,421	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 41,421
Bonds Payable - Series 2018	-	-	-	-	-	-	8,555,000	8,555,000
Bonds Payable - Series 2023	-	-	-	-	-	-	9,105,000	9,105,000
TOTAL LIABILITIES	41,421	-	-	-	-	-	17,660,000	17,701,421

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Balance Sheet

As of April 30, 2026

(In Whole Numbers)

ACCOUNT DESCRIPTION	GENERAL FUND	SERIES 2018 DEBT SERVICE FUND	SERIES 2023 DEBT SERVICE FUND	SERIES 2018 CAPITAL PROJECTS FUND	SERIES 2023 CAPITAL PROJECTS FUND	GENERAL FIXED ASSETS FUND	GENERAL LONG-TERM DEBT FUND	TOTAL
<u>FUND BALANCES</u>								
Nonspendable:								
Prepaid Items	2,128	-	-	-	-	-	-	2,128
Restricted for:								
Debt Service	-	948,069	1,257,932	-	-	-	-	2,206,001
Capital Projects	-	-	-	-	202,576	-	-	202,576
Unassigned:	143,990	-	-	-	-	11,847,091	-	11,991,081
TOTAL FUND BALANCES	146,118	948,069	1,257,932	-	202,576	11,847,091	-	14,401,786
TOTAL LIABILITIES & FUND BALANCES	\$ 187,539	\$ 948,069	\$ 1,257,932	\$ -	\$ 202,576	\$ 11,847,091	\$ 17,660,000	\$ 32,103,207

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 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>REVENUES</u>				
Interest - Investments	\$ -	\$ 2,902	\$ 2,902	0.00%
Clubhouse Rentals	-	200	200	0.00%
Special Assmnts- Tax Collector	875,644	610,510	(265,134)	69.72%
Other Miscellaneous Revenues	-	483	483	0.00%
TOTAL REVENUES	875,644	614,095	(261,549)	70.13%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Supervisor Fees	12,000	6,800	5,200	56.67%
Dissemination Agent/Reporting	10,000	4,900	5,100	49.00%
Trustees Fees	8,200	8,512	(312)	103.80%
Disclosure Report	8,400	2,500	5,900	29.76%
District Counsel	15,000	15,689	(689)	104.59%
District Engineer	12,000	2,714	9,286	22.62%
District Management	30,000	17,500	12,500	58.33%
Field Management	18,000	22,500	(4,500)	125.00%
Accounting Services	12,000	7,000	5,000	58.33%
Auditing Services	6,200	6,600	(400)	106.45%
Onsite Staff	70,000	40,833	29,167	58.33%
Website ADA Compliance	1,500	-	1,500	0.00%
Email Hosting Vendor	600	-	600	0.00%
Postage, Phone, Faxes, Copies	500	25	475	5.00%
General Liability	25,354	24,867	487	98.08%
Public Officials Insurance	3,240	3,362	(122)	103.77%
Deductible	2,500	-	2,500	0.00%
Legal Advertising	2,000	-	2,000	0.00%
Misc Non Ad Valorem Taxes	4,000	3,847	153	96.18%
Bank Fees	250	1,946	(1,696)	778.40%
Website Admin Services	1,500	3,125	(1,625)	208.33%
Dues, Licenses & Fees	500	354	146	70.80%
Total Administration	243,744	173,074	70,670	71.01%
<u>Utility Services</u>				
Amenity Internet	2,500	1,463	1,037	58.52%
Water/Waste	16,000	14,206	1,794	88.79%
Electric Utility Services	120,000	84,743	35,257	70.62%
Total Utility Services	138,500	100,412	38,088	72.50%
<u>Other Physical Environment</u>				
Wildlife Control	9,000	-	9,000	0.00%
Waterway Management Program	10,000	-	10,000	0.00%
Aquatics - Contract	22,200	36,550	(14,350)	164.64%

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 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
Debris Removal	20,000	1,670	18,330	8.35%
Landscape - Contract	235,000	69,426	165,574	29.54%
Landscape - Other R&M	9,000	487	8,513	5.41%
R&M-Wetland Monitoring	5,000	-	5,000	0.00%
Ditch Cleanup	5,000	-	5,000	0.00%
Landscape - Plant Replacement Program	5,000	1,682	3,318	33.64%
Storm Cleanup	35,000	-	35,000	0.00%
Landscape - Mulch	14,000	-	14,000	0.00%
Landscape - Irrigation Maintenance	3,500	1,197	2,303	34.20%
Total Other Physical Environment	372,700	111,012	261,688	29.79%
<u>Parks and Recreation</u>				
Pool Monitor	12,000	4,352	7,648	36.27%
Pool Additional Treatments	4,000	1,767	2,233	44.18%
Janitorial - Supplies/Others	1,000	-	1,000	0.00%
Janitorial - Contract	9,600	4,680	4,920	48.75%
Pool Maintenance - Contract	12,600	13,864	(1,264)	110.03%
Amenity Pest Control	2,000	-	2,000	0.00%
Security Monitoring Services	2,000	5,962	(3,962)	298.10%
Amenity R&M	35,000	16,143	18,857	46.12%
Entrance Monuments, Gates, Walls R&M	15,000	4,242	10,758	28.28%
Garbage Dumpster - Rental/Collection	5,000	-	5,000	0.00%
Community Events	10,000	891	9,109	8.91%
Misc-Contingency	10,000	3,454	6,546	34.54%
Key Card Distribution	2,500	-	2,500	0.00%
Total Parks and Recreation	120,700	55,355	65,345	45.86%
TOTAL EXPENDITURES	875,644	439,853	435,791	50.23%
Excess (deficiency) of revenues				
Over (under) expenditures	-	174,242	174,242	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		(28,124)		
FUND BALANCE, ENDING		\$ 146,118		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2026
Series 2018 Debt Service Fund (200)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 17,531	\$ 17,531	0.00%
Special Assmnts- Tax Collector	634,991	439,567	(195,424)	69.22%
TOTAL REVENUES	634,991	457,098	(177,893)	71.98%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	195,000	185,000	10,000	94.87%
Interest Expense	439,991	222,134	217,857	50.49%
Total Debt Service	634,991	407,134	227,857	64.12%
TOTAL EXPENDITURES	634,991	407,134	227,857	64.12%
Excess (deficiency) of revenues Over (under) expenditures	-	49,964	49,964	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		898,105		
FUND BALANCE, ENDING		\$ 948,069		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2026
Series 2023 Debt Service Fund (201)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 20,182	\$ 20,182	0.00%
Special Assmnts- Tax Collector	641,566	447,131	(194,435)	69.69%
Special Assmnts- CDD Collected	-	213,525	213,525	0.00%
TOTAL REVENUES	641,566	680,838	39,272	106.12%
<u>EXPENDITURES</u>				
<u>Debt Service</u>				
Principal Debt Retirement	145,000	-	145,000	0.00%
Interest Expense	496,566	249,959	246,607	50.34%
Total Debt Service	641,566	249,959	391,607	38.96%
TOTAL EXPENDITURES	641,566	249,959	391,607	38.96%
Excess (deficiency) of revenues				
Over (under) expenditures	-	430,879	430,879	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		827,053		
FUND BALANCE, ENDING		\$ 1,257,932		

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2026
Series 2023 Capital Projects Fund (301)
(In Whole Numbers)

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ 4,301	\$ 4,301	0.00%
TOTAL REVENUES	-	4,301	4,301	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	4,301	4,301	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2025)		198,275		
FUND BALANCE, ENDING		\$ 202,576		

Bank Account Statement

Sherwood Manor CDD

Tuesday, May 5, 2026

Page 1

HYI

Bank Account No. 9155

Statement No. 04_26

Statement Date 04/30/2026

G/L Account No. 101001 Balance	185,371.70	Statement Balance	194,831.39
		Outstanding Deposits	0.00
Positive Adjustments	0.00		
Subtotal	185,371.70	Subtotal	194,831.39
Negative Adjustments	0.00	Outstanding Checks	-9,459.69
Ending G/L Balance	185,371.70	Ending Balance	185,371.70

Posting Date	Document Type	Document No.	Vendor	Description	Amount	Cleared Amount	Difference
Deposits							
							0.00
04/23/2026		JE000931	Special Assmnts-Tax Collector	FY2026 Tax Roll Assessments - Interest	30.86	30.86	0.00
04/30/2026		JE000934	Interest - Investments	Interest Revenue 04/26	290.19	290.19	0.00
Total Deposits					321.05	321.05	0.00
Checks							
							0.00
03/11/2026	Payment	1111	NICHOLAS J. DISTER	Check for Vendor V00034	-200.00	-200.00	0.00
03/24/2026	Payment	100238	CITY-WIDE CLEANING LLC	Inv: 20021	-720.00	-720.00	0.00
04/06/2026	Payment	1113	ALBERTO VIERA	Check for Vendor V00048	-200.00	-200.00	0.00
04/06/2026	Payment	1114	CARLOS DE LA OSSA	Check for Vendor V00061	-200.00	-200.00	0.00
04/06/2026	Payment	1115	KYLE SMITH	Check for Vendor V00066	-200.00	-200.00	0.00
04/06/2026	Payment	1116	NICHOLAS J. DISTER	Check for Vendor V00034	-200.00	-200.00	0.00
04/03/2026	Payment	100240	ACTION SECURITY, INC	Inv: 32324	-125.00	-125.00	0.00
04/03/2026	Payment	100241	BL POOLS DBA AQUASENTRY	Inv: H10508	-55.00	-55.00	0.00
03/27/2026	Payment	300115	TRUIST BANK	Inv: 032226-1469-ACH	-5.74	-5.74	0.00
04/08/2026	Payment	100242	DOWN TO EARTH	Inv: 171164	-9,918.00	-9,918.00	0.00
04/08/2026	Payment	100243	ECO-LOGIC SERVICES LLC	Inv: 6451	-4,350.00	-4,350.00	0.00
04/08/2026	Payment	100244	STANTEC CONSULTING SERVICES	Inv: 2545330	-808.50	-808.50	0.00
04/08/2026	Payment	100245	SchoolStatus, LLC	Inv: INV-SS-6333	-3,125.00	-3,125.00	0.00
04/08/2026	Payment	100246	BL POOLS DBA AQUASENTRY	Inv: H10573	-2,044.95	-2,044.95	0.00
04/14/2026	Payment	300116	BOCC ACH	Inv: 040726-3466-ACH	-1,822.63	-1,822.63	0.00
04/20/2026	Payment	100247	INFRAMARK LLC	Inv: 1166063, Inv: 175440,	-17,703.33	-17,703.33	0.00
04/21/2026	Payment	300117	TECO ACH	Inv: 040726-6005-ACH	-6,487.47	-6,487.47	0.00
04/23/2026	Payment	300118	TECO ACH	Inv: 040226-5651-ACH	-233.14	-233.14	0.00

Bank Account Statement

Sherwood Manor CDD

Tuesday, May 5, 2026

Page 2

HYI

Bank Account No. 9155

Statement No. 04_26

Statement Date

04/30/2026

04/23/2026	Payment	300119	TECO ACH	Inv: 040226-3107-ACH	-2,377.99	-2,377.99	0.00
04/23/2026	Payment	300120	TECO ACH	Inv: 040226-8655-ACH	-2,238.11	-2,238.11	0.00
04/23/2026	Payment	300121	TECO ACH	Inv: 040226-5677-ACH	-699.42	-699.42	0.00
04/27/2026	Payment	100249	INFRAMARK LLC	Inv: 177176	-0.74	-0.74	0.00
04/29/2026	Payment	100255	INFRAMARK LLC	Inv: 1166503	-225.00	-225.00	0.00
			CHARTER				
04/20/2026	Payment	300122	COMMUNICATION	Inv: 2458267040126-ACH	-219.29	-219.29	0.00
			S - ACH				
04/21/2026		JE000933	Bank Fees	Service Charge 04/26	-302.75	-302.75	0.00
Total Checks					-54,462.06	-54,462.06	0.00

Adjustments

Total Adjustments

Outstanding Checks

10/16/2025	Payment	001701	IPFS CORPORATION - ACH	INSURANCE MONTHLY PAYMENT		-2,188.90	
02/17/2026	Payment	300096	TRUIST BANK	Inv: 012226-1469		-205.04	
03/11/2026	Payment	1112	RYAN MOTKO	Check for Vendor V00052		-200.00	
04/06/2026	Payment	1117	RYAN MOTKO	Check for Vendor V00052		-200.00	
04/20/2026	Payment	100248	DOWN TO EARTH	Inv: 172545, Inv: 172546		-1,032.50	
04/27/2026	Payment	100250	STRALEY ROBIN VERICKER	Inv: 28232		-2,528.25	
04/27/2026	Payment	100251	ACTION SECURITY, INC	Inv: 32489		-1,345.00	
04/27/2026	Payment	100252	DOWN TO EARTH	Inv: 172819		-300.00	
04/27/2026	Payment	100253	WEISER SECURITY SERVICES ,INC.	Inv: 1260496		-740.00	
04/27/2026	Payment	100254	CITY-WIDE CLEANING LLC	Inv: 20076		-720.00	
Total Outstanding Checks						-9,459.69	

Outstanding Deposits

Total Outstanding Deposits

SHERWOOD MANOR COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Fund

For the Period from 04/01/2026 to 04/30/2026

(Sorted by Check / ACH No.)

Fund No.	Check / ACH No.	Date	Payee	Invoice No.	Payment Description	Invoice / GL Description	GL Account #	Amount Paid
GENERAL FUND - 001								
001	100240	04/03/26	ACTION SECURITY, INC	32324	Apr 2026 Security monitoring system	Security Monitoring Services	534368-57201	\$125.00
001	100241	04/03/26	BL POOLS DBA AQUASENTRY	H10508	Replaced Commercial Pool Net	Pool Additional Treatments	531034-57201	\$55.00
001	100242	04/08/26	DOWN TO EARTH	171164	Apr 2026 Landscaping maintenance	Landscape - Contract	534171-53908	\$9,918.00
001	100243	04/08/26	ECO-LOGIC SERVICES LLC	6451	Mach 2026 Pond maintenance	Aquatics - Contract	534067-53908	\$4,350.00
001	100244	04/08/26	STANTEC CONSULTING SERVICES	2545330	District Engineer Services Through 03/13/26	District Engineer	531147-51301	\$808.50
001	100245	04/08/26	SchoolStatus, LLC	INV-SS-6333	WEBSITE 11/14/2025-11/13/2026	Website Admin Services	549936-51301	\$3,125.00
001	100246	04/08/26	BL POOLS DBA AQUASENTRY	H10573	Cleaning and Maintenance	Pool Maintenance - Contract	534078-57201	\$1,995.00
001	100246	04/08/26	BL POOLS DBA AQUASENTRY	H10573	Cleaning and Maintenance	Pool Additional Treatments	531034-57201	\$49.95
001	100247	04/20/26	INFRAMARK LLC	175440	Apr 2026 District management services	Accounting Services	532001-51301	\$1,000.00
001	100247	04/20/26	INFRAMARK LLC	175440	Apr 2026 District management services	Dissemination Agent/Reporting	531012-51301	\$700.00
001	100247	04/20/26	INFRAMARK LLC	175440	Apr 2026 District management services	District Management	531150-51301	\$2,500.00
001	100247	04/20/26	INFRAMARK LLC	175440	Apr 2026 District management services	Field Management	531152-51301	\$1,500.00
001	100247	04/20/26	INFRAMARK LLC	175440	Apr 2026 District management services	Onsite Staff	534215-51301	\$5,833.33
001	100247	04/20/26	INFRAMARK LLC	1166131	Maintenance Services	Amenity R&M	546176-57201	\$5,000.00
001	100247	04/20/26	INFRAMARK LLC	1166063	Maintenance Services	Amenity R&M	546176-57201	\$1,170.00
001	100248	04/20/26	DOWN TO EARTH	172546	Monument Signs Annuals 03/26	Landscape - Plant Replacement Program	546468-53908	\$565.00
001	100248	04/20/26	DOWN TO EARTH	172545	Irrigation Repairs 04/26	Landscape - Irrigation Maintenance	546930-53908	\$467.50
001	100249	04/27/26	INFRAMARK LLC	177176	MARCH 26-POSTAGE	Postage, Phone, Faxes, Copies	541024-51301	\$0.74
001	100250	04/27/26	STRALEY ROBIN VERICKER	28232	MARCH 2026 DISTRICT COUNSEL SERVICE	District Counsel	531146-51301	\$2,528.25
001	100251	04/27/26	ACTION SECURITY, INC	32489	ACCESS CARDS 04/26	Amenity R&M	546176-57201	\$1,345.00
001	100252	04/27/26	DOWN TO EARTH	172819	Trash & Debris Removal 04/26	Debris Removal	534121-53908	\$300.00
001	100253	04/27/26	WEISER SECURITY SERVICES ,INC.	1260496	50% Deposit - Monitoring Speaker Installation 04/26	Security Monitoring Services	534368-57201	\$740.00
001	100254	04/27/26	CITY-WIDE CLEANING LLC	20076	Janitorial Cleaning 04/26	Janitorial - Contract	534026-57201	\$720.00
001	100255	04/29/26	INFRAMARK LLC	1166503	Maintenance Services 04/26	Amenity R&M	546176-57201	\$225.00
001	1113	04/06/26	ALBERTO VIERA	AV-040226	BOARD 04/02/26	Supervisor Fees	511100-51301	\$200.00
001	1114	04/06/26	CARLOS DE LA OSSA	CO-040226	BOARD 04/02/26	Supervisor Fees	511100-51301	\$200.00
001	1115	04/06/26	KYLE SMITH	KS-040226	BOARD 04/02/26	Supervisor Fees	511100-51301	\$200.00
001	1116	04/06/26	NICHOLAS J. DISTER	ND-040226	BOARD 04/02/26	Supervisor Fees	511100-51301	\$200.00
001	1117	04/06/26	RYAN MOTKO	RM-040226	BOARD 04/02/26	Supervisor Fees	511100-51301	\$200.00
001	300116	04/14/26	BOCC ACH	040726-3466-ACH	Water Services 02/25/2026-03/26/2026	Water/Waste	543018-53150	\$1,822.63
001	300117	04/21/26	TECO ACH	040726-6005-ACH	ELECTRIC 01/29/26-02/26/26	Electric Utility Services	543041-53150	\$6,487.47
001	300118	04/23/26	TECO ACH	040226-5651-ACH	SVC PRD 02/27-03/27/2026	Electric Utility Services	543041-53150	\$233.14
001	300119	04/23/26	TECO ACH	040226-3107-ACH	SVC PRD 02/27-03/27/2026	Electric Utility Services	543041-53150	\$2,377.99
001	300120	04/23/26	TECO ACH	040226-8655-ACH	SVC PRD 02/27-03/27/2026	Electric Utility Services	543041-53150	\$2,238.11
001	300121	04/23/26	TECO ACH	040226-5677-ACH	SVC PRD 02/27-03/27/2026	Electric Utility Services	543041-53150	\$699.42
001	300122	04/20/26	CHARTER COMMUNICATIONS - ACH	2458267040126-ACH	SVC PRD 04/01-04/30/2026	Amenity Internet	541016-53150	\$219.29
Fund Total								\$60,099.32

Total Checks Paid \$60,099.32

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #146900**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Mulch - Dog Park and
Surrounding Beds - May 2026

Estimated Job Start Date

May 28, 2026

Proposed By

Alexandra Steiner

Due Date**Estimate Details**

Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Enhancement Labor (Hide) (E)				\$1,500.00
Pine Bark Mulch (Dyed)	3 Cubic Foot Bag	450	\$9.21	\$4,145.18
Subtotal				\$5,645.18
Estimated Tax				\$0.00
Job Total				\$5,645.18

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Furnish and Install pine bark mulch at dog park, surrounding beds and mailbox kiosk. Supplement existing mulch; estimate does not include any mulch removal.



Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner
Down to Earth

05/07/2026

Date

Agreed & Accepted By:

Jayna Cooper

5-7-2026

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #147619**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Trash & Debris Removal - May
2026

Estimated Job Start Date

May 5, 2026

Proposed By

Alexandra Steiner

Due Date**Estimate Details**

Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Removal, & Disposal (E)				\$300.00
Subtotal				\$300.00
Estimated Tax				\$0.00
Job Total				\$300.00

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Discussed with Paul. Excessive trash on 12th St SE and Ace Outlaw Ave. Removed and disposed of on 5/5.



Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner
Down to Earth

05/08/2026

Date

Agreed & Accepted By:

Jayna Cooper

5/18/2026

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #147756**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

TruGreen Stress Guard Turf
Application

Estimated Job Start Date

May 25, 2026

Proposed By

Thomas Loboda

Due Date**Estimate Details**

Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Subcontractor - Fert & Pest Application	Each	1	\$210.15	\$210.15
Subtotal				\$210.15
Estimated Tax				\$0.00
Job Total				\$210.15

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Root Strength & Recovery

Local issue:

Sandy soils = shallow, weak root systems

Benefit:

- Slow-release nutrients feed grass steadily
- Encourages **deeper, more resilient root growth**
- Supports recovery from:
 - Foot traffic
 - Mowing stress
 - Minor drought damage

Bottom Line

Stress Guard is most valuable because it:

Helps turf survive **heat, drought, and humidity stress**

Strengthens roots in **sandy Florida soils**

Improves **color and density without overgrowth**

Adds resilience against **disease and salt exposure**

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Thomas Loboda
Down to Earth

05/15/2026

Date

Agreed & Accepted By:

Jayna Cooper

5-18-2026

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Pool Monitor Services Agreement

This Pool Monitor Services Agreement (this “**Agreement**”) is entered into as of March 5, 2026, by and between the **Sherwood Manor Community Development District**, a local unit of special-purpose government created pursuant to Chapter 190, Florida Statutes (the “**District**”), and **AR Protective Services LLC**, a Florida limited liability company, d/b/a **Signal 88, LLC**, a Delaware limited liability company (the “**contractor**”).

Background Information:

The District owns and operates a swimming pool and amenity facility located at 1801 12th Street South East, Ruskin, Florida 33570. The District desires to hire an independent contractor to provide professional pool monitoring services. The Contractor represents that it is qualified to provide such services, has represented to the District that it is duly licensed in the state of Florida and has any and all approvals and licenses as required by law to provide these services, and is familiar with the District’s property. In consideration of the Contractor’s agreement to perform the services described herein, the District agrees to enter into this Agreement in accordance with the terms of this Agreement.

Operative Provisions:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference the background information is incorporated by reference as a material part of this Agreement.
2. **Scope of Services.** The Contractor shall perform all work, including all labor, material, equipment, supplies, tools, supervision, training, uniforms, services, transportation, and all other necessary incidental items required for the complete performance of the on-site pool monitoring services as further described in the proposal dated February 16, 2026, attached hereto as **Exhibit “A.”**
 - a. Familiarity with District Rules, Regulations, Policies, Operating Procedures
 - i. Full knowledge/awareness of all rules, regulations, or policies of the District.
 - ii. Prepare any incident or accident reports and forward to the District Manager.
 - b. Greet guests and require them to sign in upon entry to the amenity area.
 - c. Enforce the rules, regulations, and policies of the District.
 - i. The Contractor’s staff have the authority to have patrons and others removed from the property when such persons become belligerent, unruly, or in some other way refuse to follow the rules and regulations. Such incidences will be reported promptly to the District.
 - d. Provide the best possible customer service to maintain a welcoming, safe, and comfortable environment, including inspecting and maintaining cleanliness of the amenity area, organizing furniture and cleaning litter.
 - e. Manage and monitor access to and from the amenities and ensure all gates and doors requiring key/card entry are locked during the appropriate times.

- f. Monitor, observe, and report any issues (including, but not limited to, loitering, trespassing, vandalism, and theft).
- g. Contact 911 for any emergency issues.
- h. Provide a monthly written report which will include their observations, interactions, calls to 911, recommendations, or other related comments.
- i. Schedule: 12:00 pm to 8:00 pm, Saturday and Sunday (total of 16 hours per week, except for holiday weekends).

3. Manner of Performance and Care of the Property.

- a. 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 practices in the industry.
- b. Contractor shall use all due care to protect the property of the District, its residents, and landowners from damage. Contractor agrees to repair or replace, to the District's satisfaction, any damage resulting from Contractor's activities and work within 48 hours. In the event Contractor does not repair or replace the damage to District's satisfaction, Contractor shall be responsible for reimbursing District for such damages, or the District may elect to deduct the costs of the repair from the payment to Contractor for the work under this Agreement.

4. Term. The initial term of this Agreement shall be from May 23, 2026, through September 7, 2026. At the end of the initial term, the Agreement shall automatically terminate.

5. Termination. Either party may terminate this Agreement without cause with 48 hours written notice to the other party. Upon termination of this Agreement, the Contractor shall be entitled to payment for all work and/or services rendered up until the effective termination of this Agreement, subject to whatever claims or off-sets the District may have against the Contractor.

6. Compensation. The District agrees to compensate the Contractor for the work described above in the not to exceed amount of **\$544.00** per week (16 hours per week) except for holiday weeks, which shall not exceed the amount of **\$816.00** per holiday week (24 hours per holiday week) for the term of the Agreement. Each month the Contractor shall submit an invoice for the work performed the previous month. The District shall pay the Contractor within 45 days of receipt of the invoice. Contractor shall only invoice the District for days/hours they rendered service.

7. 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 or work order authorization.

8. 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.

9. **Subcontractor and Affiliates of Contractor.** The Contractor may delegate certain services to a subcontractor or affiliate, but the Contractor shall remain fully responsible to the District for the performance, act, and omissions of its subcontractors or affiliates, and persons directly or indirectly employed by them, as if the Contractor or its employees were performing such services, acts, or omissions. Nothing herein shall create a contractual relationship between the District and any subcontractor or affiliate.
10. **Assignment.** This Agreement is not transferrable or assignable by either party without the written approval of both parties.
11. **Background Screening:** Contractor shall provide the District with evidence of a Level I background screening pursuant to Chapter 435, Florida Statutes (the “**Screening**”) for all of Contractor’s staff performing services under this Agreement and shall update the Screening upon request. If the Screening reveals any information which causes the District to determine in its sole discretion that the Contractor is unsuitable or unqualified to perform this Agreement, the District reserves the right to terminate this Agreement immediately.
12. **Permits and Approvals.** Contractor will be responsible for obtaining and the District will be responsible for paying for all necessary permits and other governmental approvals.
13. **Compliance with Governmental Regulations.** The Contractor shall comply with necessary economic, operational, safety, insurance, and other compliance requirements imposed by federal, state, county, or regulatory bodies, relating to the contemplated operations and services hereunder. The Contractor warrants and represents the Contractor is currently in compliance with and shall hereafter comply with all federal, state, and local laws and ordinances relating in any way to the services provided hereunder. Any fees or fines incurred or imposed due to non-compliance shall be borne solely by the Contractor.
14. **Insurance.** The Contractor shall carry commercial general liability insurance of no less than \$2,000,000 insuring against any liability arising out of any act, omission, or alleged act or omission of Contractor, or any of its employees, agents, or subcontractors, including but not limited to property damage, including loss of use, personal or bodily injury, discrimination and harassment, false arrest, detention, or imprisonment, defamation and slander, damage or injury caused by firearms or other weapons and automobile liability. The Contractor shall deliver to the District proof of insurance referred to herein or a certificate evidencing the coverage provided pursuant to this Agreement and naming the District as “Additional Insured” under such policy. Such insurance policy may not be canceled without a 30-day written notice to the District. The Contractor will maintain Workers Compensation insurance as required by law.
15. **Indemnification.** Contractor agrees to indemnify, defend, and hold the District and its supervisors, officers, managers, agents, and employees harmless from any and all liability, claims, actions, suits, or demands by any person, corporation, or other entity for injuries,

death, property damage, discrimination and harassment, false arrest, detention, or imprisonment, assault, and battery of any nature, arising out of, or in connection with, the work to be performed by Contractor, including litigation or any appellate proceedings with respect thereto. Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

16. No Waiver of Sovereign Immunity. 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.

17. 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.

18. Public Entity Crimes. Pursuant to Section 287.133(3)(a), Florida Statutes:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime 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 in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list within the last 36 months and, in the event that the Contractor is placed on the convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

19. 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.

20. E-Verification. Pursuant to Section 448.095(2), Florida Statutes,

- a. 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.
- b. If the District has a good faith belief that the Contractor has knowingly violated Section 448.09(1), Florida Statutes, the District will terminate this Agreement as required by Section 448.095(2)(c), Florida Statutes.
 - i. 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.

21. 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, FL 33609.

- 22. Non-Waiver.** No waiver of any covenant or condition of this Agreement by any party shall be deemed to imply or constitute a further waiver of the same covenant or condition or any other covenant or condition of this Agreement.
- 23. Governing Law and Venue.** This Agreement shall be governed under the laws of the State of Florida with venue in the county in which the District is located.

- 24. Enforcement of Agreement.** In the event it shall become necessary for either party to institute legal proceedings 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.
- 25. Arm's Length Transaction and Interpretation.** This Agreement has been negotiated fully between the parties 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.
- 26. Amendment.** This Agreement may not be altered, changed, or amended, except by an instrument in writing, signed by both parties.
- 27. Authorization.** The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this Agreement.
- 28. 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.
- 29. Notice.** Whenever any party desires to give notice to the other parties, 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 parties shall be made.

To the Contractor:

Attn: Luis Armas
5508 Golden Isle Drive
Apollo Beach, Florida 33572
LArmas@TeamSignal.com

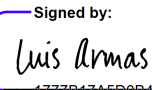
To the District:

c/o Inframark
2005 Pan Am Circle, Suite 300
Tampa, FL 33609
Attn: Jayna Cooper
Jayna.Cooper@Inframark.com

- 30. Severability.** If any provision of this Agreement is held invalid or unenforceable, the remainder of this Agreement shall remain in full force and effect.
- 31. 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 shall supersede and subsume 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.

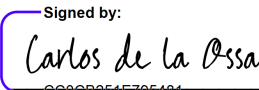
IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the date written above.

AR Protective Services LLC,
a Florida limited liability company,
d/b/a **Signal 88, LLC,**
a Delaware limited liability company

Signed by:


By: Luis Armas
Title: Owner

Sherwood Manor
Community Development District

Signed by:


Name: Carlos de la Ossa
Title: 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 _____ 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

**SIGNAL
PROPOSAL**

Signal 88, LLC ("Franchisor")
3880 S 149th Street, Suite 102
Omaha, NE 68144
Phone: 877.498.8494
Fax: 402.502.2078

**Served By: AR Protective Services
LLC ("Service Provider")**
5508 Golden Isle Dr.
Apollo Beach, FL 33572
Luis Armas
Phone: 732.423.0826
Email: LArmas@TeamSignal.com

Proposal Date: 2026-02-16
Good Through: 2026-05-23

Service Dates: 2026-05-23 - 2026-09-07

**Security Location
Sherwood Manor**

Jayna Cooper
1801 12th St South East
Ruskin, FL 33570
Phone: +18136088242
Email: jayna.cooper@inframark.com

Bill To

Sherwood Manor
Jayna Cooper
1801 12th St South East
Ruskin, FL 33570
Phone: +18136088242
Email: jayna.cooper@inframark.com

Management Company: Inframark
Payment Terms: Net 15
Minimum Annual Rate Increase: 5%

Standard Services	Mon	Tue	Wed	Thu	Fri	Sat	Sun	Week Total	Per Service	Total
Vehicle Patrol	0	0	0	0	0	8	8	16	\$34.00	\$544.00

Taxes are subject to change based upon jurisdiction.

ALL payments are processed through the Franchisor. Payments are to be sent to:
PO Box 8246 Omaha, NE 68108

Services	\$2,366.40
Monthly Total	\$2,366.40

Holidays: 1.5x Regular Rate

New Year's Day, Memorial Day, July 4th, Labor Day, Thanksgiving Day, Christmas Day

Description of Services

This proposal reflects services including 8 on-site dedicated hours. On-site dedicated hours will be scheduled as follows. Each day would be an 8-hour shift with times adjusting throughout the year based on pool closure times. A breakdown of coverage would look like this:

5/23, 5/24 & 5/25 Memorial Day Weekend
5/30 & 5/31
6/6 & 6/7
6/13 & 6/14
6/20 & 6/21
6/27 & 6/28
7/3, 7/4 & 7/5 Fourth of July Weekend
7/11 & 7/12
7/18 & 7/19
7/25 & 7/26
8/1 & 8/2
8/8 & 8/9
8/15 & 8/16
8/22 & 8/23
8/29 & 8/30
9/5, 9/6 & 9/7 Labor Day Weekend

This would be 32 standard days at \$34.00 per hour for 8hours per day= \$8704.00

3 holiday pay days at \$51.00 per hour for 8 hours a day x 3 = \$1224.00

Total \$ 9928.00

Services include monitoring property for a variety of site-specific property violations such as:

- Loitering
- Trespassing
- Unruly Behavior
- Enforcement of community policies and regulations

Communication with the client will be through online reporting accessible through our Signal Edge website as well as the franchise owner or designated personnel. Officers will be well trained and dressed in Signal uniforms with 3M Reflective lettering. Alarm calls will be included at no additional charge during dedicated hours. Additional vehicle tours may be added as a supplement for an additional charge. Residents will be provided the Signal dispatch number to contact our central command center where a "live" person (supervisor on duty) will be available for assistance.

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #148752**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Monument Signs - June Annuals
2026

Estimated Job Start Date

June 2, 2026

Proposed By

Alexandra Steiner

Due Date

<u>Estimate Details</u>				
Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
Site Prep, Removal, & Disposal (E)				\$67.50
Annuals 4-4.5" - installed (E)	4" Plant	125	\$4.15	\$518.75
Subtotal				\$586.25
Estimated Tax				\$0.00
Job Total				\$586.25

Install annuals at 4 monument signs and the front gate to amenity center.

Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner

Down to Earth

05/26/2026

Date

Agreed & Accepted By:

Jayna Cooper

5/27/2026

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

**Down to Earth Landscape & Irrigation**

PO Box 72701
Cleveland, Ohio 44192-0002
(321) 263-2700

Estimate: #148829**Customer Address**

Inframark
Jayna Cooper
2005 Pan Am Circle Suite 300
Tampa, Florida 33604
Jayna.Cooper@inframark.com
813-608-8242

Billing Address

Jayna Cooper
Inframark
2005 Pan Am Circle Suite 300
Tampa, FL 33604

Physical Job Address

Sherwood Manor CDD
1801 12th St. SE
Ruskin, FL 33570

Job

Sod Replacement - Amenity
Center REVISED June 2026

Estimated Job Start Date

June 15, 2026

Proposed By

Alexandra Steiner

Due Date

<u>Estimate Details</u>				
Description of Services & Materials	Unit	Quantity	Rate	Amount
Tree/Plant Installation				
St. Augustine "Floratam"	Square Foot	9000	\$1.69	\$15,210.00
Irrigation Installation				
Irrigation Labor (Hide)				\$170.00
Miscellaneous Irrigation Parts	Each	8	\$2.55	\$20.40
Subtotal				\$15,400.40
Estimated Tax				\$0.00
Job Total				\$15,400.40

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Removal of sod and replacement with St. Augustine at the amenity center and surrounding turf.
*This estimate does not include sod replacmeent in the dog park.



Estimates require a 50% deposit to order and schedule any approved work. Price does not include any irrigation repairs. Irrigation repairs to be billed separately on a time and material basis.

Proposed By:

Alexandra Steiner
Down to Earth

05/27/2026

Date

Agreed & Accepted By:

Jayna Cooper

5/27/2026

Inframark

Date

Estimates require a 50% deposit to order and schedule any approved work. The remaining invoice balance is due upon receipt. Pricing on this proposal is good for 30 days from the date created. Actual irrigation repairs will be billed at our standard labor rate plus materials. Any loss or damage from theft, tampering, vandalism, drainage, soil conditions, salt, frost, wildlife, pests, disease, lack of proper maintenance, or acts of God are excluded from this warranty. Additionally, anything underground that cannot be marked by "No Cuts", if damaged, is not covered in the above proposal. Unless specifically quoted, this job only includes an irrigation check. If irrigation services are required, an additional bid will be submitted. If the additional bid is not accepted, DTE is not responsible for loss of materials installed. This proposal is subject to our Terms & Conditions at <https://dtelandscape.com/terms-and-conditions/>.

Aqua Sentry

13194 US Highway 301 S Suite 154
Riverview, FL 33578 US
+18139432755
AquaSentryTampa@gmail.com



Estimate

ADDRESS

Tabitha Vega
Sherwoods Manor CDD
2005 Pan Am Cir
Tampa
FL
33607
USA

ESTIMATE # 1784**DATE 05/04/2026**

ACTIVITY	QTY	RATE	AMOUNT
Replaced Equipment Replace burned out both 5HP motors with new US Motors CloseCoupled ODP Replacement Pumps 230V. Includes labor	2	2,095.75	4,191.50
TOTAL			\$4,191.50

Accepted By

Signed by:
Kollamay Turkoane
1F3BE9E795D0415...

Accepted Date

5/4/2026



Sherwood Manor

Field Inspection Report - May - Down to Earth

Wednesday, May 20, 2026

Prepared For Board of Supervisors

12 Items Identified

Paul Young

District Field Inspector

Green – Indicates Item is in progress or completed.

Orange - Indicates Item is scheduled.

Red - Indicates Item has not been addressed by vendor.

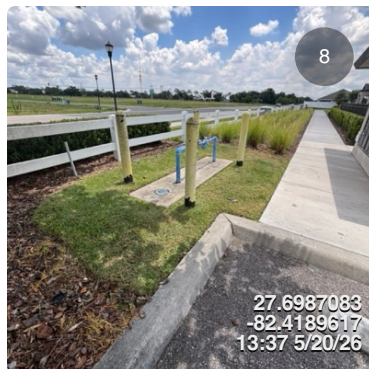
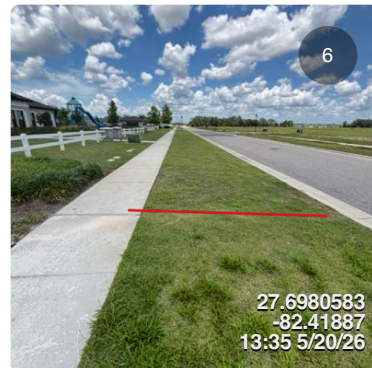
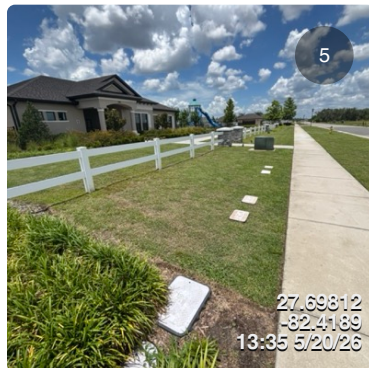
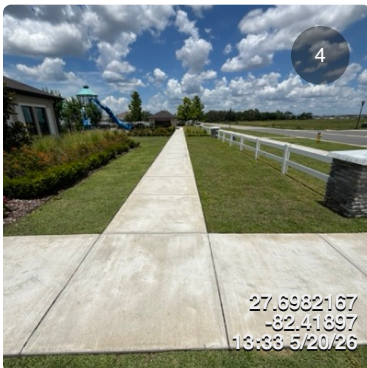
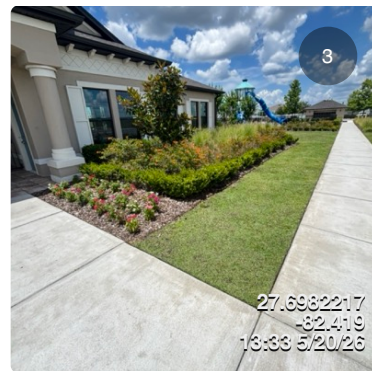
Item 1 - Amenity Center Sod

Due By: Wednesday, May 27, 2026

Assigned To: Down 2 Earth

Amenity Center Sod:

- Due to the difficulty in maintaining the existing Zoysia sod, submit an estimate to replace it with St. Augustine sod.
- Scope shall include only the areas directly in front of the amenity center where Zoysia is currently installed.



Item 2 - Pool Landscape

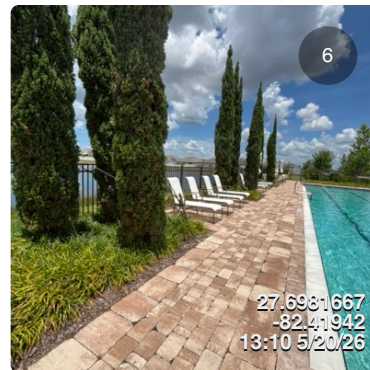
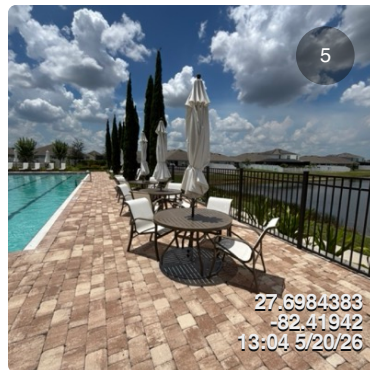
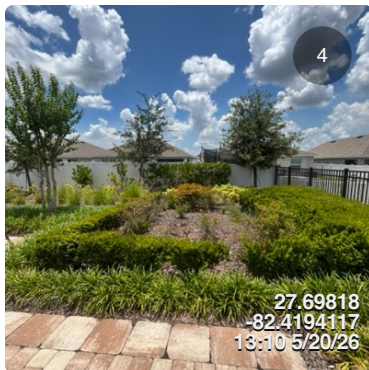
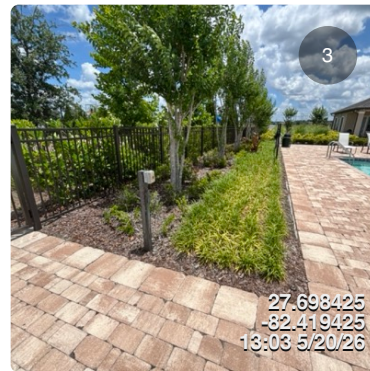
Assigned To: Down 2 Earth

Interior Landscaping:

- Well maintained.
- Bushes are evenly trimmed in a two-tier appearance with proper separation between plant varieties.

Pool Furniture:

- Clean and organized.



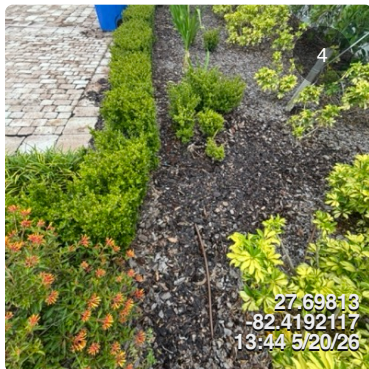
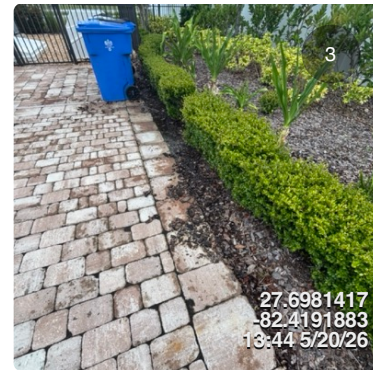
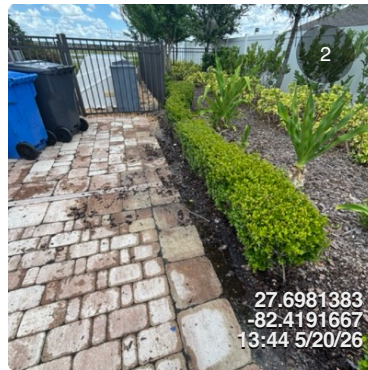
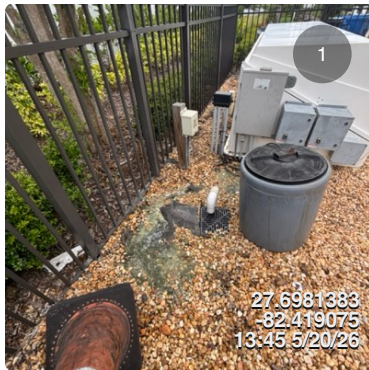
Item 3 - Pool Pump Cage

Due By: Wednesday, May 27, 2026

Assigned To: Down 2 Earth

Paver Drainage Issue:

- Water continues to pool on the paver surface.
- Investigate the feasibility of installing a French drain to redirect and disperse water into the surrounding landscape beds. Non irrigation - drainage issue.
- Submit an estimate for review.



Item 4 - Basketball Court

Due By: Wednesday, June 3, 2026

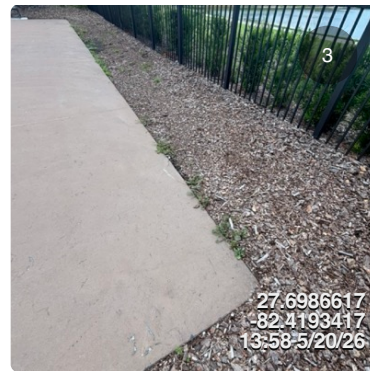
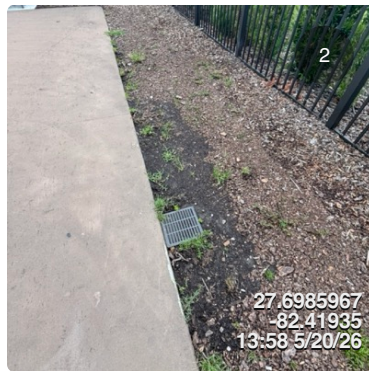
Assigned To: Down 2 Earth

Basketball Court:

- Water continues to pool along the court edges.
- Investigate the existing French drain and, if possible, clear the drainage line to improve water flow.

Weed Control:

- Weed control must remain a primary focus in all high-traffic areas - 5/29/26
- Any lapse in treatment quickly results in unsightly conditions and must be addressed proactively.



Item 5 - Playground

Due By: Wednesday, June 3, 2026

Assigned To: Down 2 Earth

Playground Maintenance:

- Primary focus remains weed control -5/29/26.
- Due to the area's high visibility and heavy foot traffic, it must remain on a regular maintenance schedule.
- Utilize a rake as needed during service visits and redistribute mulch into low or bare areas to maintain an even appearance.



Item 6 - Mailbox and Dog Park

Due By: Wednesday, June 3, 2026

Assigned To: Down 2 Earth / District Manager

Mailbox Kiosks:

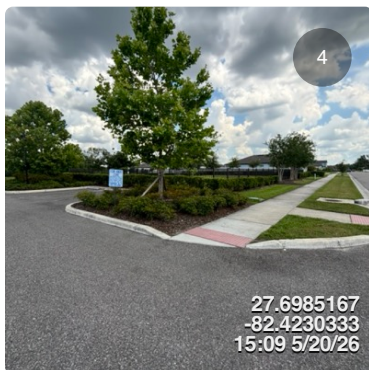
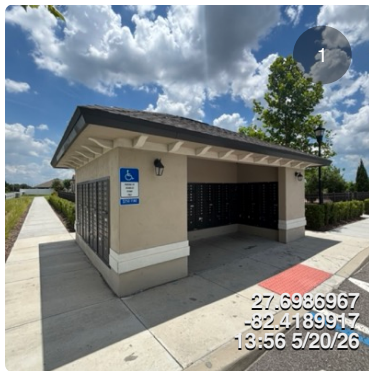
- Mailbox kiosks throughout the community are clean.

Dog Park:

- Dog feces are present throughout the park and have not been cleaned up.
- Residents should be reminded that this is a heavily used area for dog owners and all owners are responsible for cleaning up after their pets to help maintain a clean and enjoyable environment for all users.

Irrigation:

- Bury exposed drip lines to improve appearance and reduce potential damage during maintenance operations.



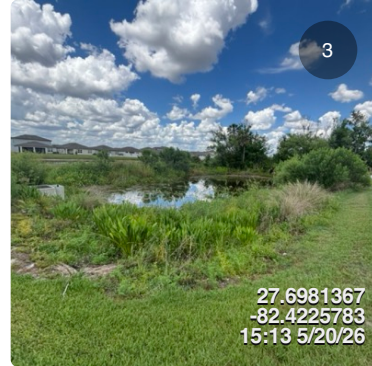
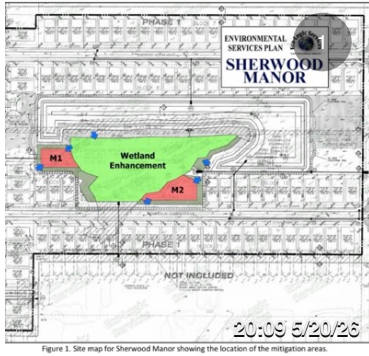
Item 7 - Wetland Mitigation

Due By: Wednesday, May 27, 2026

Assigned To: Eco-logic

Approved Upgrades:

- Rainy season is approaching; provide installation dates for all approved upgrades to ensure work is completed in a timely manner.

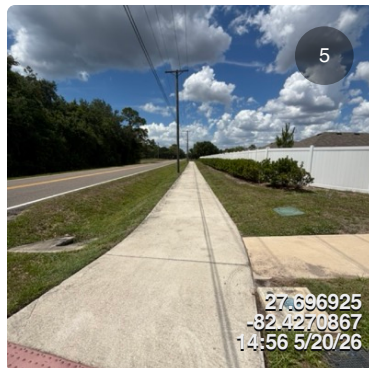
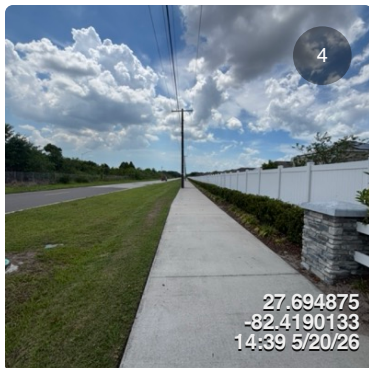


Item 8 - Annual Rotations and Mulch

Assigned To: Down 2 Earth

Annual Rotations:

- Annual rotations are due.
- Schedule mulch refresh applications.
- A seasonal color change has also been requested.



Item 9 - Ace Outlaw Avenue

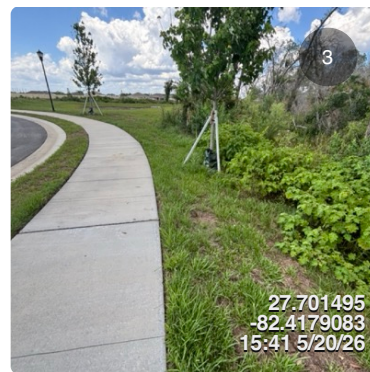
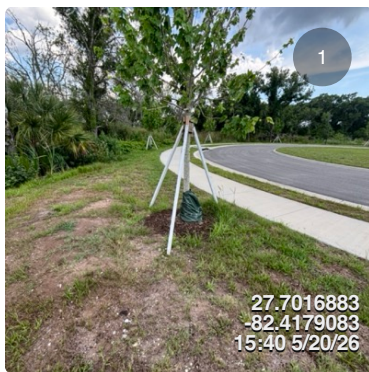
Due By: Wednesday, May 27, 2026

Assigned To: Down 2 Earth

Landscape Maintenance:

- This area must remain consistently groomed and well maintained.
- With six lots located within this section, maintaining strong curb appeal is essential to supporting the overall community appearance.
- Ensure string trimming is completed in all hard-to-reach areas during mowing services.
- Keep overgrowth trimmed back beyond the tree rings to maintain a clean, groomed appearance.

Scheduled 5/29/26

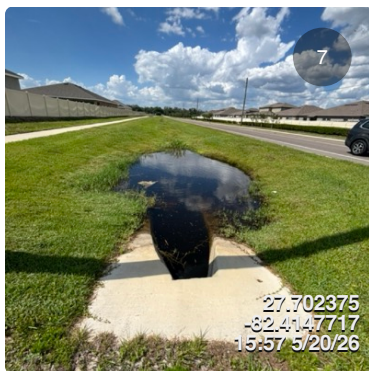
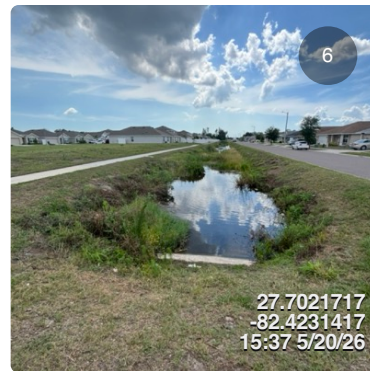
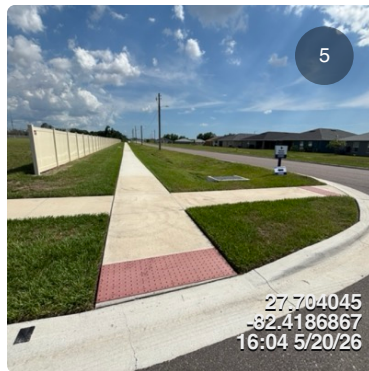
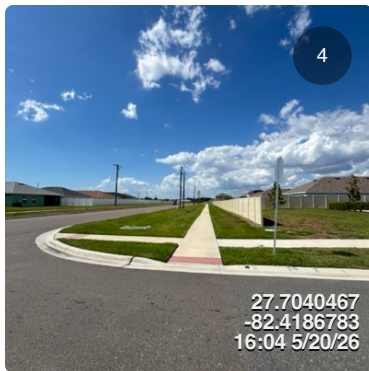
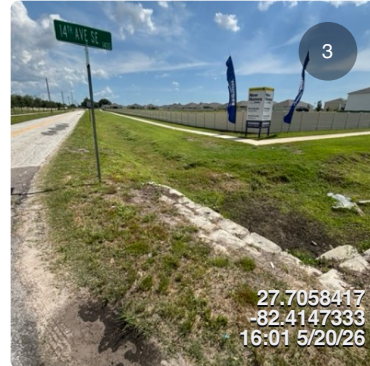
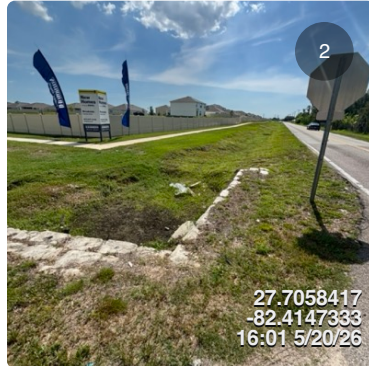


Item 10 - Ditch Maintenance

Assigned To: Down 2 Earth

Ditch Maintenance:

- Area is well maintained.
- Ensure string trimming is used along street curbs to remove crack weeds.
- Maintain clean curb lines to support overall curb appeal.



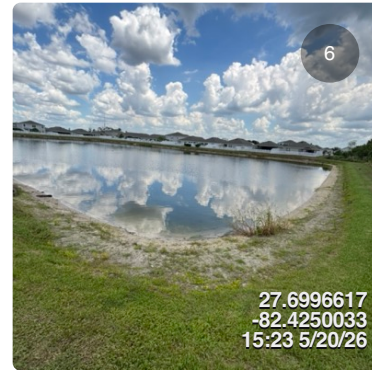
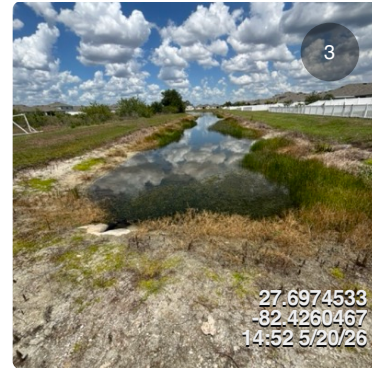
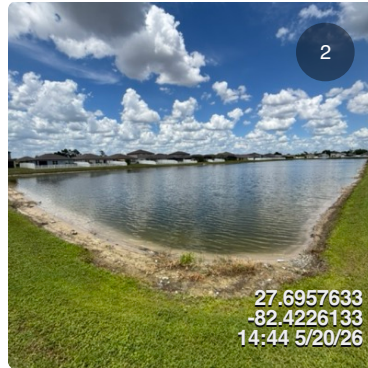
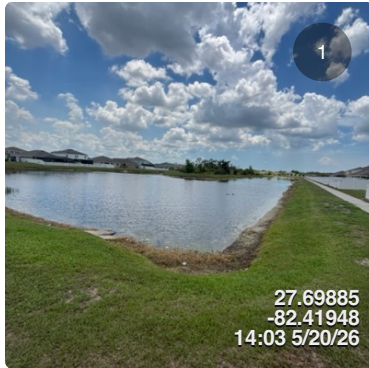
Item 11 - Aquatic Treatments

Due By: Wednesday, May 27, 2026

Assigned To: Eco-Logic

Aquatic Treatments:

- Treatments appear to be consistently applied and on schedule.
- Submit aquatic treatment report. Next treatment is 5/28/26.
- Include all dates of service.

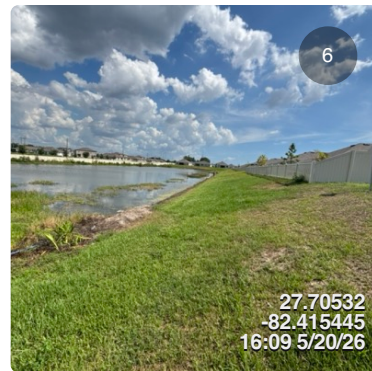
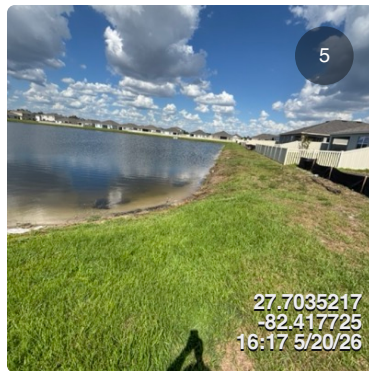
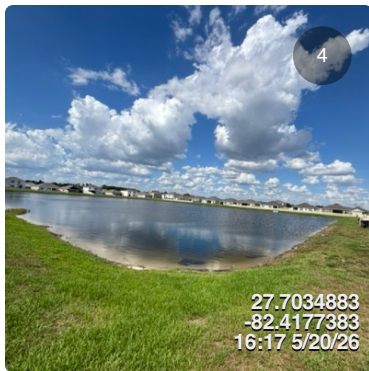
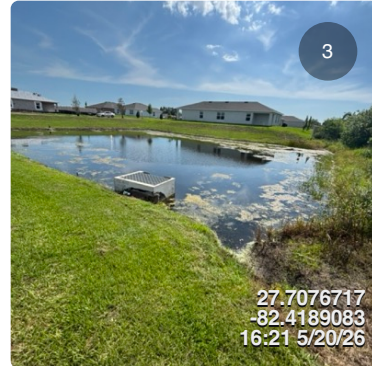
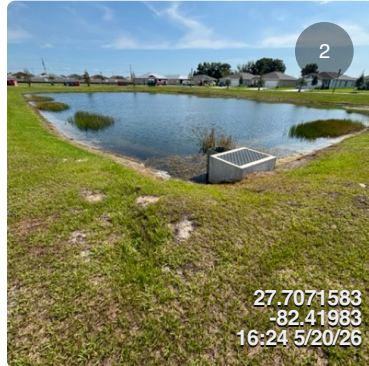
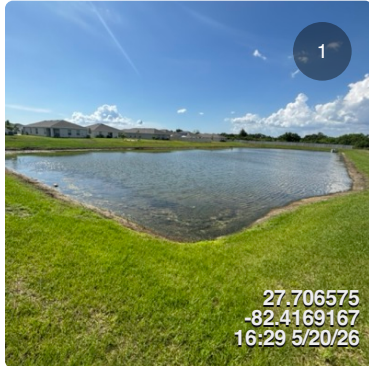


Item 12 - Aquatics Treatments

Assigned To: Eco-Logic

Aquatic Treatments:

- Treatments appear to be consistently applied and on schedule.
- Submit aquatic treatment report.
- Include all dates of service.





Lake Maintenance Service Report

Date: Tuesday, April 28, 2026

Lead Technician: Robert Nagle

Site Name: Sherwood Manor

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
1		✓							
2		✓							
6		✓							
7		✓							
8		✓							
5		✓							
10		✓							
11		✓							
12		✓							
13		✓							
D1		✓							
D2		✓							
D3		✓							

Notes:

Completed treatment of shoreline weeds on site



Lake Maintenance Service Report

Date: Thursday, May 28, 2026

Lead Technician: Robert Nagle

Site Name: Sherwood Manor

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
1									✓
2									✓
3									✓
4									✓
9									✓
10									✓

Notes:

Completed midge treatments.

2025 Form 1 Instructions

Statement of Financial Interests

Notice

The annual Statement of Financial Interests is due July 1. If the annual form is not submitted via the electronic filing system created and maintained by the Commission by September 1, an automatic fine of \$25 for each day late will be imposed, up to a maximum penalty of \$1,500. Failure to file also can result in removal from public office or employment. [s. 112.3145, F.S.]

In addition, failure to make any required disclosure constitutes grounds for and may be punished by one or more of the following: disqualification from being on the ballot, impeachment, removal or suspension from office or employment, demotion, reduction in salary, reprimand, or a civil penalty not exceeding \$20,000. [s. 112.317, F.S.]

Instructions for Completing and Filing Form 1 Statement of Financial Interests

WHEN TO FILE: *Initially*, each local officer/employee, state officer, and specified state employee must file **within 30 days** of the date of his or her appointment or of the beginning of employment. Appointees who must be confirmed by the Senate must file prior to confirmation, even if that is less than 30 days from the date of their appointment.

Candidates must file at the same time they file their qualifying papers.

Thereafter, file by July 1 following each calendar year in which they hold their positions.

Finally, file a final disclosure form (Form 1F) within 60 days of leaving office or employment. Filing a CE Form 1F (Final Statement of Financial Interests) does not relieve the filer of filing a CE Form 1 if the filer was in his or her position on December 31, 2025.

WHO MUST FILE FORM 1:

1. Elected public officials not serving in a political subdivision of the state and any person appointed to fill a vacancy in such office, unless required to file full disclosure on Form 6.
2. Appointed members of each board, commission, authority, or council having statewide jurisdiction, excluding those required to file full disclosure on Form 6 as well as members of solely advisory bodies, but including judicial nominating commission members; Directors of Enterprise Florida, Scripps Florida Funding Corporation, and Career Source Florida; and members of the Council on the Social Status of Black Men and Boys; the Executive Director, Governors, and senior managers of Citizens Property Insurance Corporation; Governors and senior managers of Florida Workers' Compensation Joint Underwriting Association; board members of the Northeast Fla. Regional Transportation Commission; board members of Triumph Gulf Coast, Inc; board members of Florida Is For Veterans, Inc.; and members of the Technology Advisory Council within the Agency for State Technology.
3. The Commissioner of Education, members of the State Board of Education, the Board of Governors, the local Boards of Trustees and Presidents of state universities, and the Florida Prepaid College Board.
4. Persons elected to office in any political subdivision (such as municipalities, counties, and special districts) and any person appointed to fill a vacancy in such office, unless required to file Form 6.
5. Appointed members of the following boards, councils, commissions, authorities, or other bodies of county, municipality, school district, independent special district, or other political subdivision: the governing body of the subdivision; community college or junior college district boards of trustees; boards having the power to enforce local code provisions; boards of adjustment; community redevelopment agencies; planning or zoning boards having the power to recommend, create, or modify land planning or zoning within a political subdivision, except for citizen advisory committees, technical coordinating committees, and similar groups who only have the power to make recommendations to planning or zoning boards, and except for representatives of a military installation acting on behalf of all military installations within that jurisdiction; pension or retirement boards empowered to invest pension or retirement funds or determine entitlement to or amount of pensions or other retirement benefits, and the Pinellas County Construction Licensing Board.
6. Any appointed member of a local government board who is required to file a statement of financial interests by the appointing authority or the enabling legislation, ordinance, or resolution creating the board.

7. Persons holding any of these positions in local government: county or city manager; chief administrative employee or finance director of a county, municipality, or other political subdivision; county or municipal attorney; chief county or municipal building inspector; county or municipal water resources coordinator; county or municipal pollution control director; county or municipal environmental control director; county or municipal administrator with power to grant or deny a land development permit; chief of police; fire chief; municipal clerk; appointed district school superintendent; community college president; district medical examiner; purchasing agent (regardless of title) having the authority to make any purchase exceeding \$35,000 for the local governmental unit.
8. Officers and employees of entities serving as chief administrative officer of a political subdivision.
9. Members of governing boards of charter schools operated by a city or other public entity.
10. Employees in the office of the Governor or of a Cabinet member who are exempt from the Career Service System, excluding secretarial, clerical, and similar positions.
11. The following positions in each state department, commission, board, or council: Secretary, Assistant or Deputy Secretary, Executive Director, Assistant or Deputy Executive Director, and anyone having the power normally conferred upon such persons, regardless of title.
12. The following positions in each state department or division: Director, Assistant or Deputy Director, Bureau Chief, and any person having the power normally conferred upon such persons, regardless of title.
13. Assistant State Attorneys, Assistant Public Defenders, criminal conflict and civil regional counsel, and assistant criminal conflict and civil regional counsel, Public Counsel, full-time state employees serving as counsel or assistant counsel to a state agency, administrative law judges, and hearing officers.
14. The Superintendent or Director of a state mental health institute established for training and research in the mental health field, or any major state institution or facility established for corrections, training, treatment, or rehabilitation.
15. State agency Business Managers, Finance and Accounting Directors, Personnel Officers, Grant Coordinators, and purchasing agents (regardless of title) with power to make a purchase exceeding \$35,000.
16. The following positions in legislative branch agencies: each employee (other than those employed in maintenance, clerical, secretarial, or similar positions

and legislative assistants exempted by the presiding officer of their house); and each employee of the Commission on Ethics.

17. Each member of the governing body of a "large-hub commercial service airport," as defined in Section 112.3144(1)(c), Florida Statutes, except for members required to comply with the financial disclosure requirements of s. 8, Article II of the State Constitution.

ATTACHMENTS: A filer may include and submit attachments or other supporting documentation when filing disclosure.

PUBLIC RECORD: The disclosure form is a public record and is required by law to be posted to the Commission's website. Your Social Security number, bank account, debit, charge, and credit card numbers, mortgage or brokerage account numbers, personal identification numbers, or taxpayer identification numbers are not required and should not be included. If such information is included in the filing, it may be made available for public inspection and copying unless redaction is required by the filer, without any liability to the Commission. If you are an active or former officer or employee listed in Section 119.071, F.S., whose home address or other information is exempt from disclosure, the Commission will maintain that confidentiality *if you submit a written and notarized request.*

QUESTIONS about this form or the ethics laws may be addressed to the Commission on Ethics, Post Office Drawer 15709, Tallahassee, Florida 32317-5709; physical address: 325 John Knox Road, Building E, Suite 200, Tallahassee, FL 32303; telephone (850) 488-7864.

Instructions for Completing Form 1

Primary Sources of Income

[112.3145(3)(b)1, F.S.]

This section is intended to require the disclosure of your principal sources of income during the disclosure period. You do not have to disclose any public salary or public position(s). The income of your spouse need not be disclosed; however, if there is joint income to you and your spouse from property you own jointly (such

as interest or dividends from a bank account or stocks), you should disclose the source of that income if it exceeded the threshold.

Please list in this part of the form the name, address, and principal business activity of each source of your income which exceeded \$2,500 of gross income received by you in your own name or by any other person for your use or benefit.

"Gross income" means the same as it does for income tax purposes, even if the income is not actually taxable, such as interest on tax-free bonds. Examples include: compensation for services, income from business, gains from property dealings, interest, rents, dividends, pensions, IRA distributions, social security, distributive share of partnership gross income, and alimony if considered gross income under federal law, but not child support.

If disclosure of a primary source of income will place you in violation of confidentiality or privilege pursuant to law or rules governing attorneys, you may write "Legal Client" in each of the disclosure fields without providing any further information.

Examples:

- If you were employed by a company that manufactures computers and received more than \$2,500, list the name of the company, its address, and its principal business activity (computer manufacturing).
- If you were a partner in a law firm and your distributive share of partnership gross income exceeded \$2,500, list the name of the firm, its address, and its principal business activity (practice of law).
- If you were the sole proprietor of a retail gift business and your gross income from the business exceeded \$2,500, list the name of the business, its address, and its principal business activity (retail gift sales).
- If you received income from investments in stocks and bonds, list each individual company from which you derived more than \$2,500. Do not aggregate all of your investment income.
- If more than \$2,500 of your gross income was gain from the sale of property (not just the selling price), list as a source of income the purchaser's name, address and principal business activity. If the purchaser's identity is unknown, such as where securities listed on an exchange are sold through a brokerage firm, the source of income should be listed as "sale of (name of company) stock," for example.
- If more than \$2,500 of your gross income was in the form of interest from one particular financial institution (aggregating interest from all CD's, accounts,

etc., at that institution), list the name of the institution, its address, and its principal business activity.

Secondary Sources of Income

[Required by s. 112.3145(3)(b)2, F.S.]

This part is intended to require the disclosure of major customers, clients, and other sources of income to businesses in which you own an interest. It is not for reporting income from second jobs. That kind of income should be reported in "Primary Sources of Income," if it meets the reporting threshold. You will not have anything to report unless, during the disclosure period:

1. You owned (either directly or indirectly in the form of an equitable or beneficial interest) more than 5% of the total assets or capital stock of a business entity (a corporation, partnership, LLC, limited partnership, proprietorship, joint venture, trust, firm, etc., doing business in Florida); **and,**
2. You received more than \$5,000 of your gross income during the disclosure period from that business entity.

If your interests and gross income exceeded these thresholds, then for that business entity you must list every source of income to the business entity which exceeded 10% of the business entity's gross income (computed on the basis of the business entity's most recently completed fiscal year), the source's address, and the source's principal business activity.

If disclosure of a secondary source of income will place you in violation of confidentiality or privilege pursuant to law or rules governing attorneys, you should disclose the name of the business entity for which your ownership and gross income exceeded the two thresholds above, and then write "Legal Client" in the remaining disclosure fields without providing any further information.

Examples:

- You are the sole proprietor of a dry cleaning business, from which you received more than \$5,000. If only one customer, a uniform rental company, provided more than 10% of your dry cleaning business, you must list the name

of the uniform rental company, its address, and its principal business activity (uniform rentals).

- You are a 20% partner in a partnership that owns a shopping mall and your partnership income exceeded the above thresholds. List each tenant of the mall that provided more than 10% of the partnership's gross income and the tenant's address and principal business activity.

Real Property

[Required by s. 112.3145(3)(b)3, F.S.]

In this part, list the location or description of all real property in Florida in which you owned directly or indirectly at any time during the disclosure period in excess of 5% of the property's value. You are not required to list your residences. You should list any vacation homes if you derive income from them.

Indirect ownership includes situations where you are a beneficiary of a trust that owns the property, as well as situations where you own more than 5% of a partnership or corporation that owns the property. The value of the property may be determined by its market value for ad valorem tax purposes, in the absence of a more accurate fair market value.

The location or description of the property should be sufficient to enable anyone who looks at the form to identify the property. A street address should be used, if one exists.

Intangible Personal Property

[Required by s. 112.3145(3)(b)3, F.S.]

Describe any intangible personal property that, at any time during the disclosure period, was worth more than \$10,000 and state the business entity to which the property related. Intangible personal property includes things such as cash on hand, stocks, bonds, certificates of deposit, vehicle leases, interests in businesses, beneficial interests in trusts, money owed you (including, but not limited to, loans made as a candidate to your own campaign), Deferred Retirement Option Program (DROP) accounts, the Florida Prepaid College Plan, and bank accounts in which you have an ownership interest. Intangible personal property also includes

investment products held in IRAs, brokerage accounts, and the Florida College Investment Plan. Note that the product contained in a brokerage account, IRA, or the Florida College Investment Plan is your asset—not the account or plan itself. Things like automobiles and houses you own, jewelry, and paintings are not intangible property. Intangibles relating to the same business entity may be aggregated; for example, CDs and savings accounts with the same bank. Property owned as tenants by the entirety or as joint tenants with right of survivorship, including bank accounts owned in such a manner, should be valued at 100%. The value of a leased vehicle is the vehicle's present value minus the lease residual (a number found on the lease document).

Liabilities

[Required by s. 112.3145(3)(b)4, F.S.]

List the name and address of each creditor to whom you owed more than \$10,000 at any time during the disclosure period. The amount of the liability of a vehicle lease is the sum of any past-due payments and all unpaid prospective lease payments. You are not required to list the amount of any debt. You do not have to disclose credit card and retail installment accounts, taxes owed (unless reduced to a judgment), indebtedness on a life insurance policy owed to the company of issuance, or contingent liabilities. A "contingent liability" is one that will become an actual liability only when one or more future events occur or fail to occur, such as where you are liable only as a guarantor, surety, or endorser on a promissory note. If you are a "co-maker" and are jointly liable or jointly and severally liable, then it is not a contingent liability.

Interests in Specified Businesses

[Required by s. 112.3145(7), F.S.]

The types of businesses covered in this disclosure include: state and federally chartered banks; state and federal savings and loan associations; cemetery companies; insurance companies; mortgage companies; credit unions; small loan companies; alcoholic beverage licensees; pari-mutuel wagering companies, utility companies, entities controlled by the Public Service Commission; and entities granted a franchise to operate by either a city or a county government.

Disclose in this part the fact that you owned during the disclosure period an interest in, or held any of certain positions with the types of businesses listed above. You must make this disclosure if you own or owned (either directly or indirectly in the form of an equitable or beneficial interest) at any time during the disclosure period more than 5% of the total assets or capital stock of one of the types of business entities listed above. You also must complete this part of the form for each of these types of businesses for which you are, or were at any time during the disclosure period, an officer, director, partner, proprietor, or agent (other than a resident agent solely for service of process).

If you have or held such a position or ownership interest in one of these types of businesses, list the name of the business, its address and principal business activity, and the position held with the business (if any). If you own(ed) more than a 5% interest in the business, indicate that fact and describe the nature of your interest.

Training Certification

[Required by s. 112.3142, F.S.]

If you are a Constitutional or elected municipal officer, appointed school superintendent, a commissioner of a community redevelopment agency created under Part III, Chapter 163, or an elected local officer of an independent special district, including any person appointed to fill a vacancy on an elected independent special district board, whose service began on or before March 31 of the year for which you are filing, you are required to complete four hours of ethics training which addresses Article II, Section 8 of the Florida Constitution, the Code of Ethics for Public Officers and Employees, and the public records and open meetings laws of the state. You are required to certify on this form that you have taken such training.

CE FORM 1 - Effective: January 1, 2026

Incorporated by reference in Rules 34-8.001 and 34-8.202, F.A.C

